

# Local Market Update for August 2024

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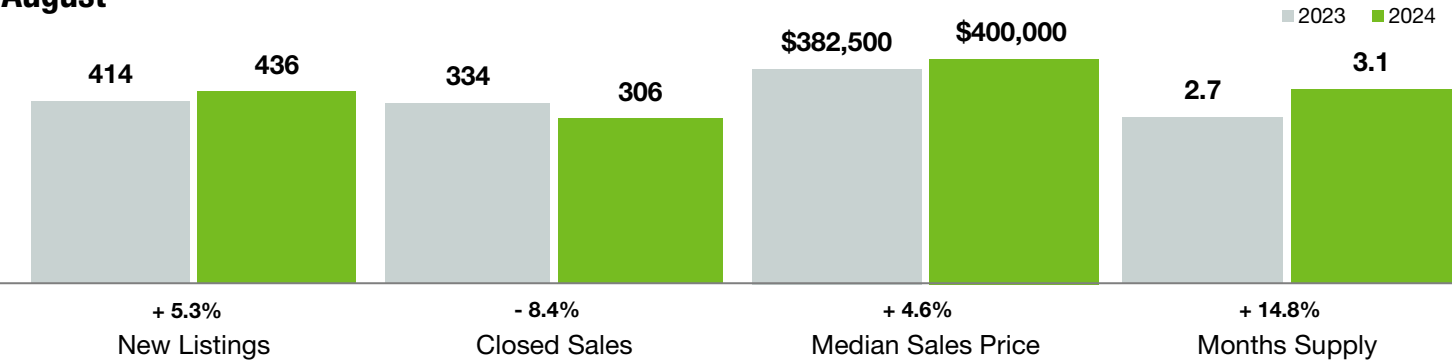
## Iredell County

North Carolina

| Key Metrics                              | August    |           |                | Year to Date |             |                |
|--|-----------|-----------|----------------|--------------|-------------|----------------|
|  | 2023      | 2024      | Percent Change | Thru 8-2023  | Thru 8-2024 | Percent Change |
| New Listings                             | 414       | 436       | + 5.3%         | 2,812        | 3,193       | + 13.5%        |
| Pending Sales                            | 262       | 335       | + 27.9%        | 2,269        | 2,449       | + 7.9%         |
| Closed Sales                             | 334       | 306       | - 8.4%         | 2,081        | 2,294       | + 10.2%        |
| Median Sales Price*                      | \$382,500 | \$400,000 | + 4.6%         | \$379,000    | \$385,950   | + 1.8%         |
| Average Sales Price*                     | \$553,656 | \$576,125 | + 4.1%         | \$502,543    | \$511,836   | + 1.8%         |
| Percent of Original List Price Received* | 96.7%     | 95.8%     | - 0.9%         | 96.3%        | 96.1%       | - 0.2%         |
| List to Close                            | 91        | 89        | - 2.2%         | 99           | 97          | - 2.0%         |
| Days on Market Until Sale                | 43        | 40        | - 7.0%         | 45           | 46          | + 2.2%         |
| Cumulative Days on Market Until Sale     | 46        | 45        | - 2.2%         | 49           | 52          | + 6.1%         |
| Average List Price                       | \$526,296 | \$617,168 | + 17.3%        | \$537,273    | \$591,303   | + 10.1%        |
| Inventory of Homes for Sale              | 688       | 867       | + 26.0%        | --           | --          | --             |
| Months Supply of Inventory               | 2.7       | 3.1       | + 14.8%        | --           | --          | --             |

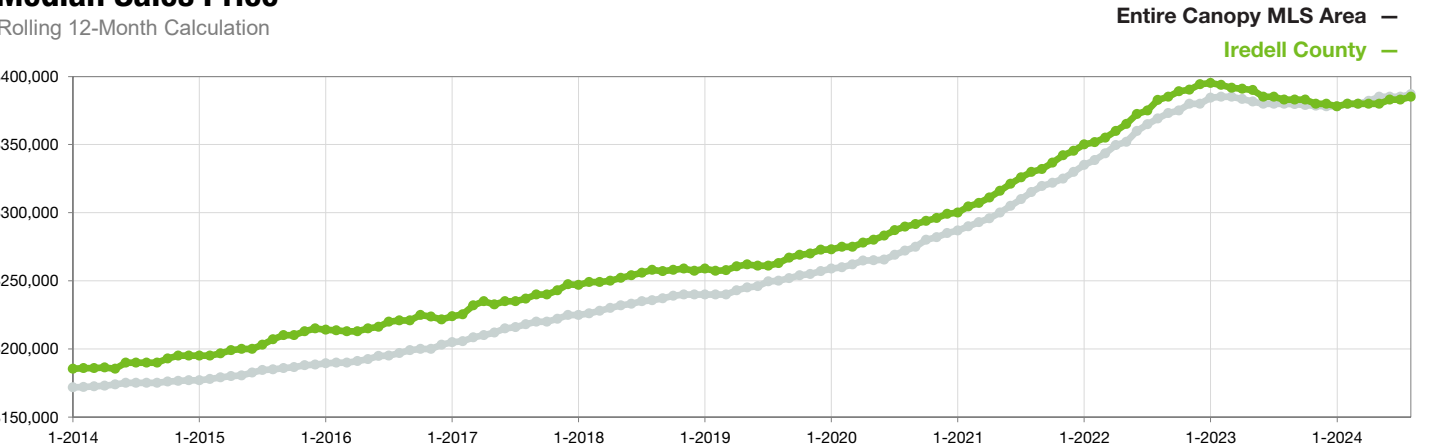
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### August



### Median Sales Price

Rolling 12-Month Calculation



Current as of September 5, 2024. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2024 ShowingTime Plus, LLC.