

# Local Market Update for September 2024

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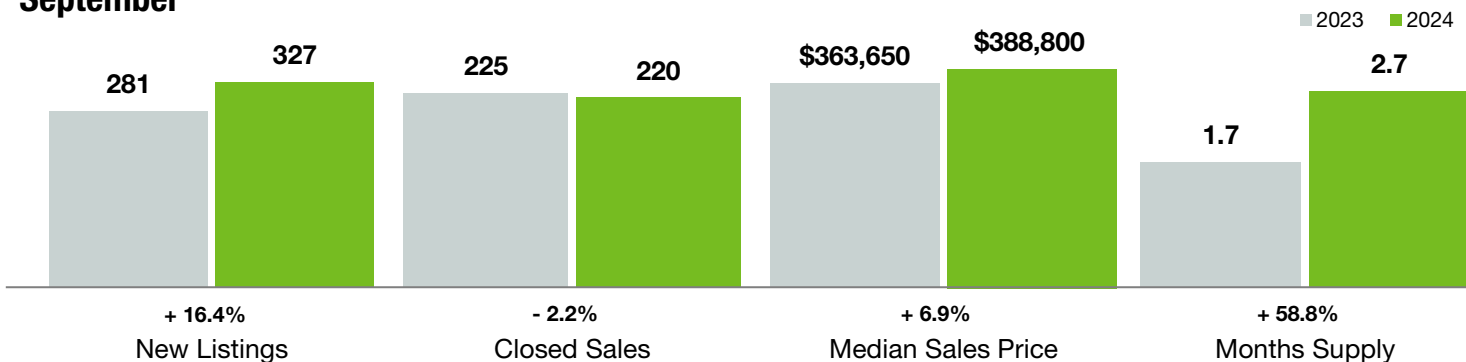
## Cabarrus County

North Carolina

| Key Metrics                              | September |           |                | Year to Date |             |                |
|--|-----------|-----------|----------------|--------------|-------------|----------------|
|  | 2023      | 2024      | Percent Change | Thru 9-2023  | Thru 9-2024 | Percent Change |
| New Listings                             | 281       | 327       | + 16.4%        | 2,628        | 2,995       | + 14.0%        |
| Pending Sales                            | 193       | 227       | + 17.6%        | 2,399        | 2,260       | - 5.8%         |
| Closed Sales                             | 225       | 220       | - 2.2%         | 2,242        | 2,244       | + 0.1%         |
| Median Sales Price*                      | \$363,650 | \$388,800 | + 6.9%         | \$368,925    | \$399,010   | + 8.2%         |
| Average Sales Price*                     | \$406,352 | \$426,304 | + 4.9%         | \$395,930    | \$437,301   | + 10.4%        |
| Percent of Original List Price Received* | 98.0%     | 96.1%     | - 1.9%         | 97.0%        | 97.5%       | + 0.5%         |
| List to Close                            | 83        | 92        | + 10.8%        | 87           | 88          | + 1.1%         |
| Days on Market Until Sale                | 27        | 37        | + 37.0%        | 37           | 35          | - 5.4%         |
| Cumulative Days on Market Until Sale     | 28        | 42        | + 50.0%        | 40           | 37          | - 7.5%         |
| Average List Price                       | \$407,719 | \$458,406 | + 12.4%        | \$424,318    | \$449,845   | + 6.0%         |
| Inventory of Homes for Sale              | 420       | 641       | + 52.6%        | --           | --          | --             |
| Months Supply of Inventory               | 1.7       | 2.7       | + 58.8%        | --           | --          | --             |

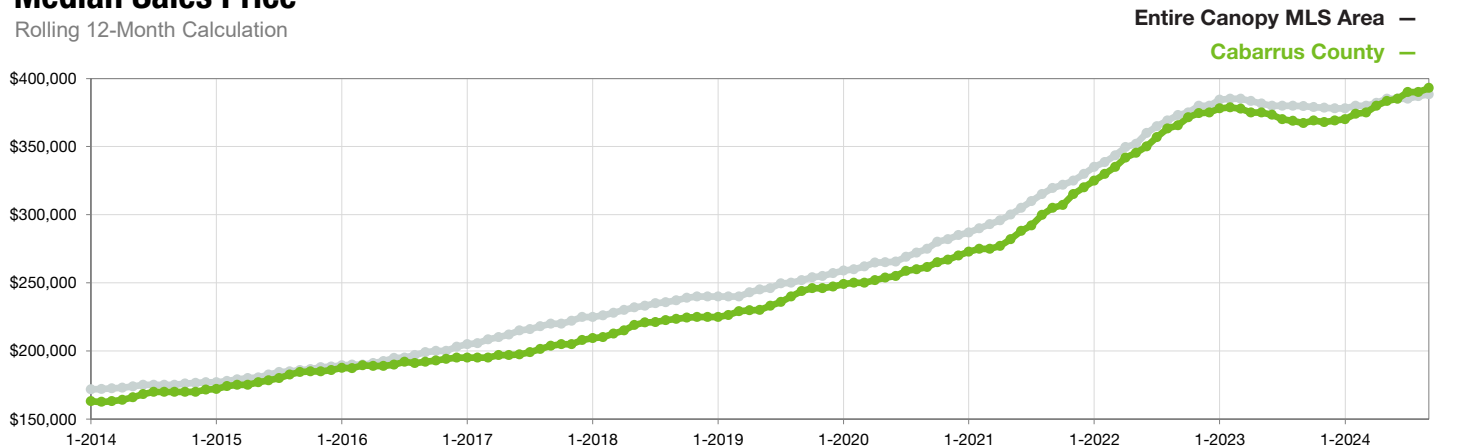
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### September



### Median Sales Price

Rolling 12-Month Calculation



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