

Local Market Update for October 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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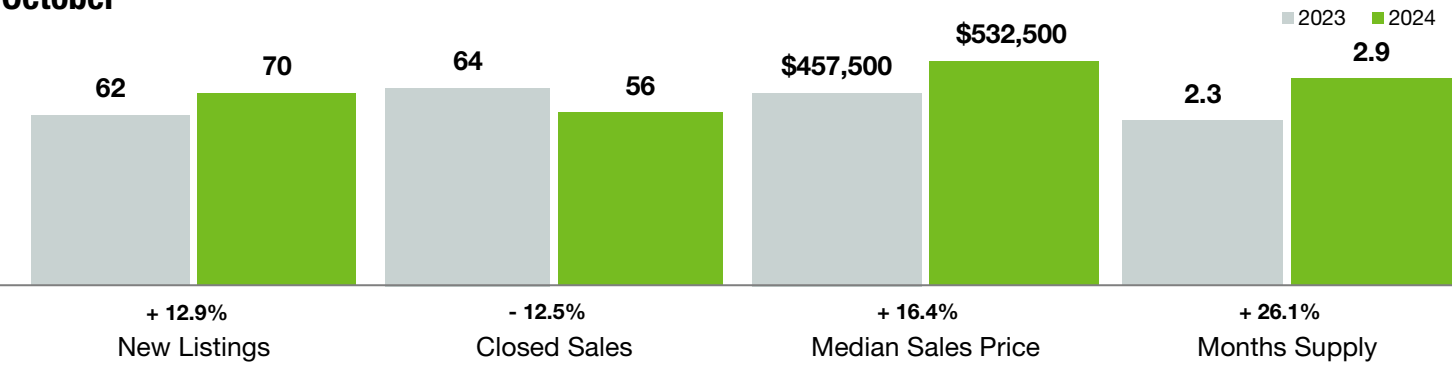
Denver

North Carolina

Key Metrics	October			Year to Date		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	62	70	+ 12.9%	679	762	+ 12.2%
Pending Sales	38	54	+ 42.1%	558	575	+ 3.0%
Closed Sales	64	56	- 12.5%	548	567	+ 3.5%
Median Sales Price*	\$457,500	\$532,500	+ 16.4%	\$489,950	\$524,605	+ 7.1%
Average Sales Price*	\$591,044	\$664,355	+ 12.4%	\$626,365	\$636,630	+ 1.6%
Percent of Original List Price Received*	96.9%	96.2%	- 0.7%	97.4%	97.3%	- 0.1%
List to Close	104	87	- 16.3%	111	103	- 7.2%
Days on Market Until Sale	49	44	- 10.2%	52	45	- 13.5%
Cumulative Days on Market Until Sale	49	50	+ 2.0%	47	47	0.0%
Average List Price	\$588,727	\$668,156	+ 13.5%	\$660,642	\$758,890	+ 14.9%
Inventory of Homes for Sale	116	155	+ 33.6%	--	--	--
Months Supply of Inventory	2.3	2.9	+ 26.1%	--	--	--

* 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.

October



Median Sales Price

Rolling 12-Month Calculation

