

Local Market Update for October 2024

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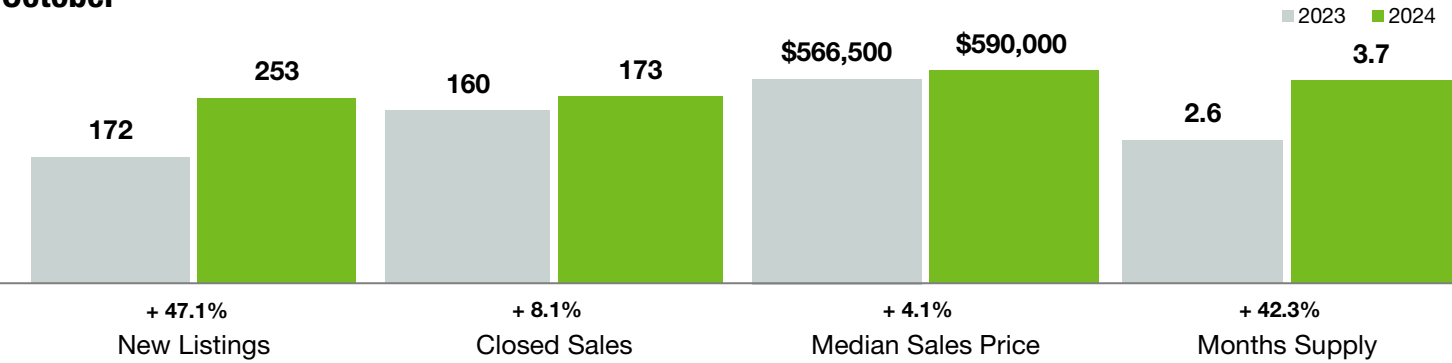
Lake Norman

North Carolina

Key Metrics	October			Year to Date		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	172	253	+ 47.1%	2,028	2,451	+ 20.9%
Pending Sales	114	182	+ 59.6%	1,610	1,702	+ 5.7%
Closed Sales	160	173	+ 8.1%	1,579	1,594	+ 0.9%
Median Sales Price*	\$566,500	\$590,000	+ 4.1%	\$541,000	\$574,500	+ 6.2%
Average Sales Price*	\$884,866	\$820,542	- 7.3%	\$806,043	\$870,113	+ 7.9%
Percent of Original List Price Received*	96.3%	94.8%	- 1.6%	96.6%	95.5%	- 1.1%
List to Close	90	88	- 2.2%	98	93	- 5.1%
Days on Market Until Sale	41	45	+ 9.8%	41	45	+ 9.8%
Cumulative Days on Market Until Sale	49	48	- 2.0%	47	50	+ 6.4%
Average List Price	\$886,707	\$977,766	+ 10.3%	\$907,248	\$993,933	+ 9.6%
Inventory of Homes for Sale	393	594	+ 51.1%	--	--	--
Months Supply of Inventory	2.6	3.7	+ 42.3%	--	--	--

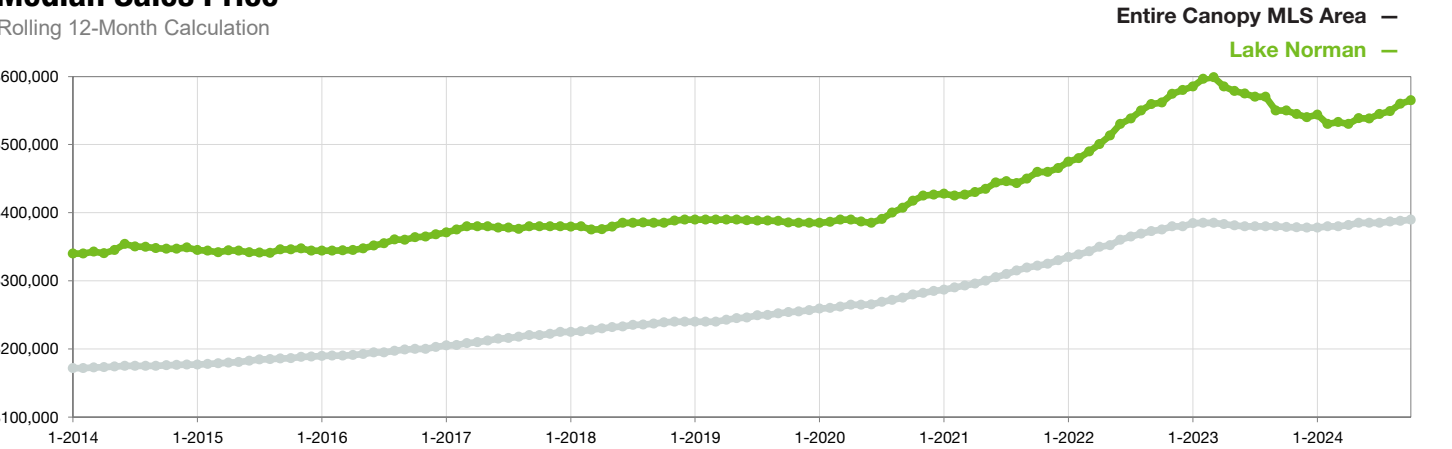
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

October



Median Sales Price

Rolling 12-Month Calculation



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