

# Local Market Update for October 2024

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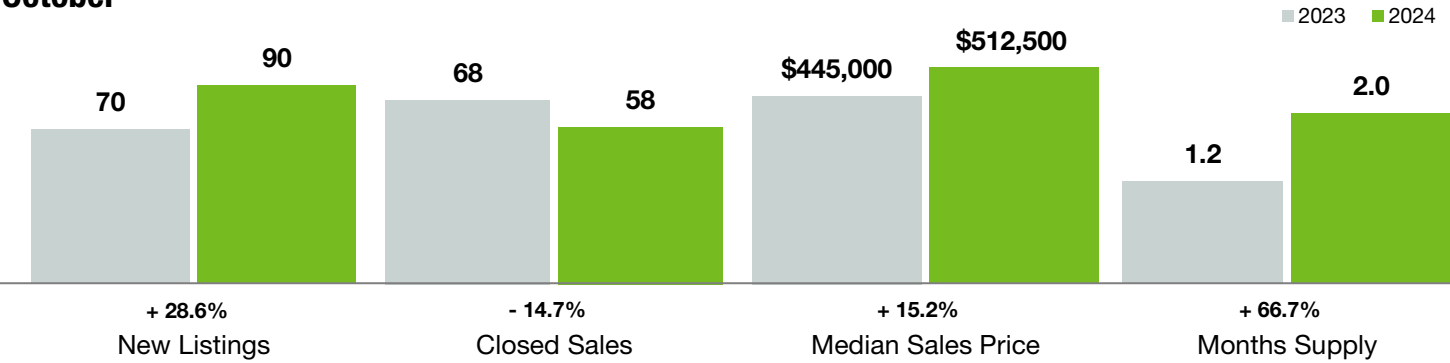
## Matthews

North Carolina

Key Metrics	October			Year to Date		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	70	90	+ 28.6%	822	993	+ 20.8%
Pending Sales	68	78	+ 14.7%	758	793	+ 4.6%
Closed Sales	68	58	- 14.7%	730	723	- 1.0%
Median Sales Price*	\$445,000	\$512,500	+ 15.2%	\$500,000	\$535,000	+ 7.0%
Average Sales Price*	\$519,930	\$640,675	+ 23.2%	\$552,184	\$632,174	+ 14.5%
Percent of Original List Price Received*	97.6%	98.2%	+ 0.6%	98.5%	99.0%	+ 0.5%
List to Close	62	63	+ 1.6%	73	61	- 16.4%
Days on Market Until Sale	29	23	- 20.7%	32	21	- 34.4%
Cumulative Days on Market Until Sale	26	27	+ 3.8%	32	22	- 31.3%
Average List Price	\$627,561	\$614,458	- 2.1%	\$585,168	\$628,584	+ 7.4%
Inventory of Homes for Sale	84	141	+ 67.9%	--	--	--
Months Supply of Inventory	1.2	2.0	+ 66.7%	--	--	--

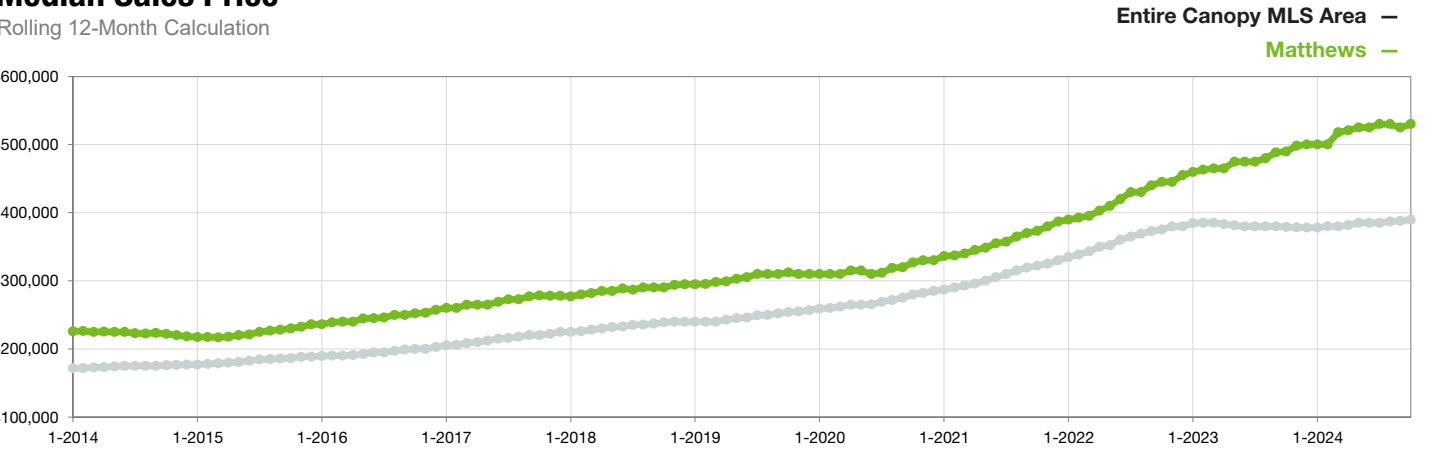
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### 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.