

# Local Market Update for October 2024

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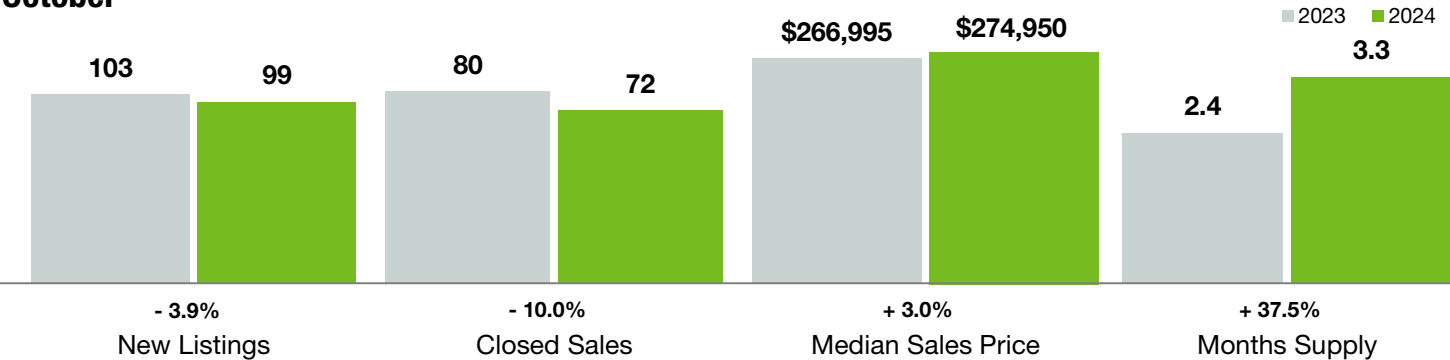
## Salisbury

North Carolina

Key Metrics	October			Year to Date		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	103	99	- 3.9%	998	1,059	+ 6.1%
Pending Sales	74	81	+ 9.5%	816	779	- 4.5%
Closed Sales	80	72	- 10.0%	803	730	- 9.1%
Median Sales Price*	\$266,995	\$274,950	+ 3.0%	\$260,000	\$280,000	+ 7.7%
Average Sales Price*	\$283,363	\$320,987	+ 13.3%	\$289,998	\$317,814	+ 9.6%
Percent of Original List Price Received*	95.9%	94.2%	- 1.8%	95.4%	94.9%	- 0.5%
List to Close	75	104	+ 38.7%	83	90	+ 8.4%
Days on Market Until Sale	33	49	+ 48.5%	37	46	+ 24.3%
Cumulative Days on Market Until Sale	38	57	+ 50.0%	42	52	+ 23.8%
Average List Price	\$363,920	\$350,007	- 3.8%	\$318,272	\$341,603	+ 7.3%
Inventory of Homes for Sale	188	247	+ 31.4%	--	--	--
Months Supply of Inventory	2.4	3.3	+ 37.5%	--	--	--

\* 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

