

# Local Market Update for November 2024

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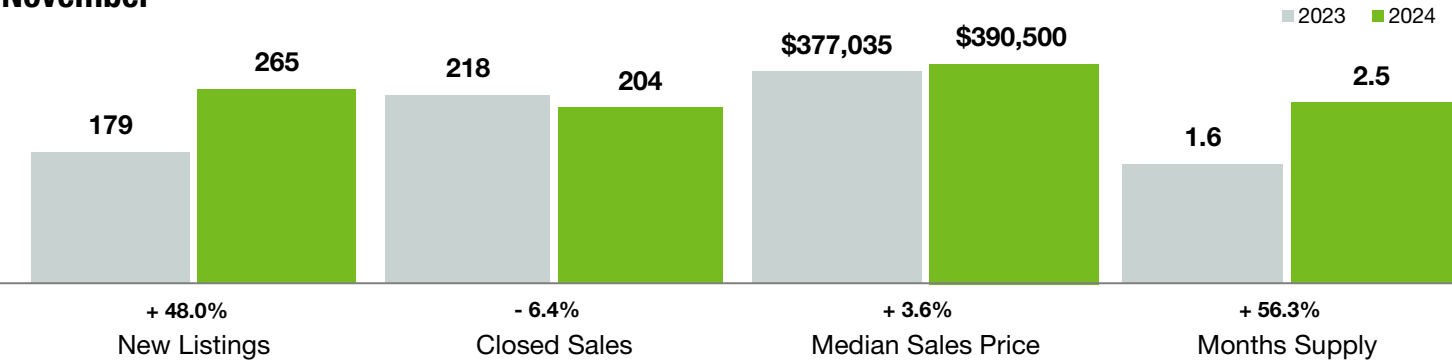
## Cabarrus County

North Carolina

| Key Metrics                              | November  |           |                | Year to Date |              |                |
|--|-----------|-----------|----------------|--------------|--------------|----------------|
|  | 2023      | 2024      | Percent Change | Thru 11-2023 | Thru 11-2024 | Percent Change |
| New Listings                             | 179       | 265       | + 48.0%        | 3,094        | 3,571        | + 15.4%        |
| Pending Sales                            | 160       | 230       | + 43.8%        | 2,781        | 2,714        | - 2.4%         |
| Closed Sales                             | 218       | 204       | - 6.4%         | 2,691        | 2,686        | - 0.2%         |
| Median Sales Price*                      | \$377,035 | \$390,500 | + 3.6%         | \$370,000    | \$397,250    | + 7.4%         |
| Average Sales Price*                     | \$403,744 | \$422,497 | + 4.6%         | \$397,272    | \$433,486    | + 9.1%         |
| Percent of Original List Price Received* | 97.3%     | 96.0%     | - 1.3%         | 97.1%        | 97.3%        | + 0.2%         |
| List to Close                            | 85        | 95        | + 11.8%        | 87           | 88           | + 1.1%         |
| Days on Market Until Sale                | 28        | 47        | + 67.9%        | 36           | 36           | 0.0%           |
| Cumulative Days on Market Until Sale     | 30        | 49        | + 63.3%        | 38           | 39           | + 2.6%         |
| Average List Price                       | \$407,231 | \$415,004 | + 1.9%         | \$422,130    | \$445,895    | + 5.6%         |
| Inventory of Homes for Sale              | 402       | 607       | + 51.0%        | --           | --           | --             |
| Months Supply of Inventory               | 1.6       | 2.5       | + 56.3%        | --           | --           | --             |

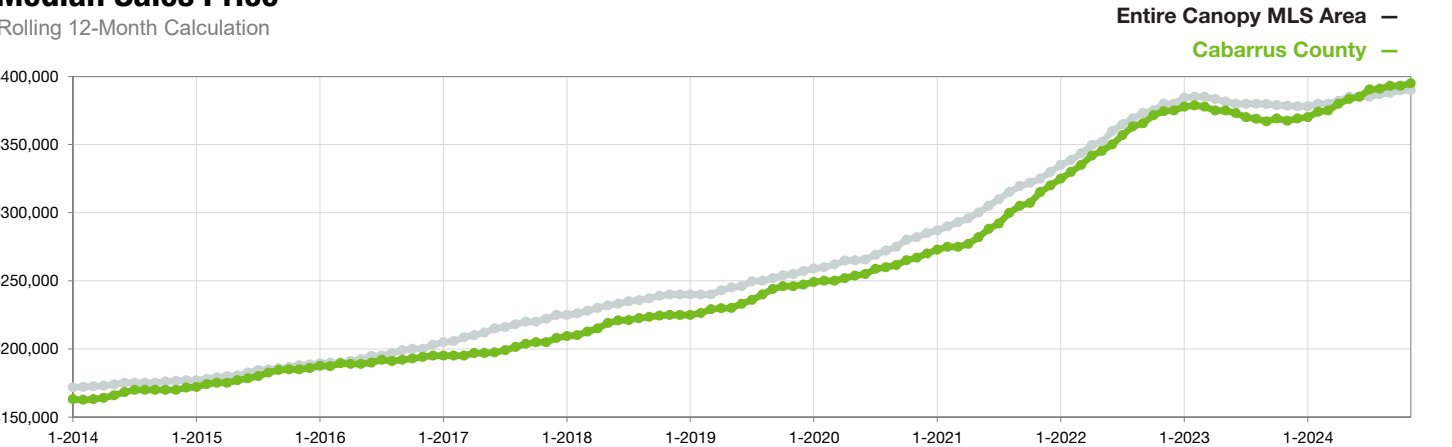
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### November



### Median Sales Price

Rolling 12-Month Calculation



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