

Local Market Update for November 2024

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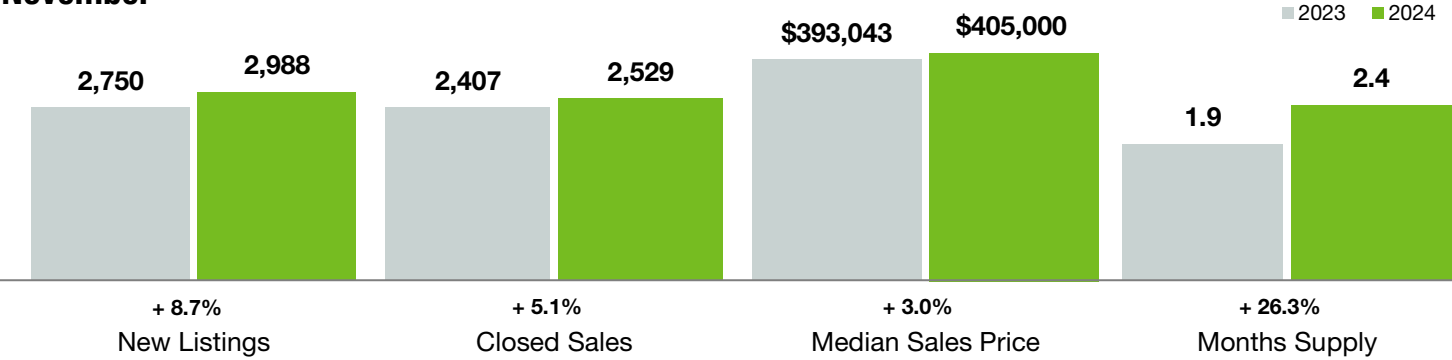
Charlotte MSA

Includes Cabarrus, Gaston, Iredell, Lincoln, Mecklenburg, Rowan and Union Counties in North Carolina and Chester, Lancaster and York Counties in South Carolina

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	2,750	2,988	+ 8.7%	37,195	41,836	+ 12.5%
Pending Sales	2,110	2,579	+ 22.2%	32,007	32,309	+ 0.9%
Closed Sales	2,407	2,529	+ 5.1%	31,691	31,327	- 1.1%
Median Sales Price*	\$393,043	\$405,000	+ 3.0%	\$395,000	\$406,000	+ 2.8%
Average Sales Price*	\$469,669	\$504,382	+ 7.4%	\$478,647	\$512,609	+ 7.1%
Percent of Original List Price Received*	97.1%	96.1%	- 1.0%	97.6%	97.2%	- 0.4%
List to Close	84	89	+ 6.0%	86	84	- 2.3%
Days on Market Until Sale	32	44	+ 37.5%	35	36	+ 2.9%
Cumulative Days on Market Until Sale	33	48	+ 45.5%	37	39	+ 5.4%
Average List Price	\$472,106	\$512,268	+ 8.5%	\$504,634	\$530,212	+ 5.1%
Inventory of Homes for Sale	5,318	6,896	+ 29.7%	--	--	--
Months Supply of Inventory	1.9	2.4	+ 26.3%	--	--	--

* 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

