

Local Market Update for December 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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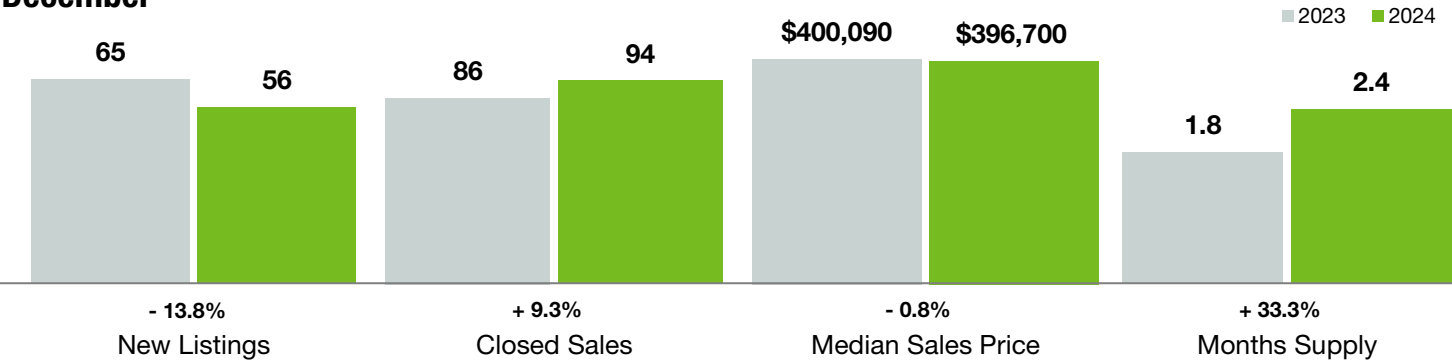
Monroe

North Carolina

Key Metrics	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	65	56	- 13.8%	1,300	1,437	+ 10.5%
Pending Sales	73	75	+ 2.7%	1,118	1,162	+ 3.9%
Closed Sales	86	94	+ 9.3%	1,101	1,173	+ 6.5%
Median Sales Price*	\$400,090	\$396,700	- 0.8%	\$381,526	\$397,770	+ 4.3%
Average Sales Price*	\$424,772	\$413,459	- 2.7%	\$400,371	\$418,830	+ 4.6%
Percent of Original List Price Received*	96.7%	95.2%	- 1.6%	97.0%	96.8%	- 0.2%
List to Close	105	102	- 2.9%	96	92	- 4.2%
Days on Market Until Sale	43	55	+ 27.9%	41	42	+ 2.4%
Cumulative Days on Market Until Sale	53	58	+ 9.4%	43	43	0.0%
Average List Price	\$400,033	\$478,012	+ 19.5%	\$418,528	\$440,588	+ 5.3%
Inventory of Homes for Sale	169	233	+ 37.9%	--	--	--
Months Supply of Inventory	1.8	2.4	+ 33.3%	--	--	--

* 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.

December



Median Sales Price

Rolling 12-Month Calculation

