

Local Market Update for December 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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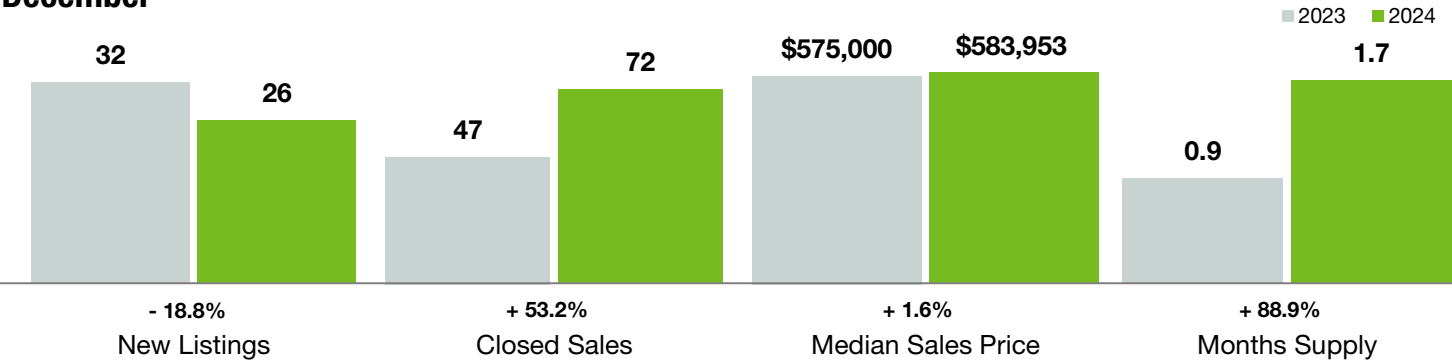
Waxhaw

North Carolina

Key Metrics	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	32	26	- 18.8%	883	1,066	+ 20.7%
Pending Sales	44	40	- 9.1%	813	843	+ 3.7%
Closed Sales	47	72	+ 53.2%	835	854	+ 2.3%
Median Sales Price*	\$575,000	\$583,953	+ 1.6%	\$659,000	\$690,433	+ 4.8%
Average Sales Price*	\$750,344	\$763,888	+ 1.8%	\$766,571	\$805,659	+ 5.1%
Percent of Original List Price Received*	97.6%	94.5%	- 3.2%	98.5%	98.0%	- 0.5%
List to Close	68	116	+ 70.6%	84	83	- 1.2%
Days on Market Until Sale	33	74	+ 124.2%	28	43	+ 53.6%
Cumulative Days on Market Until Sale	28	60	+ 114.3%	28	33	+ 17.9%
Average List Price	\$715,449	\$675,090	- 5.6%	\$814,410	\$840,974	+ 3.3%
Inventory of Homes for Sale	59	118	+ 100.0%	--	--	--
Months Supply of Inventory	0.9	1.7	+ 88.9%	--	--	--

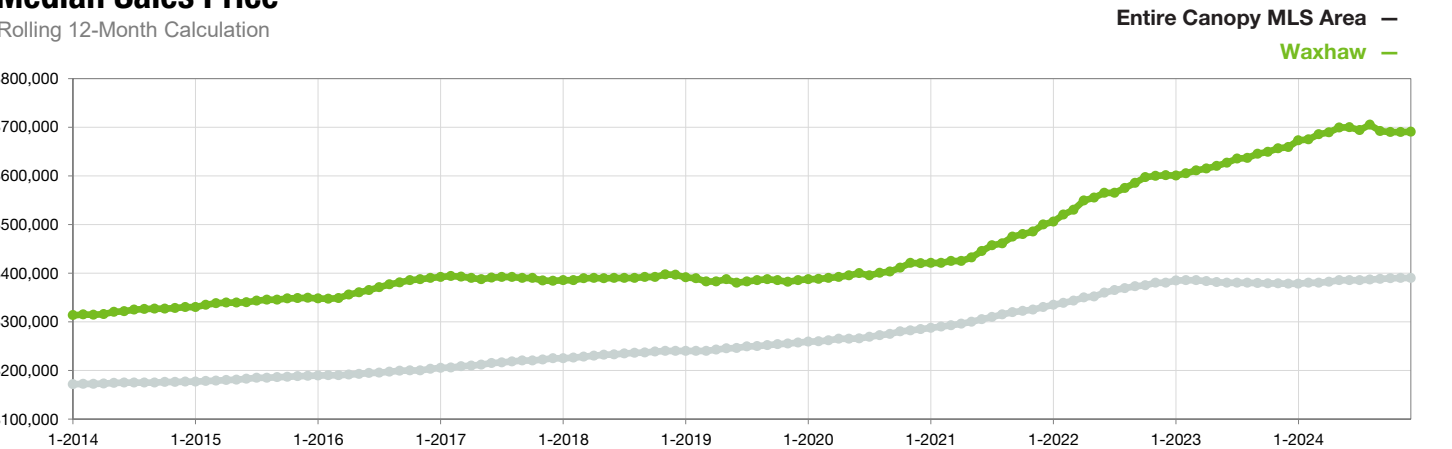
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

December



Median Sales Price

Rolling 12-Month Calculation



Current as of January 5, 2025. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2025 ShowingTime Plus, LLC.