

Local Market Update for January 2025

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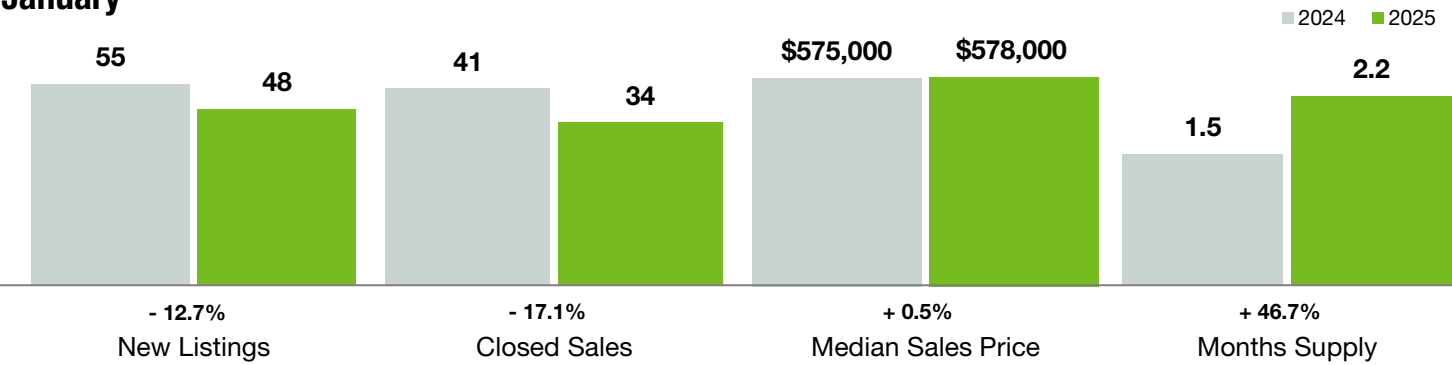
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North Carolina

Key Metrics	January			Year to Date		
	2024	2025	Percent Change	Thru 1-2024	Thru 1-2025	Percent Change
New Listings	55	48	- 12.7%	55	48	- 12.7%
Pending Sales	50	38	- 24.0%	50	38	- 24.0%
Closed Sales	41	34	- 17.1%	41	34	- 17.1%
Median Sales Price*	\$575,000	\$578,000	+ 0.5%	\$575,000	\$578,000	+ 0.5%
Average Sales Price*	\$821,176	\$1,189,203	+ 44.8%	\$821,176	\$1,189,203	+ 44.8%
Percent of Original List Price Received*	93.8%	96.5%	+ 2.9%	93.8%	96.5%	+ 2.9%
List to Close	88	101	+ 14.8%	88	101	+ 14.8%
Days on Market Until Sale	43	41	- 4.7%	43	41	- 4.7%
Cumulative Days on Market Until Sale	54	54	0.0%	54	54	0.0%
Average List Price	\$766,058	\$794,662	+ 3.7%	\$766,058	\$794,662	+ 3.7%
Inventory of Homes for Sale	67	101	+ 50.7%	--	--	--
Months Supply of Inventory	1.5	2.2	+ 46.7%	--	--	--

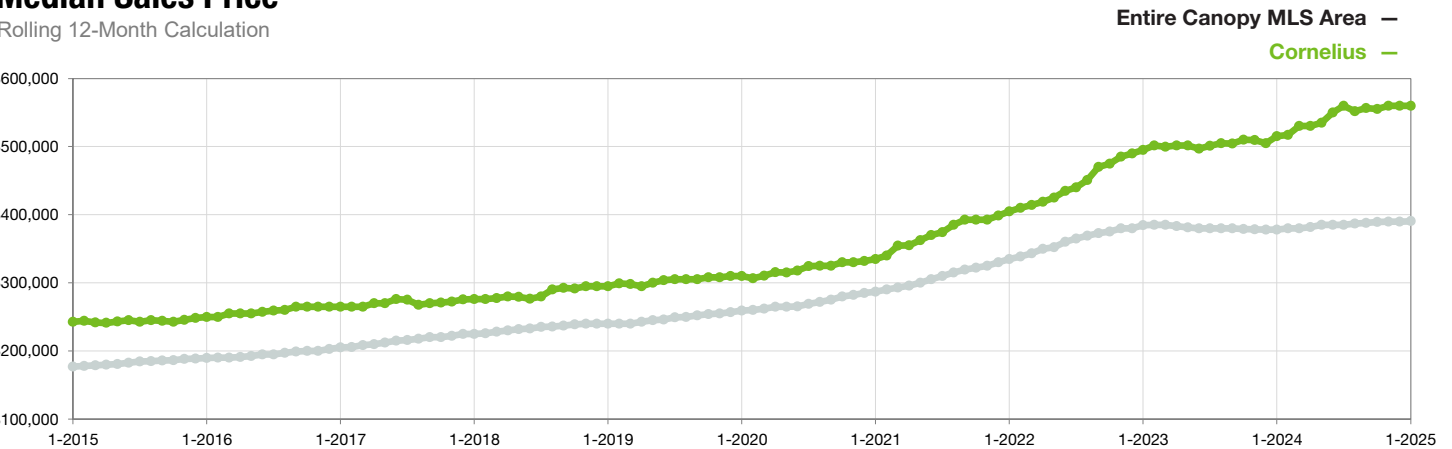
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

January



Median Sales Price

Rolling 12-Month Calculation



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