

# Local Market Update for January 2025

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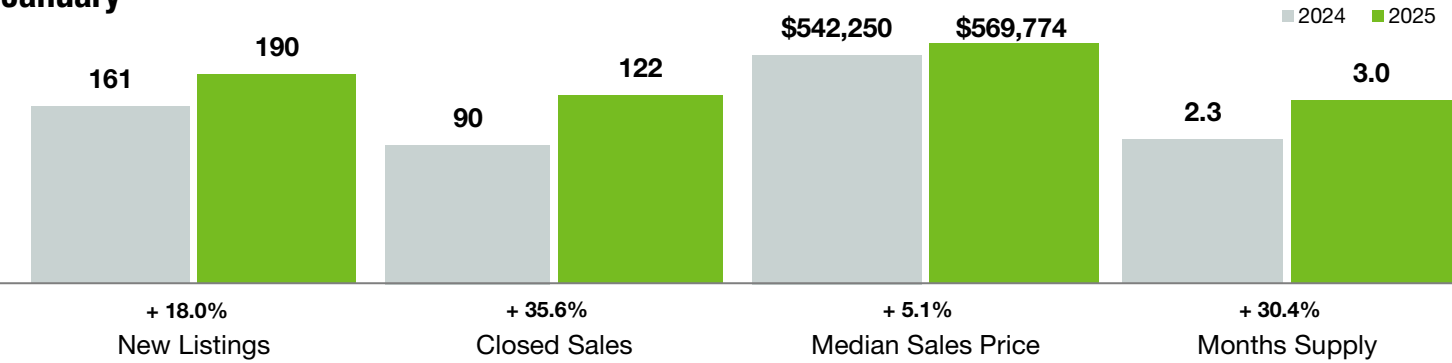
## Lake Norman

North Carolina

Key Metrics	January			Year to Date		
	2024	2025	Percent Change	Thru 1-2024	Thru 1-2025	Percent Change
New Listings	161	190	+ 18.0%	161	190	+ 18.0%
Pending Sales	149	157	+ 5.4%	149	157	+ 5.4%
Closed Sales	90	122	+ 35.6%	90	122	+ 35.6%
Median Sales Price*	\$542,250	\$569,774	+ 5.1%	\$542,250	\$569,774	+ 5.1%
Average Sales Price*	\$768,841	\$968,679	+ 26.0%	\$768,841	\$968,679	+ 26.0%
Percent of Original List Price Received*	95.1%	95.2%	+ 0.1%	95.1%	95.2%	+ 0.1%
List to Close	121	112	- 7.4%	121	112	- 7.4%
Days on Market Until Sale	50	59	+ 18.0%	50	59	+ 18.0%
Cumulative Days on Market Until Sale	58	70	+ 20.7%	58	70	+ 20.7%
Average List Price	\$869,734	\$938,441	+ 7.9%	\$869,734	\$938,441	+ 7.9%
Inventory of Homes for Sale	355	482	+ 35.8%	--	--	--
Months Supply of Inventory	2.3	3.0	+ 30.4%	--	--	--

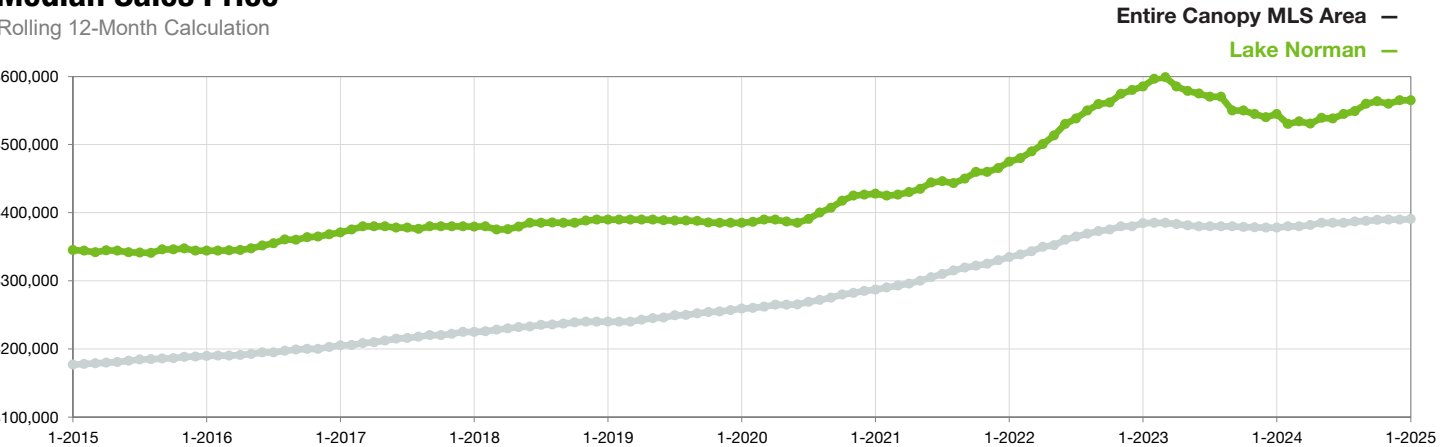
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### 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.