

# Local Market Update for February 2025

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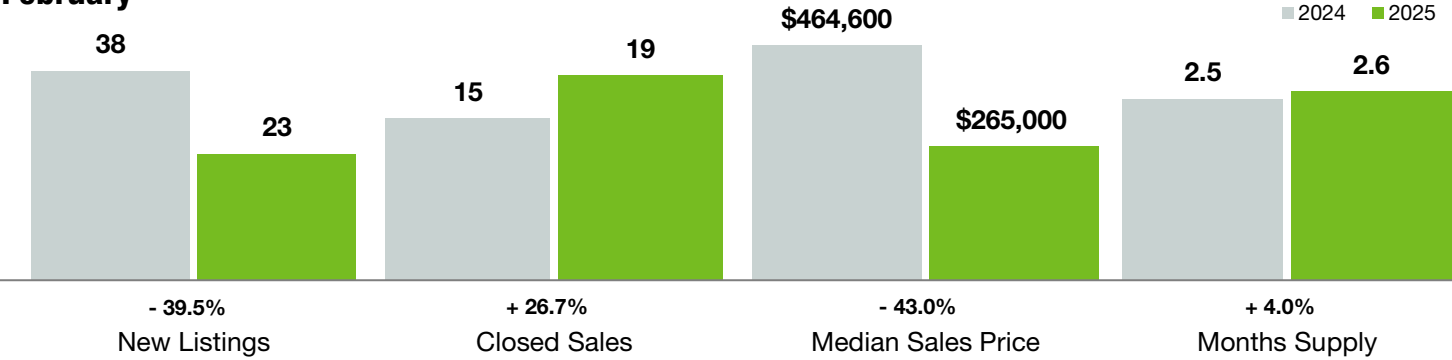
## Alexander County

North Carolina

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	38	23	- 39.5%	50	43	- 14.0%
Pending Sales	16	27	+ 68.8%	35	47	+ 34.3%
Closed Sales	15	19	+ 26.7%	33	38	+ 15.2%
Median Sales Price*	\$464,600	\$265,000	- 43.0%	\$280,000	\$284,850	+ 1.7%
Average Sales Price*	\$482,973	\$388,163	- 19.6%	\$381,421	\$360,532	- 5.5%
Percent of Original List Price Received*	93.1%	98.9%	+ 6.2%	93.7%	96.6%	+ 3.1%
List to Close	90	92	+ 2.2%	95	93	- 2.1%
Days on Market Until Sale	48	56	+ 16.7%	50	48	- 4.0%
Cumulative Days on Market Until Sale	49	68	+ 38.8%	52	64	+ 23.1%
Average List Price	\$386,460	\$324,239	- 16.1%	\$371,044	\$338,761	- 8.7%
Inventory of Homes for Sale	54	58	+ 7.4%	--	--	--
Months Supply of Inventory	2.5	2.6	+ 4.0%	--	--	--

\* 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.

### February



### Median Sales Price

Rolling 12-Month Calculation

