

# Local Market Update for February 2025

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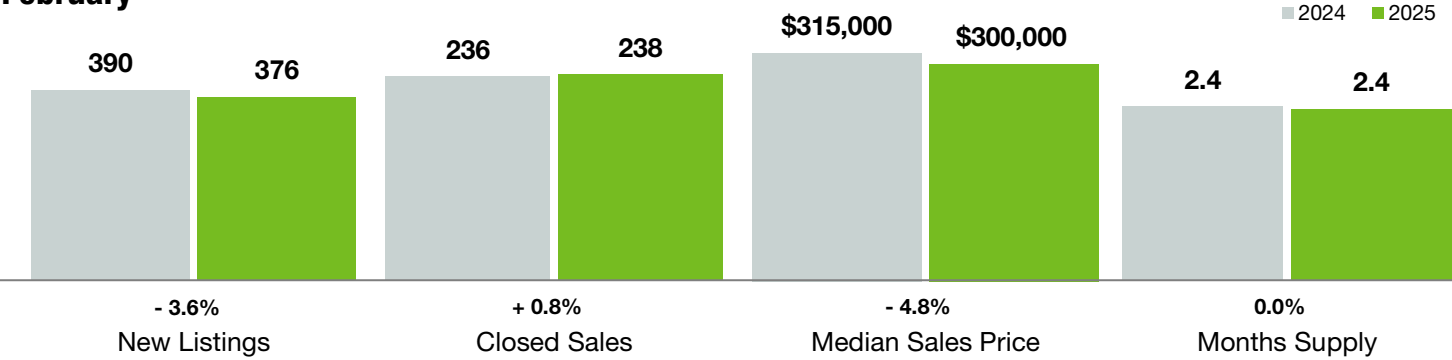
## Gaston County

North Carolina

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	390	376	- 3.6%	710	720	+ 1.4%
Pending Sales	283	333	+ 17.7%	569	627	+ 10.2%
Closed Sales	236	238	+ 0.8%	440	481	+ 9.3%
Median Sales Price*	\$315,000	\$300,000	- 4.8%	\$310,000	\$310,000	0.0%
Average Sales Price*	\$334,609	\$341,857	+ 2.2%	\$333,183	\$343,634	+ 3.1%
Percent of Original List Price Received*	95.3%	95.4%	+ 0.1%	95.8%	95.5%	- 0.3%
List to Close	95	99	+ 4.2%	92	101	+ 9.8%
Days on Market Until Sale	49	59	+ 20.4%	46	59	+ 28.3%
Cumulative Days on Market Until Sale	54	66	+ 22.2%	51	68	+ 33.3%
Average List Price	\$358,974	\$380,422	+ 6.0%	\$361,051	\$379,523	+ 5.1%
Inventory of Homes for Sale	659	710	+ 7.7%	--	--	--
Months Supply of Inventory	2.4	2.4	0.0%	--	--	--

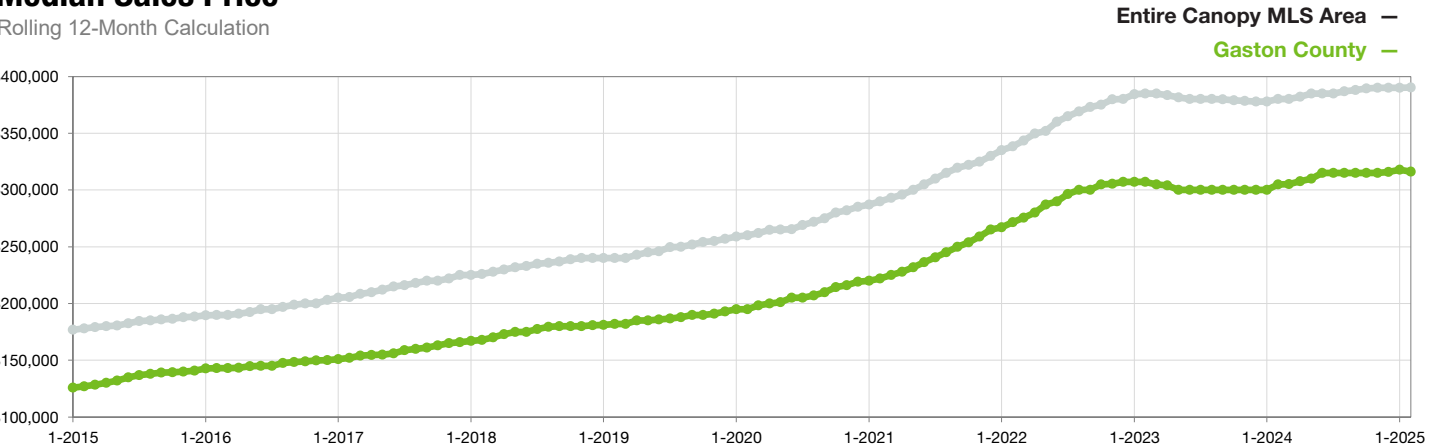
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### February



### Median Sales Price

Rolling 12-Month Calculation



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