

Local Market Update for February 2025

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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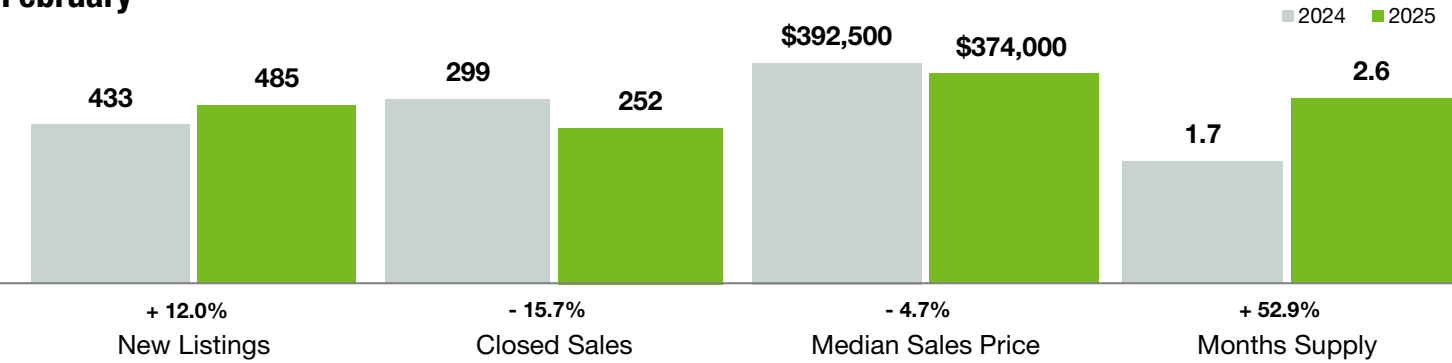
York County

South Carolina

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	433	485	+ 12.0%	769	891	+ 15.9%
Pending Sales	327	346	+ 5.8%	670	668	- 0.3%
Closed Sales	299	252	- 15.7%	528	500	- 5.3%
Median Sales Price*	\$392,500	\$374,000	- 4.7%	\$385,000	\$389,900	+ 1.3%
Average Sales Price*	\$441,791	\$438,099	- 0.8%	\$447,319	\$455,388	+ 1.8%
Percent of Original List Price Received*	96.7%	96.0%	- 0.7%	96.5%	95.7%	- 0.8%
List to Close	87	96	+ 10.3%	88	101	+ 14.8%
Days on Market Until Sale	40	55	+ 37.5%	41	58	+ 41.5%
Cumulative Days on Market Until Sale	45	66	+ 46.7%	45	66	+ 46.7%
Average List Price	\$454,883	\$515,058	+ 13.2%	\$448,157	\$499,180	+ 11.4%
Inventory of Homes for Sale	575	876	+ 52.3%	--	--	--
Months Supply of Inventory	1.7	2.6	+ 52.9%	--	--	--

* 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.

February



Median Sales Price

Rolling 12-Month Calculation

