

Local Market Update for March 2025

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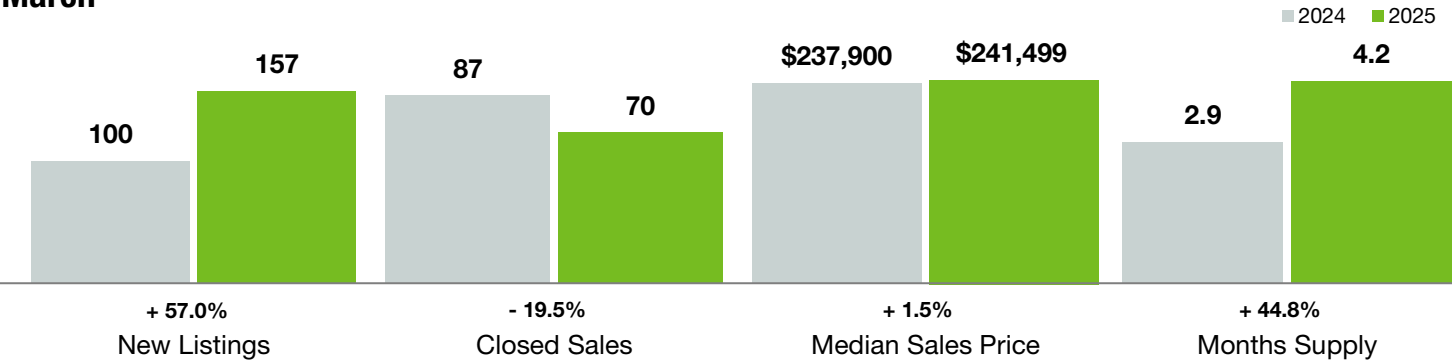
Cleveland County

North Carolina

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	100	157	+ 57.0%	327	352	+ 7.6%
Pending Sales	85	117	+ 37.6%	250	275	+ 10.0%
Closed Sales	87	70	- 19.5%	206	202	- 1.9%
Median Sales Price*	\$237,900	\$241,499	+ 1.5%	\$242,750	\$240,000	- 1.1%
Average Sales Price*	\$253,381	\$259,459	+ 2.4%	\$264,731	\$258,547	- 2.3%
Percent of Original List Price Received*	95.1%	92.6%	- 2.6%	96.0%	93.7%	- 2.4%
List to Close	85	119	+ 40.0%	93	107	+ 15.1%
Days on Market Until Sale	49	72	+ 46.9%	50	66	+ 32.0%
Cumulative Days on Market Until Sale	66	94	+ 42.4%	64	81	+ 26.6%
Average List Price	\$275,629	\$318,229	+ 15.5%	\$274,216	\$317,600	+ 15.8%
Inventory of Homes for Sale	241	328	+ 36.1%	--	--	--
Months Supply of Inventory	2.9	4.2	+ 44.8%	--	--	--

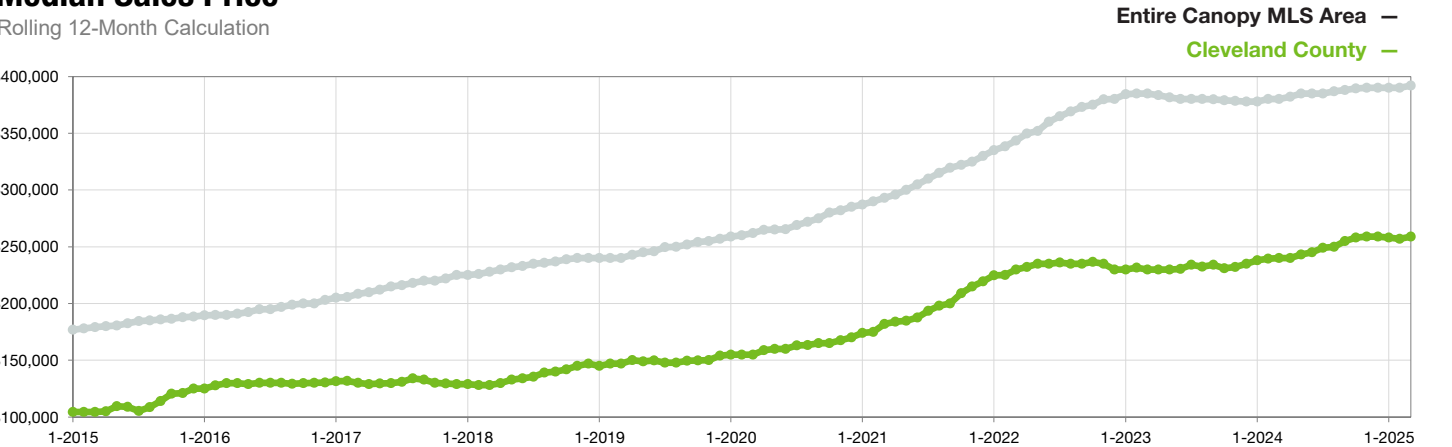
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

March



Median Sales Price

Rolling 12-Month Calculation



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