

Local Market Update for March 2025

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
FOR MORE INFORMATION, CONTACT A REALTOR®



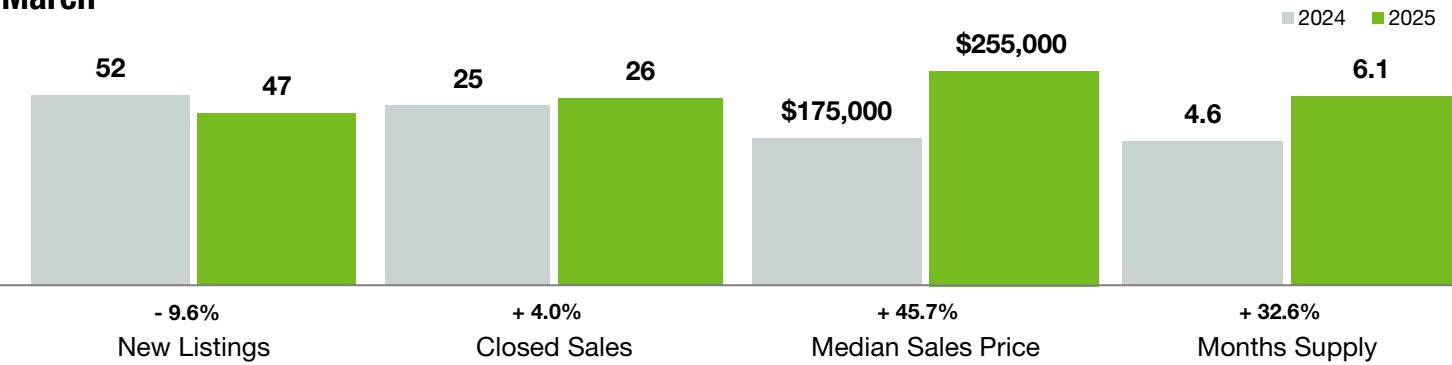
Montgomery County

North Carolina

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	52	47	- 9.6%	117	108	- 7.7%
Pending Sales	31	27	- 12.9%	77	72	- 6.5%
Closed Sales	25	26	+ 4.0%	60	62	+ 3.3%
Median Sales Price*	\$175,000	\$255,000	+ 45.7%	\$177,500	\$203,000	+ 14.4%
Average Sales Price*	\$339,101	\$313,850	- 7.4%	\$338,434	\$263,409	- 22.2%
Percent of Original List Price Received*	89.6%	91.3%	+ 1.9%	89.9%	90.1%	+ 0.2%
List to Close	123	142	+ 15.4%	119	136	+ 14.3%
Days on Market Until Sale	89	101	+ 13.5%	82	95	+ 15.9%
Cumulative Days on Market Until Sale	109	104	- 4.6%	108	111	+ 2.8%
Average List Price	\$332,998	\$302,459	- 9.2%	\$295,562	\$356,184	+ 20.5%
Inventory of Homes for Sale	115	138	+ 20.0%	--	--	--
Months Supply of Inventory	4.6	6.1	+ 32.6%	--	--	--

* 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

