

Local Market Update for April 2025

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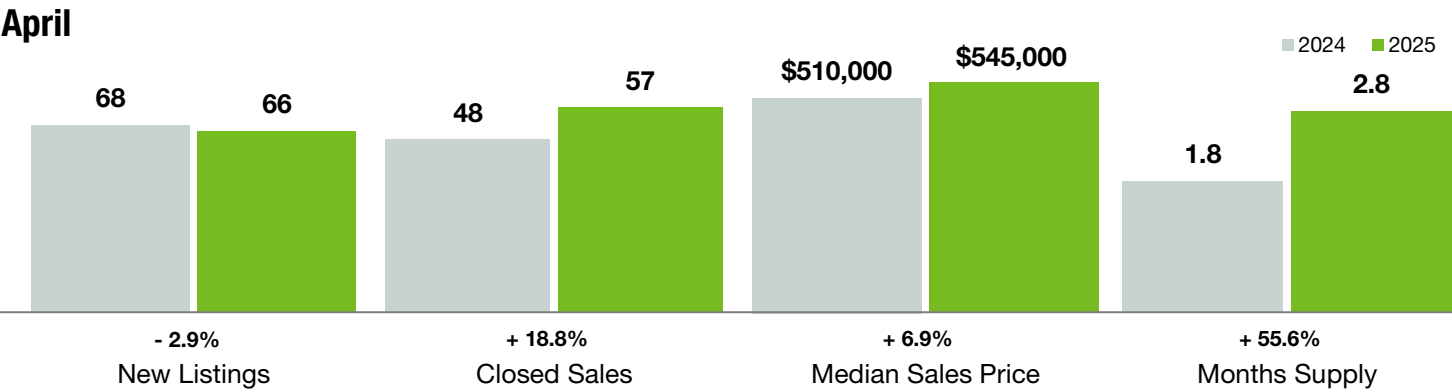


Cornelius

North Carolina

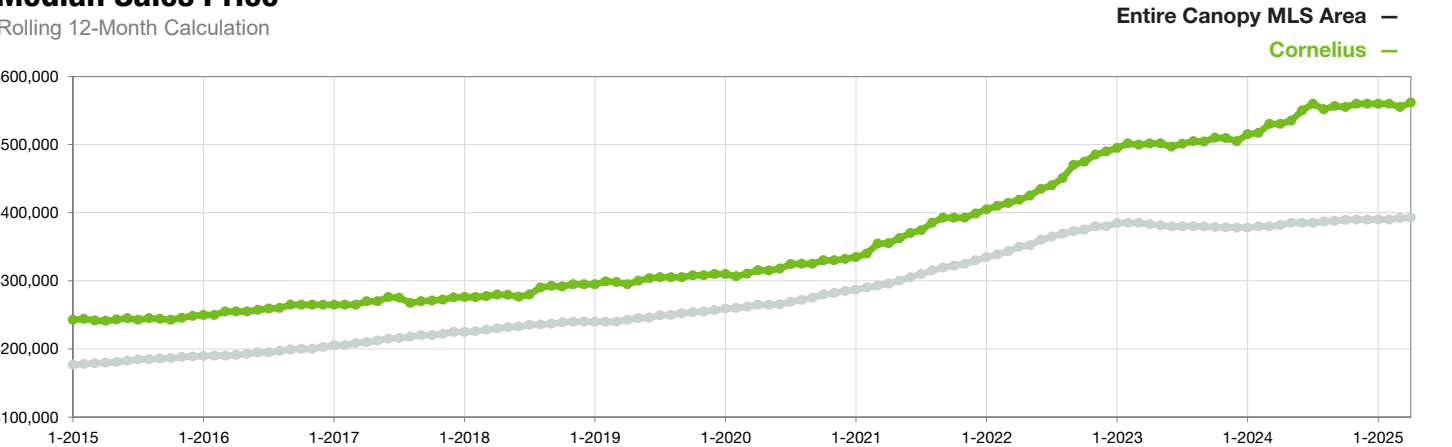
Key Metrics	April			Year to Date		
	2024	2025	Percent Change	Thru 4-2024	Thru 4-2025	Percent Change
New Listings	68	66	- 2.9%	227	265	+ 16.7%
Pending Sales	53	49	- 7.5%	190	198	+ 4.2%
Closed Sales	48	57	+ 18.8%	173	185	+ 6.9%
Median Sales Price*	\$510,000	\$545,000	+ 6.9%	\$535,000	\$540,000	+ 0.9%
Average Sales Price*	\$733,517	\$595,505	- 18.8%	\$731,995	\$771,057	+ 5.3%
Percent of Original List Price Received*	97.0%	97.3%	+ 0.3%	96.8%	96.4%	- 0.4%
List to Close	86	84	- 2.3%	93	90	- 3.2%
Days on Market Until Sale	45	35	- 22.2%	51	43	- 15.7%
Cumulative Days on Market Until Sale	39	52	+ 33.3%	43	53	+ 23.3%
Average List Price	\$1,206,226	\$1,125,844	- 6.7%	\$1,020,056	\$1,037,999	+ 1.8%
Inventory of Homes for Sale	81	133	+ 64.2%	--	--	--
Months Supply of Inventory	1.8	2.8	+ 55.6%	--	--	--

* 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.



Median Sales Price

Rolling 12-Month Calculation



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