

Local Market Update for May 2025

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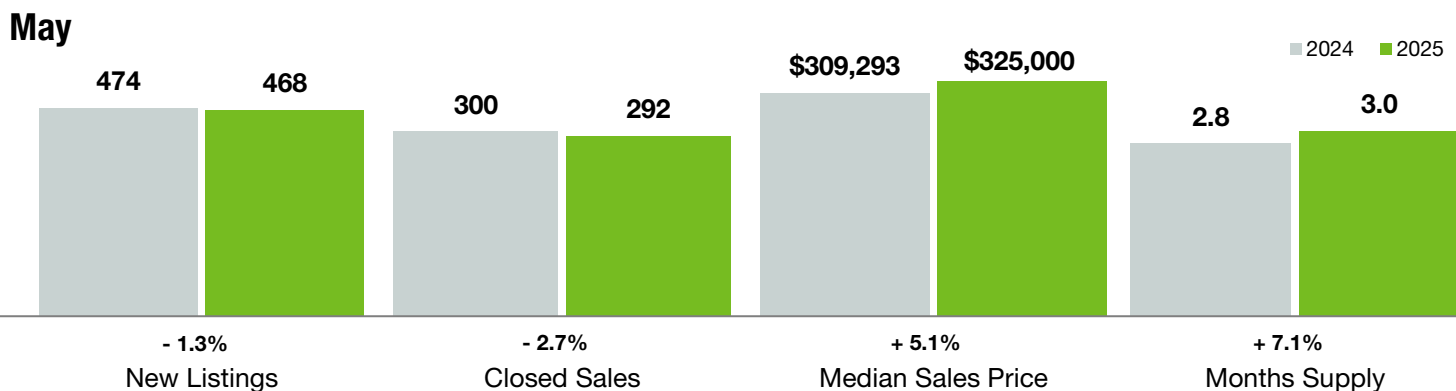


Gaston County

North Carolina

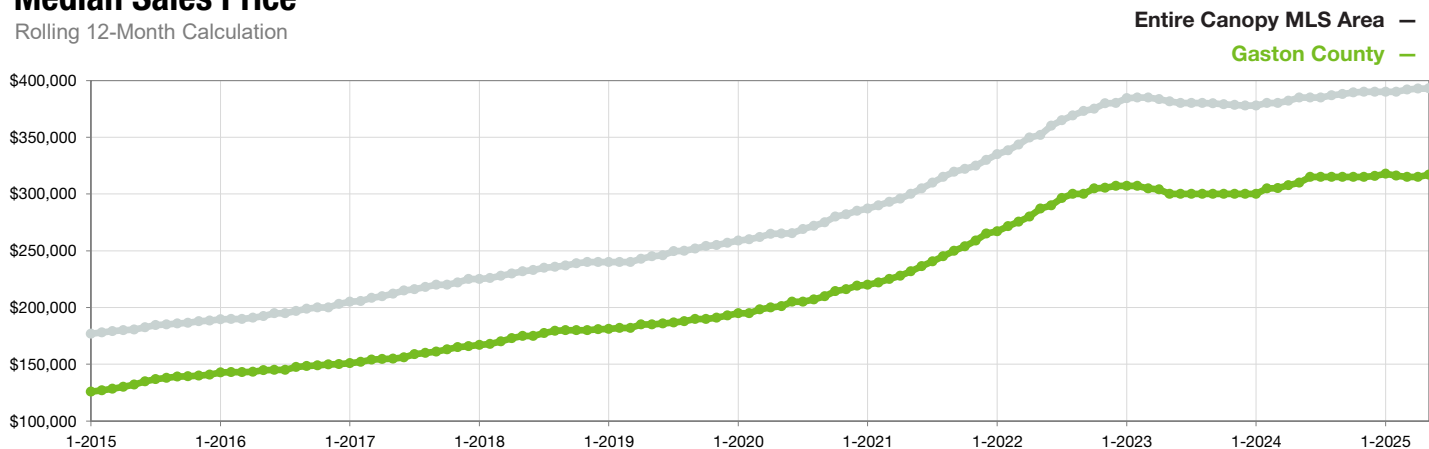
Key Metrics	May			Year to Date		
	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
New Listings	474	468	- 1.3%	2,066	2,086	+ 1.0%
Pending Sales	326	321	- 1.5%	1,550	1,575	+ 1.6%
Closed Sales	300	292	- 2.7%	1,360	1,440	+ 5.9%
Median Sales Price*	\$309,293	\$325,000	+ 5.1%	\$312,500	\$315,000	+ 0.8%
Average Sales Price*	\$358,954	\$390,302	+ 8.7%	\$351,653	\$353,014	+ 0.4%
Percent of Original List Price Received*	97.3%	95.4%	- 2.0%	96.4%	95.5%	- 0.9%
List to Close	79	97	+ 22.8%	87	99	+ 13.8%
Days on Market Until Sale	35	54	+ 54.3%	42	56	+ 33.3%
Cumulative Days on Market Until Sale	38	60	+ 57.9%	47	64	+ 36.2%
Average List Price	\$388,646	\$384,698	- 1.0%	\$373,313	\$378,694	+ 1.4%
Inventory of Homes for Sale	773	890	+ 15.1%	--	--	--
Months Supply of Inventory	2.8	3.0	+ 7.1%	--	--	--

* 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 June 5, 2025. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2025 ShowingTime Plus, LLC.