

# Local Market Update for June 2025

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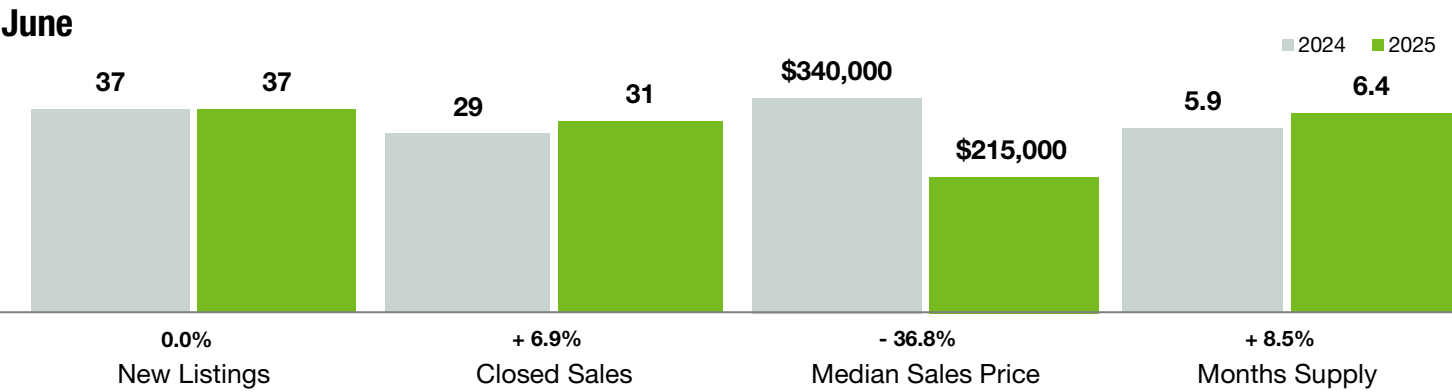


## Montgomery County

North Carolina

Key Metrics	June			Year to Date		
	2024	2025	Percent Change	Thru 6-2024	Thru 6-2025	Percent Change
New Listings	37	37	0.0%	255	239	- 6.3%
Pending Sales	22	38	+ 72.7%	161	161	0.0%
Closed Sales	29	31	+ 6.9%	153	145	- 5.2%
Median Sales Price*	\$340,000	\$215,000	- 36.8%	\$238,000	\$199,900	- 16.0%
Average Sales Price*	\$365,700	\$346,138	- 5.3%	\$362,374	\$302,311	- 16.6%
Percent of Original List Price Received*	91.3%	91.6%	+ 0.3%	92.1%	90.8%	- 1.4%
List to Close	103	128	+ 24.3%	108	128	+ 18.5%
Days on Market Until Sale	59	93	+ 57.6%	71	89	+ 25.4%
Cumulative Days on Market Until Sale	57	100	+ 75.4%	81	103	+ 27.2%
Average List Price	\$410,338	\$424,400	+ 3.4%	\$372,609	\$405,184	+ 8.7%
Inventory of Homes for Sale	146	148	+ 1.4%	--	--	--
Months Supply of Inventory	5.9	6.4	+ 8.5%	--	--	--

\* 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

