

Local Market Update for June 2025

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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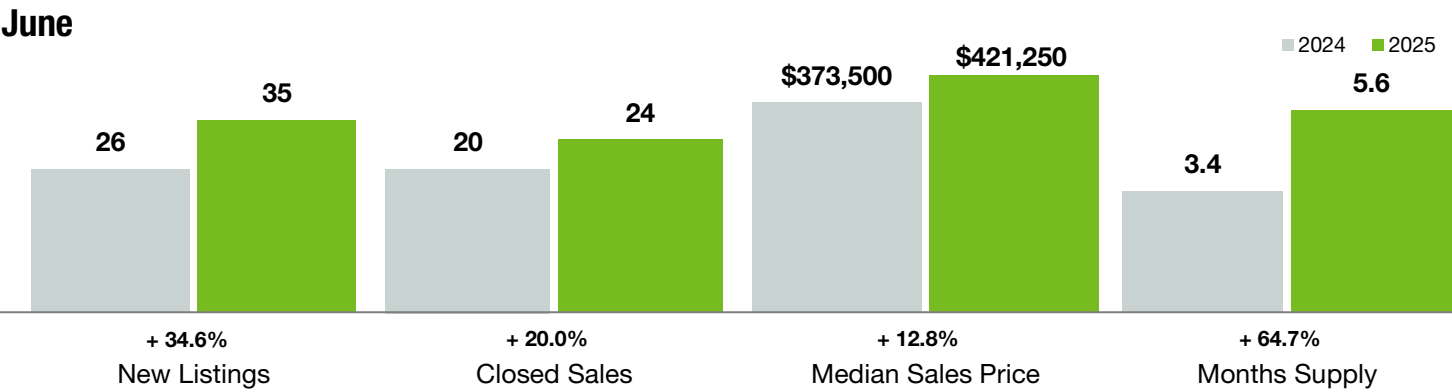


Uptown Charlotte

North Carolina

Key Metrics	June			Year to Date		
	2024	2025	Percent Change	Thru 6-2024	Thru 6-2025	Percent Change
New Listings	26	35	+ 34.6%	211	199	- 5.7%
Pending Sales	16	13	- 18.8%	142	120	- 15.5%
Closed Sales	20	24	+ 20.0%	136	113	- 16.9%
Median Sales Price*	\$373,500	\$421,250	+ 12.8%	\$407,500	\$420,000	+ 3.1%
Average Sales Price*	\$439,315	\$512,448	+ 16.6%	\$492,850	\$500,736	+ 1.6%
Percent of Original List Price Received*	97.8%	95.7%	- 2.1%	97.4%	95.2%	- 2.3%
List to Close	65	75	+ 15.4%	64	96	+ 50.0%
Days on Market Until Sale	29	31	+ 6.9%	30	57	+ 90.0%
Cumulative Days on Market Until Sale	29	46	+ 58.6%	40	77	+ 92.5%
Average List Price	\$484,523	\$663,740	+ 37.0%	\$490,574	\$533,828	+ 8.8%
Inventory of Homes for Sale	75	103	+ 37.3%	--	--	--
Months Supply of Inventory	3.4	5.6	+ 64.7%	--	--	--

* 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

