

Local Market Update for July 2025

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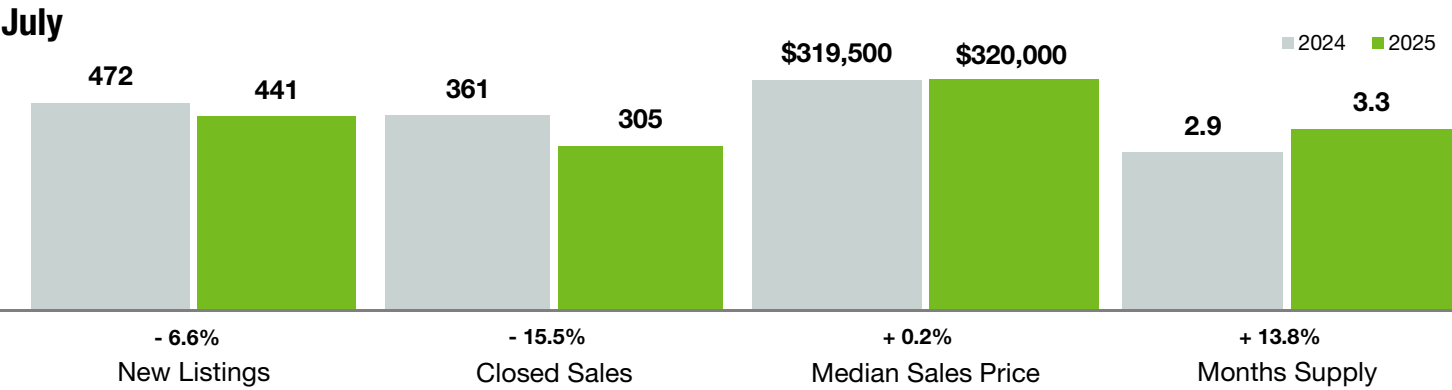


Gaston County

North Carolina

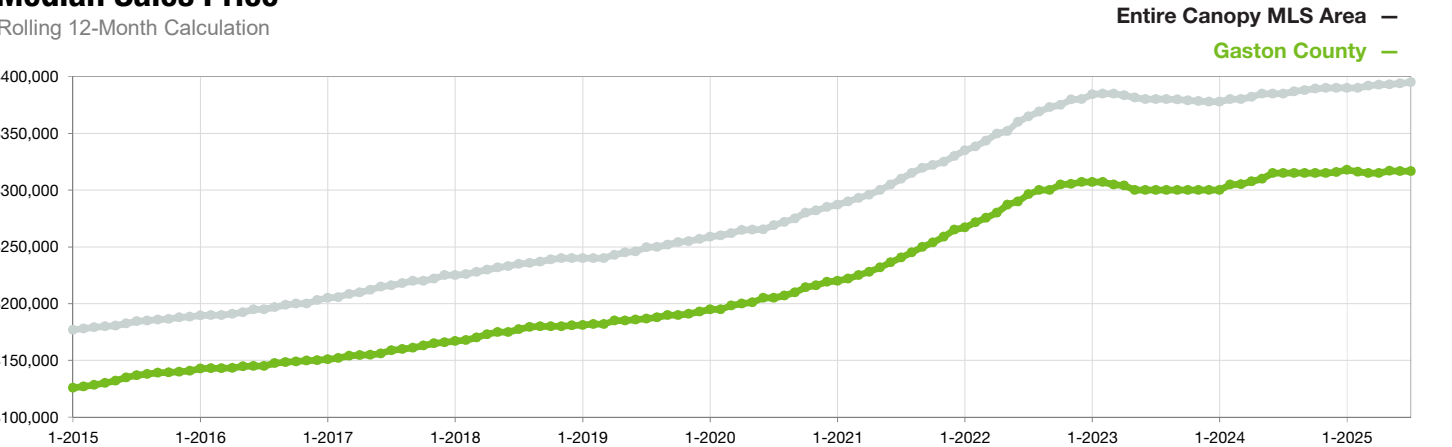
Key Metrics	July			Year to Date		
	2024	2025	Percent Change	Thru 7-2024	Thru 7-2025	Percent Change
New Listings	472	441	- 6.6%	3,014	2,958	- 1.9%
Pending Sales	318	294	- 7.5%	2,211	2,140	- 3.2%
Closed Sales	361	305	- 15.5%	2,068	2,050	- 0.9%
Median Sales Price*	\$319,500	\$320,000	+ 0.2%	\$317,500	\$316,950	- 0.2%
Average Sales Price*	\$341,290	\$369,690	+ 8.3%	\$351,513	\$359,821	+ 2.4%
Percent of Original List Price Received*	95.7%	96.0%	+ 0.3%	96.3%	95.6%	- 0.7%
List to Close	84	84	0.0%	86	96	+ 11.6%
Days on Market Until Sale	40	42	+ 5.0%	41	54	+ 31.7%
Cumulative Days on Market Until Sale	48	46	- 4.2%	46	61	+ 32.6%
Average List Price	\$365,894	\$379,848	+ 3.8%	\$370,490	\$379,146	+ 2.3%
Inventory of Homes for Sale	827	970	+ 17.3%	--	--	--
Months Supply of Inventory	2.9	3.3	+ 13.8%	--	--	--

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