

Local Market Update for July 2025

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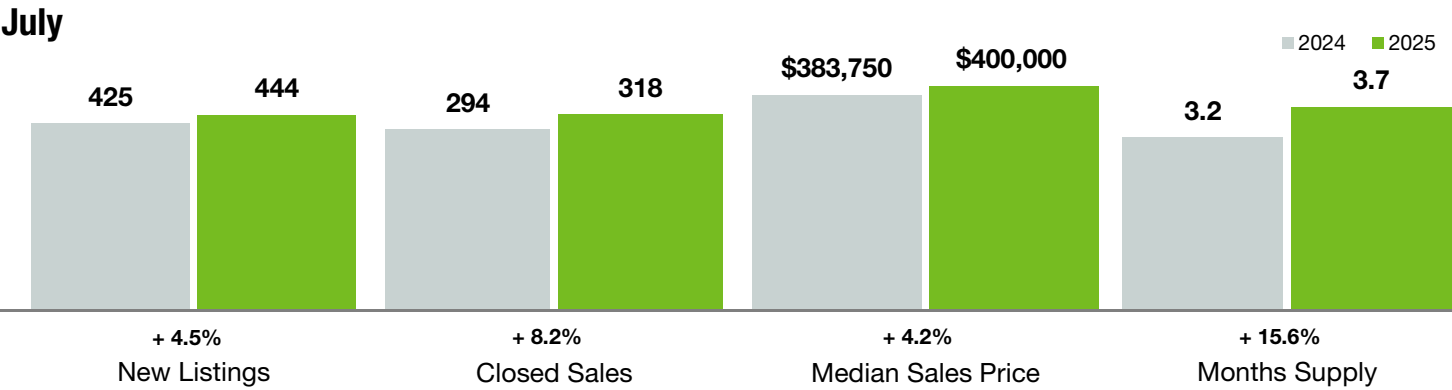


Iredell County

North Carolina

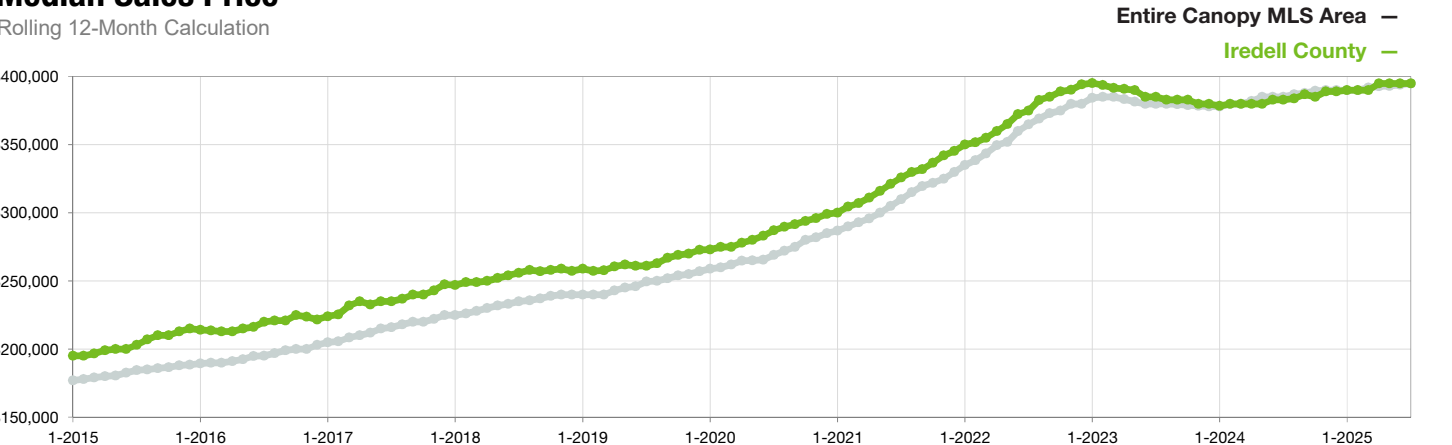
Key Metrics	July			Year to Date		
	2024	2025	Percent Change	Thru 7-2024	Thru 7-2025	Percent Change
New Listings	425	444	+ 4.5%	2,776	2,970	+ 7.0%
Pending Sales	299	331	+ 10.7%	2,119	2,143	+ 1.1%
Closed Sales	294	318	+ 8.2%	1,997	1,977	- 1.0%
Median Sales Price*	\$383,750	\$400,000	+ 4.2%	\$383,500	\$395,000	+ 3.0%
Average Sales Price*	\$480,874	\$497,270	+ 3.4%	\$501,254	\$526,741	+ 5.1%
Percent of Original List Price Received*	96.3%	95.4%	- 0.9%	96.1%	95.4%	- 0.7%
List to Close	91	86	- 5.5%	98	103	+ 5.1%
Days on Market Until Sale	41	43	+ 4.9%	46	57	+ 23.9%
Cumulative Days on Market Until Sale	46	50	+ 8.7%	53	65	+ 22.6%
Average List Price	\$596,836	\$577,165	- 3.3%	\$583,085	\$621,951	+ 6.7%
Inventory of Homes for Sale	863	1,063	+ 23.2%	--	--	--
Months Supply of Inventory	3.2	3.7	+ 15.6%	--	--	--

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