

Local Market Update for July 2025

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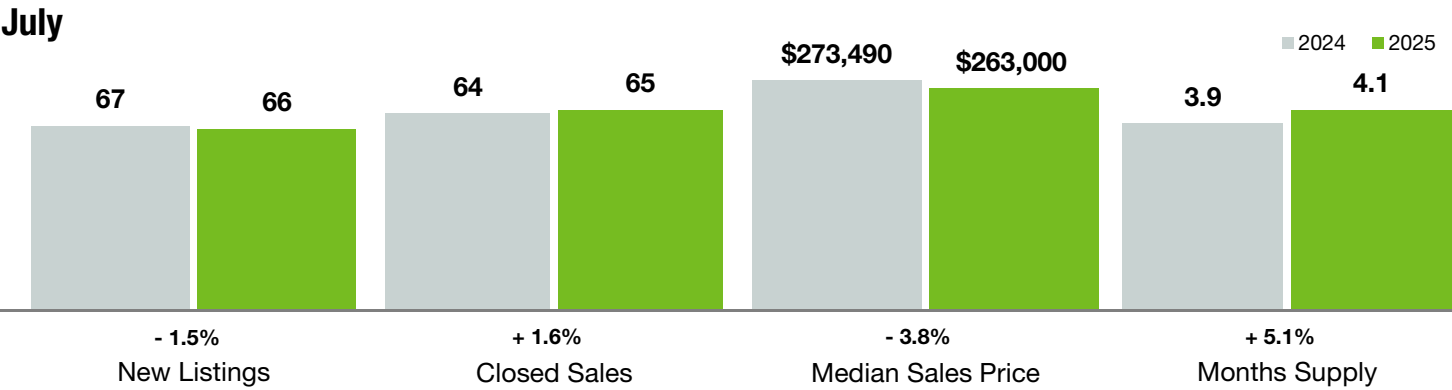


Shelby

North Carolina

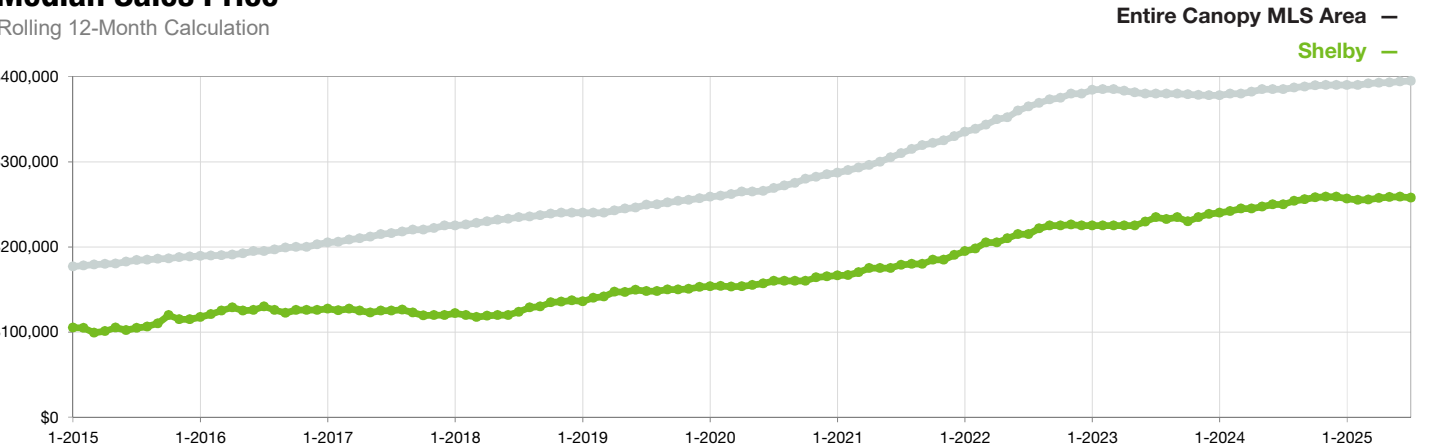
Key Metrics	July			Year to Date		
	2024	2025	Percent Change	Thru 7-2024	Thru 7-2025	Percent Change
New Listings	67	66	- 1.5%	524	497	- 5.2%
Pending Sales	46	50	+ 8.7%	364	380	+ 4.4%
Closed Sales	64	65	+ 1.6%	347	359	+ 3.5%
Median Sales Price*	\$273,490	\$263,000	- 3.8%	\$255,990	\$250,000	- 2.3%
Average Sales Price*	\$307,778	\$289,676	- 5.9%	\$290,466	\$276,738	- 4.7%
Percent of Original List Price Received*	94.5%	94.3%	- 0.2%	95.3%	94.0%	- 1.4%
List to Close	112	117	+ 4.5%	98	118	+ 20.4%
Days on Market Until Sale	65	71	+ 9.2%	54	76	+ 40.7%
Cumulative Days on Market Until Sale	70	83	+ 18.6%	70	91	+ 30.0%
Average List Price	\$330,611	\$322,002	- 2.6%	\$293,702	\$303,261	+ 3.3%
Inventory of Homes for Sale	190	198	+ 4.2%	--	--	--
Months Supply of Inventory	3.9	4.1	+ 5.1%	--	--	--

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