

Local Market Update for August 2025

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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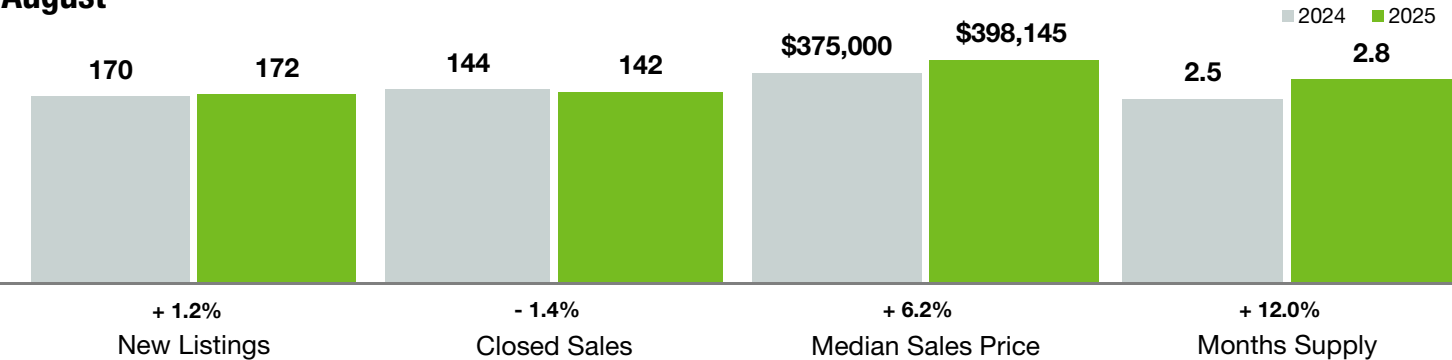
Concord

North Carolina

Key Metrics	August			Year to Date		
	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	170	172	+ 1.2%	1,408	1,484	+ 5.4%
Pending Sales	146	133	- 8.9%	1,064	1,122	+ 5.5%
Closed Sales	144	142	- 1.4%	1,010	1,068	+ 5.7%
Median Sales Price*	\$375,000	\$398,145	+ 6.2%	\$390,000	\$380,000	- 2.6%
Average Sales Price*	\$437,958	\$440,152	+ 0.5%	\$439,380	\$439,063	- 0.1%
Percent of Original List Price Received*	95.1%	96.1%	+ 1.1%	97.1%	95.9%	- 1.2%
List to Close	79	78	- 1.3%	75	89	+ 18.7%
Days on Market Until Sale	39	38	- 2.6%	33	46	+ 39.4%
Cumulative Days on Market Until Sale	41	41	0.0%	36	51	+ 41.7%
Average List Price	\$442,482	\$470,334	+ 6.3%	\$455,823	\$465,751	+ 2.2%
Inventory of Homes for Sale	310	369	+ 19.0%	--	--	--
Months Supply of Inventory	2.5	2.8	+ 12.0%	--	--	--

* 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.

August



Median Sales Price

Rolling 12-Month Calculation

