

Local Market Update for August 2025

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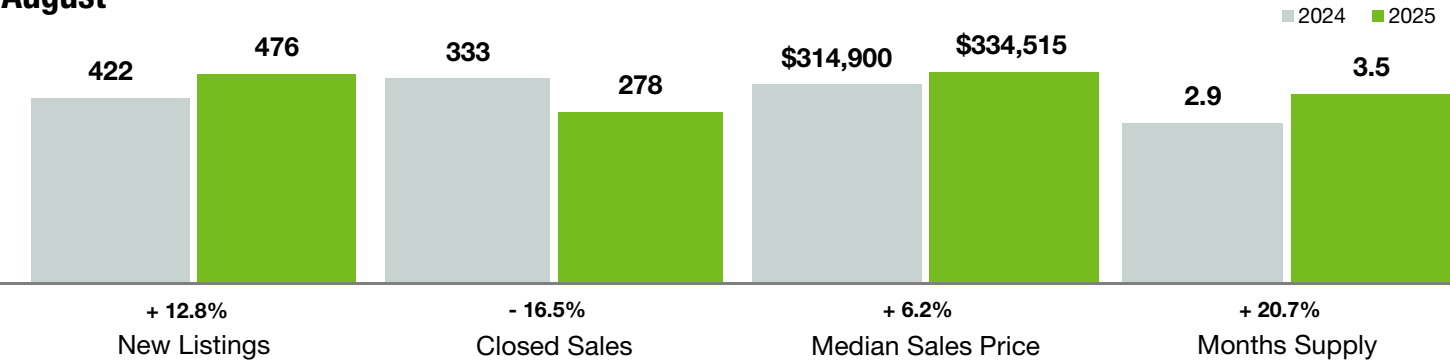
Gaston County

North Carolina

Key Metrics	August			Year to Date		
	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	422	476	+ 12.8%	3,437	3,445	+ 0.2%
Pending Sales	298	351	+ 17.8%	2,510	2,471	- 1.6%
Closed Sales	333	278	- 16.5%	2,401	2,332	- 2.9%
Median Sales Price*	\$314,900	\$334,515	+ 6.2%	\$315,900	\$319,900	+ 1.3%
Average Sales Price*	\$341,734	\$369,182	+ 8.0%	\$350,155	\$361,069	+ 3.1%
Percent of Original List Price Received*	95.8%	95.2%	- 0.6%	96.2%	95.6%	- 0.6%
List to Close	81	90	+ 11.1%	85	96	+ 12.9%
Days on Market Until Sale	37	49	+ 32.4%	40	53	+ 32.5%
Cumulative Days on Market Until Sale	44	50	+ 13.6%	46	59	+ 28.3%
Average List Price	\$372,623	\$391,243	+ 5.0%	\$370,756	\$378,424	+ 2.1%
Inventory of Homes for Sale	844	1,021	+ 21.0%	--	--	--
Months Supply of Inventory	2.9	3.5	+ 20.7%	--	--	--

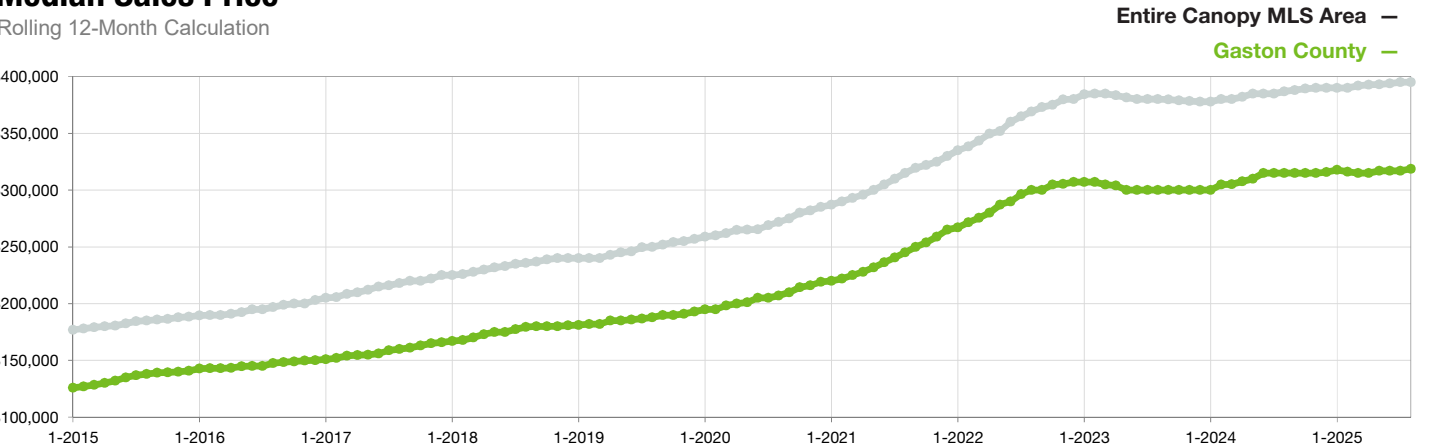
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

August



Median Sales Price

Rolling 12-Month Calculation



Current as of September 5, 2025. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2025 ShowingTime Plus, LLC.