

# Local Market Update for August 2025

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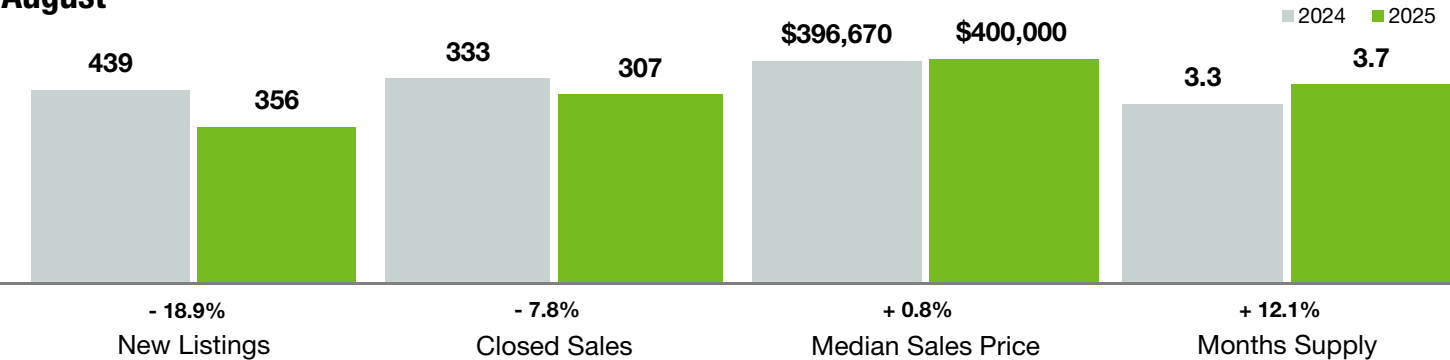
## Iredell County

North Carolina

Key Metrics	August			Year to Date		
	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	439	356	- 18.9%	3,215	3,333	+ 3.7%
Pending Sales	302	289	- 4.3%	2,421	2,421	0.0%
Closed Sales	333	307	- 7.8%	2,330	2,292	- 1.6%
Median Sales Price*	\$396,670	\$400,000	+ 0.8%	\$384,995	\$395,000	+ 2.6%
Average Sales Price*	\$558,924	\$584,681	+ 4.6%	\$509,496	\$533,970	+ 4.8%
Percent of Original List Price Received*	95.7%	94.4%	- 1.4%	96.0%	95.2%	- 0.8%
List to Close	89	97	+ 9.0%	97	102	+ 5.2%
Days on Market Until Sale	40	52	+ 30.0%	45	56	+ 24.4%
Cumulative Days on Market Until Sale	44	58	+ 31.8%	52	64	+ 23.1%
Average List Price	\$596,912	\$640,594	+ 7.3%	\$584,916	\$621,623	+ 6.3%
Inventory of Homes for Sale	906	1,032	+ 13.9%	--	--	--
Months Supply of Inventory	3.3	3.7	+ 12.1%	--	--	--

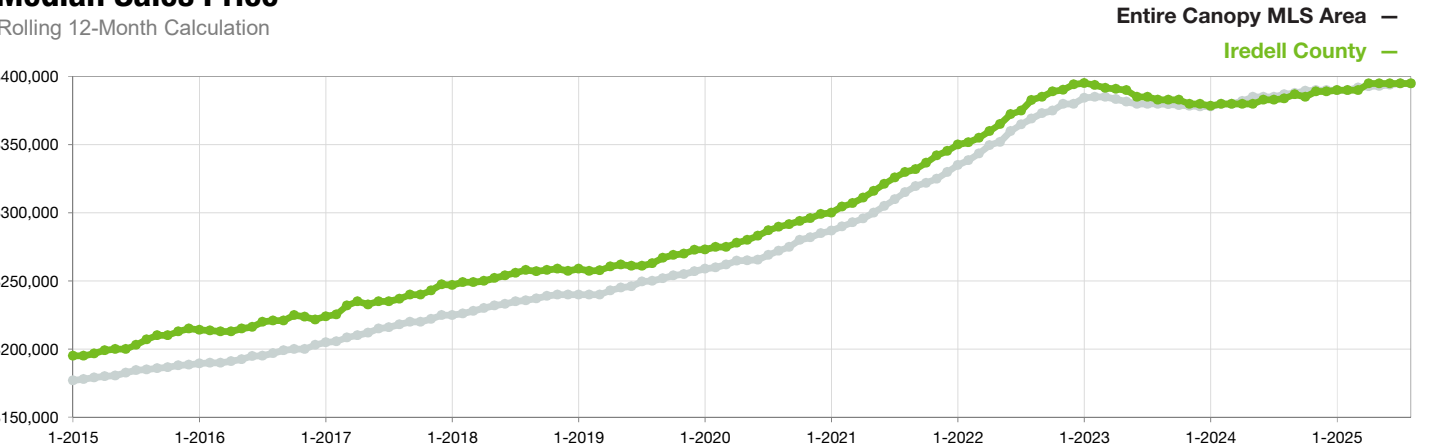
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### 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.