

Local Market Update for August 2025

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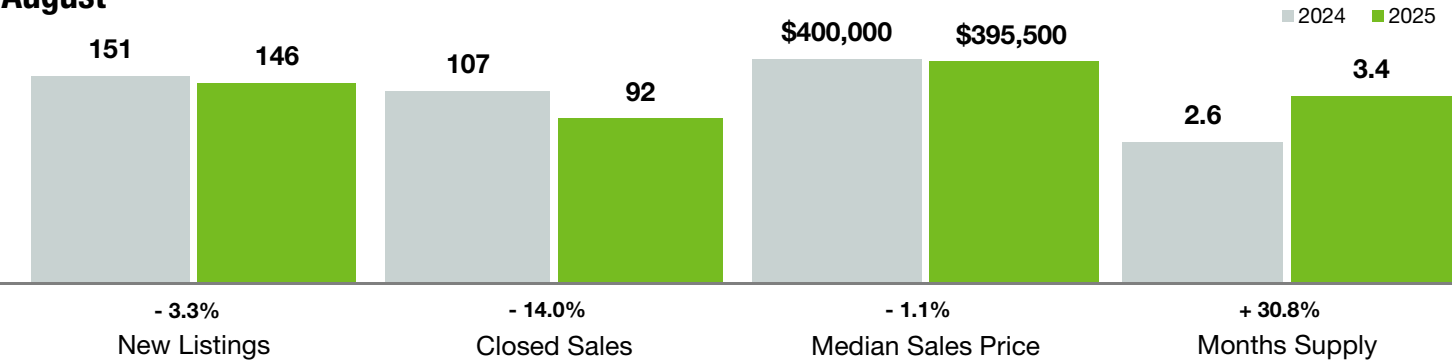
Monroe

North Carolina

Key Metrics	August			Year to Date		
	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	151	146	- 3.3%	1,057	1,100	+ 4.1%
Pending Sales	106	105	- 0.9%	842	845	+ 0.4%
Closed Sales	107	92	- 14.0%	803	808	+ 0.6%
Median Sales Price*	\$400,000	\$395,500	- 1.1%	\$400,000	\$400,000	0.0%
Average Sales Price*	\$429,118	\$428,898	- 0.1%	\$420,896	\$425,896	+ 1.2%
Percent of Original List Price Received*	96.5%	95.3%	- 1.2%	97.4%	96.4%	- 1.0%
List to Close	93	99	+ 6.5%	88	103	+ 17.0%
Days on Market Until Sale	44	51	+ 15.9%	38	56	+ 47.4%
Cumulative Days on Market Until Sale	39	56	+ 43.6%	40	56	+ 40.0%
Average List Price	\$395,601	\$443,736	+ 12.2%	\$440,245	\$461,550	+ 4.8%
Inventory of Homes for Sale	249	337	+ 35.3%	--	--	--
Months Supply of Inventory	2.6	3.4	+ 30.8%	--	--	--

* 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

