

Local Market Update for September 2025

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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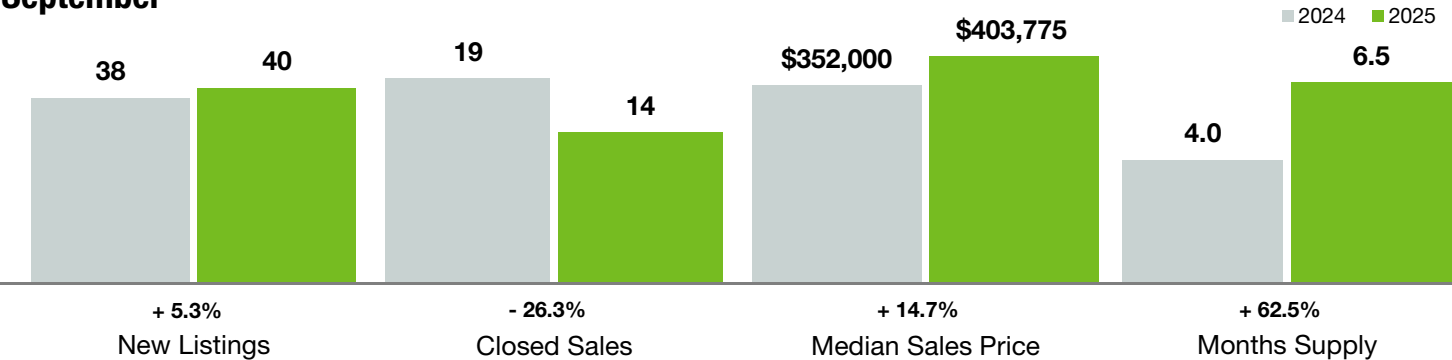
Uptown Charlotte

North Carolina

Key Metrics	September			Year to Date		
	2024	2025	Percent Change	Thru 9-2024	Thru 9-2025	Percent Change
New Listings	38	40	+ 5.3%	311	304	- 2.3%
Pending Sales	14	21	+ 50.0%	198	170	- 14.1%
Closed Sales	19	14	- 26.3%	196	163	- 16.8%
Median Sales Price*	\$352,000	\$403,775	+ 14.7%	\$385,000	\$420,000	+ 9.1%
Average Sales Price*	\$403,200	\$532,611	+ 32.1%	\$464,246	\$510,317	+ 9.9%
Percent of Original List Price Received*	96.7%	95.5%	- 1.2%	96.7%	95.6%	- 1.1%
List to Close	77	94	+ 22.1%	70	91	+ 30.0%
Days on Market Until Sale	40	59	+ 47.5%	36	52	+ 44.4%
Cumulative Days on Market Until Sale	42	88	+ 109.5%	44	71	+ 61.4%
Average List Price	\$504,818	\$489,292	- 3.1%	\$474,809	\$515,893	+ 8.7%
Inventory of Homes for Sale	82	116	+ 41.5%	--	--	--
Months Supply of Inventory	4.0	6.5	+ 62.5%	--	--	--

* 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.

September



Median Sales Price

Rolling 12-Month Calculation

