

Local Market Update for October 2025

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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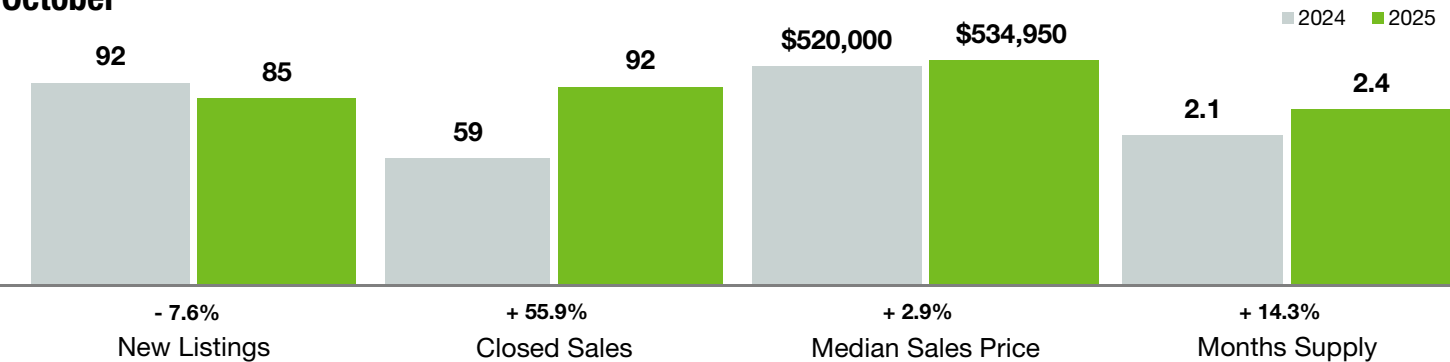
Matthews

North Carolina

Key Metrics	October			Year to Date		
	2024	2025	Percent Change	Thru 10-2024	Thru 10-2025	Percent Change
New Listings	92	85	- 7.6%	996	1,119	+ 12.3%
Pending Sales	75	65	- 13.3%	789	865	+ 9.6%
Closed Sales	59	92	+ 55.9%	725	851	+ 17.4%
Median Sales Price*	\$520,000	\$534,950	+ 2.9%	\$535,000	\$550,000	+ 2.8%
Average Sales Price*	\$638,799	\$611,627	- 4.3%	\$632,244	\$628,711	- 0.6%
Percent of Original List Price Received*	97.8%	96.5%	- 1.3%	99.0%	97.7%	- 1.3%
List to Close	64	84	+ 31.3%	61	75	+ 23.0%
Days on Market Until Sale	24	38	+ 58.3%	21	29	+ 38.1%
Cumulative Days on Market Until Sale	29	41	+ 41.4%	22	34	+ 54.5%
Average List Price	\$640,077	\$591,198	- 7.6%	\$630,540	\$648,187	+ 2.8%
Inventory of Homes for Sale	148	198	+ 33.8%	--	--	--
Months Supply of Inventory	2.1	2.4	+ 14.3%	--	--	--

* 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.

October



Median Sales Price

Rolling 12-Month Calculation

