

Local Market Update for January 2026

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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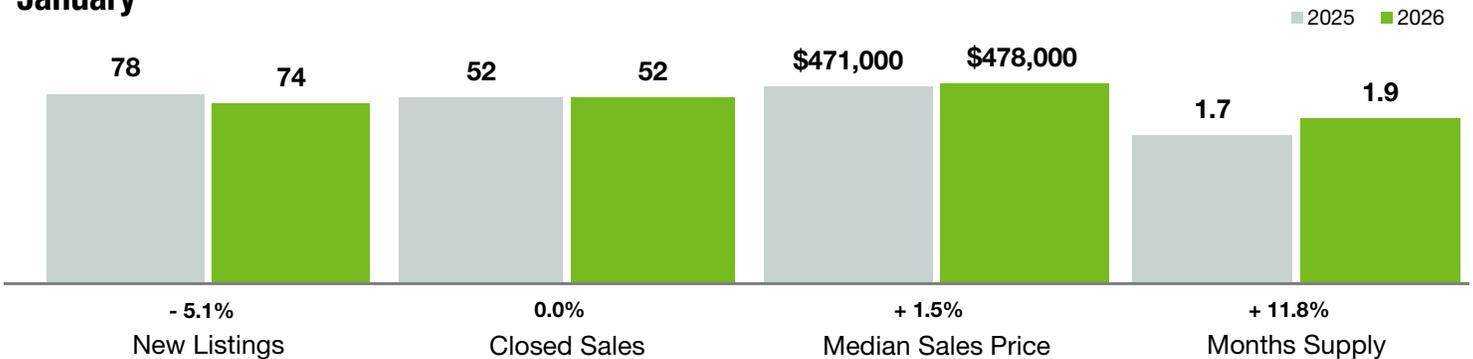
Matthews

North Carolina

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	78	74	- 5.1%	78	74	- 5.1%
Pending Sales	59	60	+ 1.7%	59	60	+ 1.7%
Closed Sales	52	52	0.0%	52	52	0.0%
Median Sales Price*	\$471,000	\$478,000	+ 1.5%	\$471,000	\$478,000	+ 1.5%
Average Sales Price*	\$537,382	\$522,900	- 2.7%	\$537,382	\$522,900	- 2.7%
Percent of Original List Price Received*	96.6%	94.0%	- 2.7%	96.6%	94.0%	- 2.7%
List to Close	88	105	+ 19.3%	88	105	+ 19.3%
Days on Market Until Sale	38	58	+ 52.6%	38	58	+ 52.6%
Cumulative Days on Market Until Sale	42	69	+ 64.3%	42	69	+ 64.3%
Average List Price	\$604,339	\$609,858	+ 0.9%	\$604,339	\$609,858	+ 0.9%
Inventory of Homes for Sale	127	156	+ 22.8%	--	--	--
Months Supply of Inventory	1.7	1.9	+ 11.8%	--	--	--

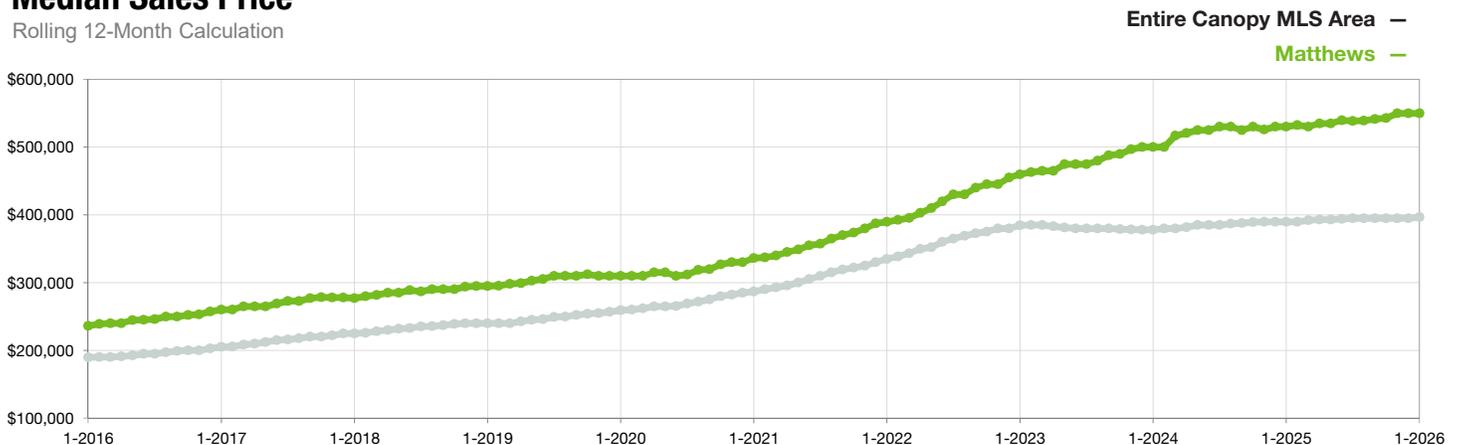
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

January



Median Sales Price

Rolling 12-Month Calculation



Current as of February 5, 2026. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2026 ShowingTime Plus, LLC.