

# Local Market Update for January 2026

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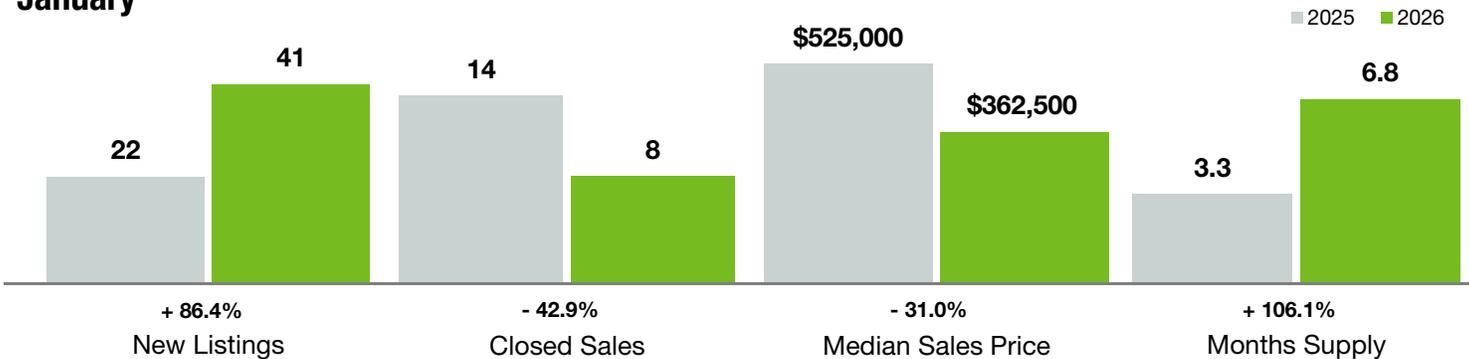
## Uptown Charlotte

North Carolina

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	22	41	+ 86.4%	22	41	+ 86.4%
Pending Sales	24	10	- 58.3%	24	10	- 58.3%
Closed Sales	14	8	- 42.9%	14	8	- 42.9%
Median Sales Price*	\$525,000	\$362,500	- 31.0%	\$525,000	\$362,500	- 31.0%
Average Sales Price*	\$489,529	\$466,875	- 4.6%	\$489,529	\$466,875	- 4.6%
Percent of Original List Price Received*	95.6%	95.4%	- 0.2%	95.6%	95.4%	- 0.2%
List to Close	103	114	+ 10.7%	103	114	+ 10.7%
Days on Market Until Sale	66	74	+ 12.1%	66	74	+ 12.1%
Cumulative Days on Market Until Sale	87	123	+ 41.4%	87	123	+ 41.4%
Average List Price	\$428,373	\$391,005	- 8.7%	\$428,373	\$391,005	- 8.7%
Inventory of Homes for Sale	65	108	+ 66.2%	--	--	--
Months Supply of Inventory	3.3	6.8	+ 106.1%	--	--	--

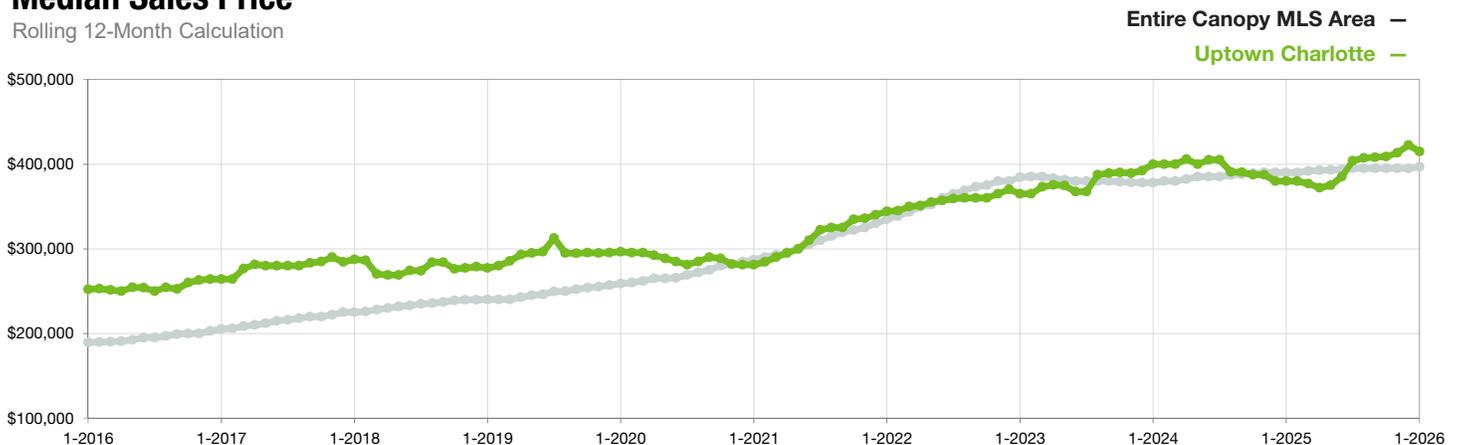
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### 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.