

Local Market Update for March 2026

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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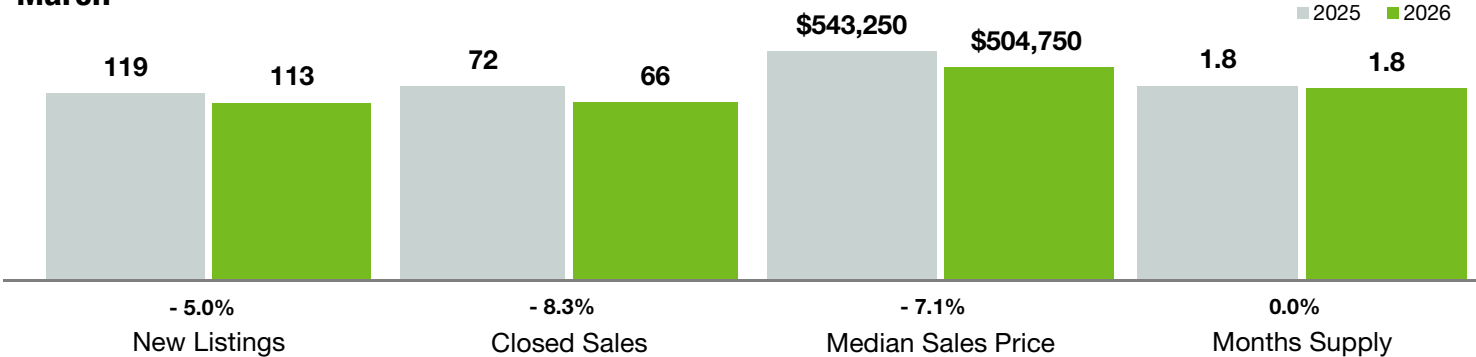
Matthews

North Carolina

Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	119	113	- 5.0%	285	261	- 8.4%
Pending Sales	102	88	- 13.7%	234	233	- 0.4%
Closed Sales	72	66	- 8.3%	173	176	+ 1.7%
Median Sales Price*	\$543,250	\$504,750	- 7.1%	\$518,450	\$490,000	- 5.5%
Average Sales Price*	\$621,516	\$621,881	+ 0.1%	\$578,392	\$595,104	+ 2.9%
Percent of Original List Price Received*	99.5%	95.7%	- 3.8%	98.2%	95.6%	- 2.6%
List to Close	68	97	+ 42.6%	79	103	+ 30.4%
Days on Market Until Sale	25	60	+ 140.0%	32	62	+ 93.8%
Cumulative Days on Market Until Sale	30	83	+ 176.7%	37	77	+ 108.1%
Average List Price	\$625,946	\$646,898	+ 3.3%	\$622,135	\$658,820	+ 5.9%
Inventory of Homes for Sale	138	144	+ 4.3%	--	--	--
Months Supply of Inventory	1.8	1.8	0.0%	--	--	--

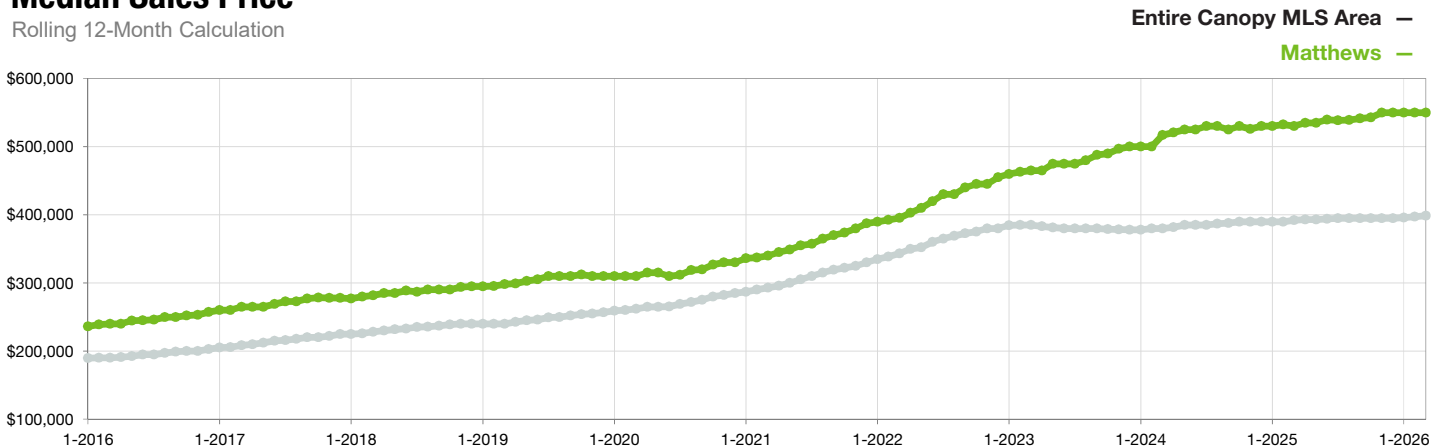
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

March



Median Sales Price

Rolling 12-Month Calculation



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