

Local Market Update for May 2026

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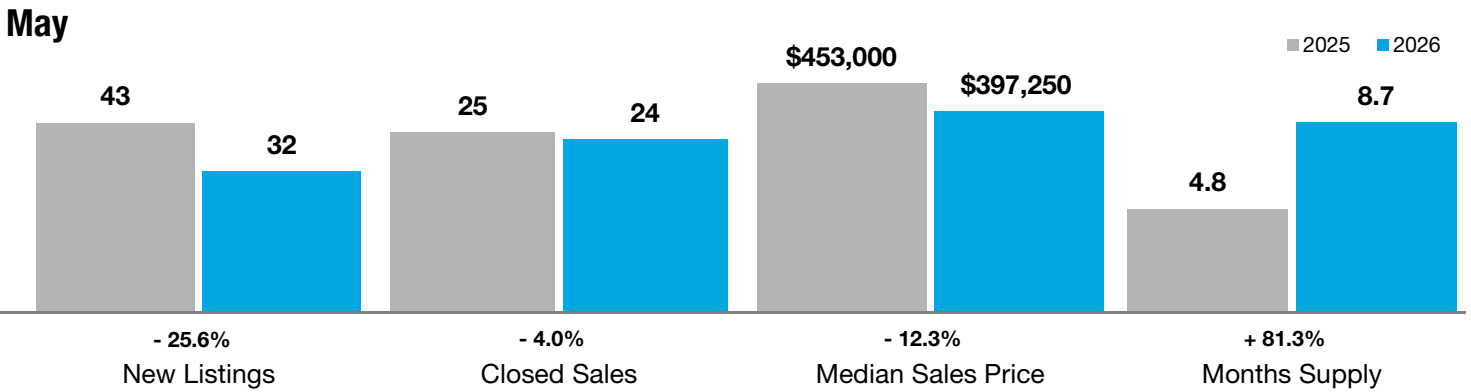


Uptown Charlotte

North Carolina

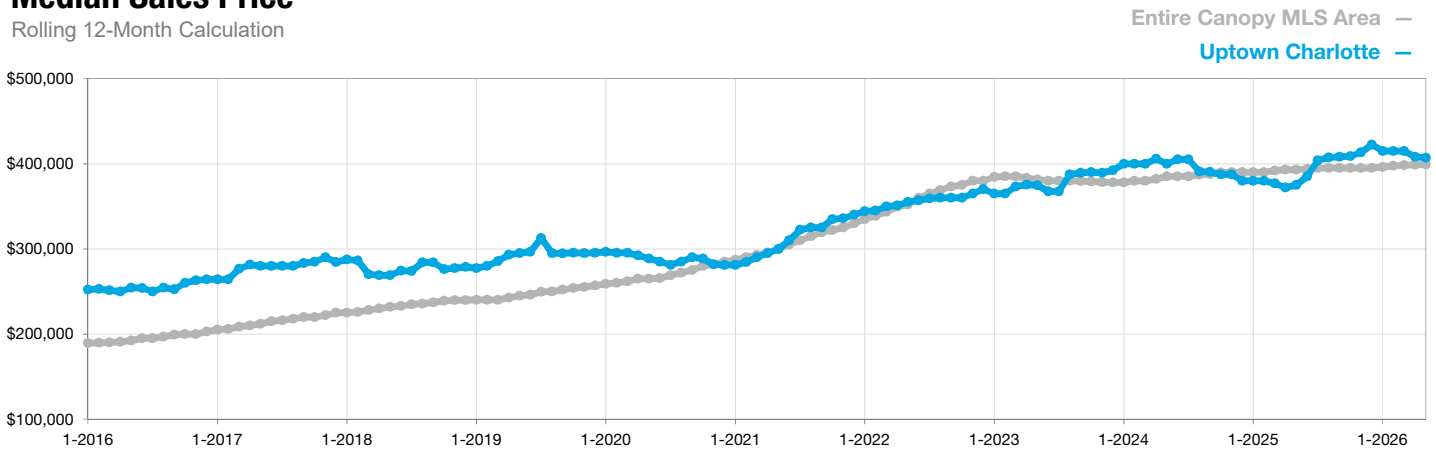
Key Metrics	May			Year to Date		
	2025	2026	Percent Change	Thru 5-2025	Thru 5-2026	Percent Change
New Listings	43	32	- 25.6%	166	207	+ 24.7%
Pending Sales	28	14	- 50.0%	109	96	- 11.9%
Closed Sales	25	24	- 4.0%	90	92	+ 2.2%
Median Sales Price*	\$453,000	\$397,250	- 12.3%	\$415,000	\$385,000	- 7.2%
Average Sales Price*	\$488,802	\$460,861	- 5.7%	\$495,160	\$437,522	- 11.6%
Percent of Original List Price Received*	95.6%	93.7%	- 2.0%	95.1%	94.3%	- 0.8%
List to Close	86	113	+ 31.4%	101	110	+ 8.9%
Days on Market Until Sale	53	68	+ 28.3%	63	72	+ 14.3%
Cumulative Days on Market Until Sale	86	79	- 8.1%	85	96	+ 12.9%
Average List Price	\$499,196	\$487,390	- 2.4%	\$499,729	\$463,993	- 7.2%
Inventory of Homes for Sale	90	139	+ 54.4%	--	--	--
Months Supply of Inventory	4.8	8.7	+ 81.3%	--	--	--

* 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.



Median Sales Price

Rolling 12-Month Calculation



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