

Local Market Update for July 2026

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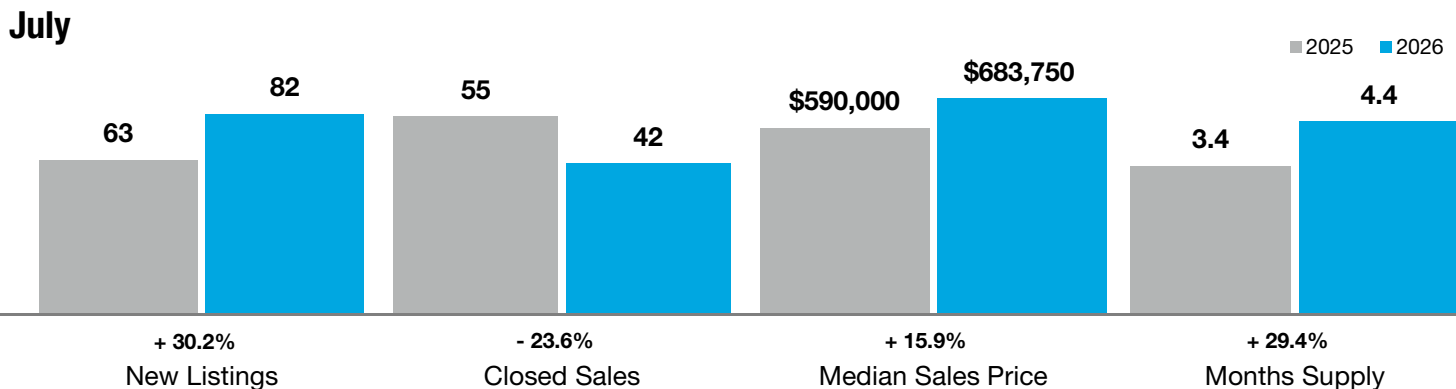


Cornelius

North Carolina

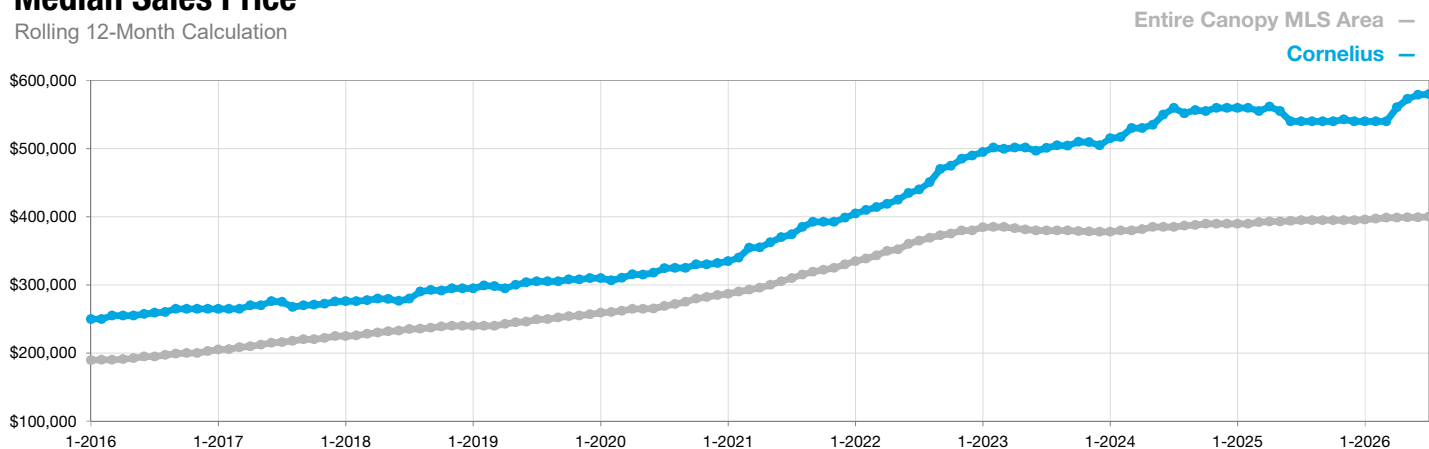
Key Metrics	July			Year to Date		
	2025	2026	Percent Change	Thru 7-2025	Thru 7-2026	Percent Change
New Listings	63	82	+ 30.2%	475	570	+ 20.0%
Pending Sales	63	59	- 6.3%	345	359	+ 4.1%
Closed Sales	55	42	- 23.6%	329	331	+ 0.6%
Median Sales Price*	\$590,000	\$683,750	+ 15.9%	\$545,000	\$615,000	+ 12.8%
Average Sales Price*	\$949,121	\$1,460,539	+ 53.9%	\$829,560	\$1,019,004	+ 22.8%
Percent of Original List Price Received*	95.2%	93.0%	- 2.3%	96.2%	95.3%	- 0.9%
List to Close	88	83	- 5.7%	88	85	- 3.4%
Days on Market Until Sale	50	44	- 12.0%	44	46	+ 4.5%
Cumulative Days on Market Until Sale	56	61	+ 8.9%	52	56	+ 7.7%
Average List Price	\$979,530	\$956,741	- 2.3%	\$994,751	\$1,071,795	+ 7.7%
Inventory of Homes for Sale	159	210	+ 32.1%	--	--	--
Months Supply of Inventory	3.4	4.4	+ 29.4%	--	--	--

* 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 August 5, 2026. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2026 ShowingTime Plus, LLC.