

Local Market Update for July 2026

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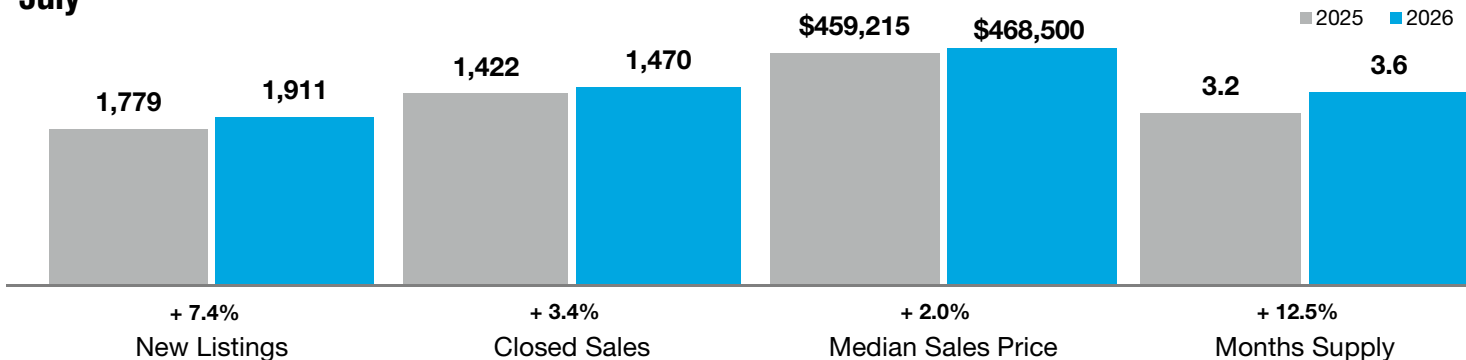
Mecklenburg County

North Carolina

Key Metrics	July			Year to Date		
	2025	2026	Percent Change	Thru 7-2025	Thru 7-2026	Percent Change
New Listings	1,779	1,911	+ 7.4%	13,429	14,036	+ 4.5%
Pending Sales	1,326	1,322	- 0.3%	9,721	9,811	+ 0.9%
Closed Sales	1,422	1,470	+ 3.4%	9,264	9,032	- 2.5%
Median Sales Price*	\$459,215	\$468,500	+ 2.0%	\$450,000	\$459,918	+ 2.2%
Average Sales Price*	\$601,942	\$658,489	+ 9.4%	\$613,414	\$634,418	+ 3.4%
Percent of Original List Price Received*	96.8%	96.5%	- 0.3%	97.2%	96.5%	- 0.7%
List to Close	82	88	+ 7.3%	86	94	+ 9.3%
Days on Market Until Sale	38	40	+ 5.3%	41	48	+ 17.1%
Cumulative Days on Market Until Sale	42	46	+ 9.5%	46	56	+ 21.7%
Average List Price	\$580,367	\$619,327	+ 6.7%	\$627,112	\$660,576	+ 5.3%
Inventory of Homes for Sale	4,060	4,593	+ 13.1%	--	--	--
Months Supply of Inventory	3.2	3.6	+ 12.5%	--	--	--

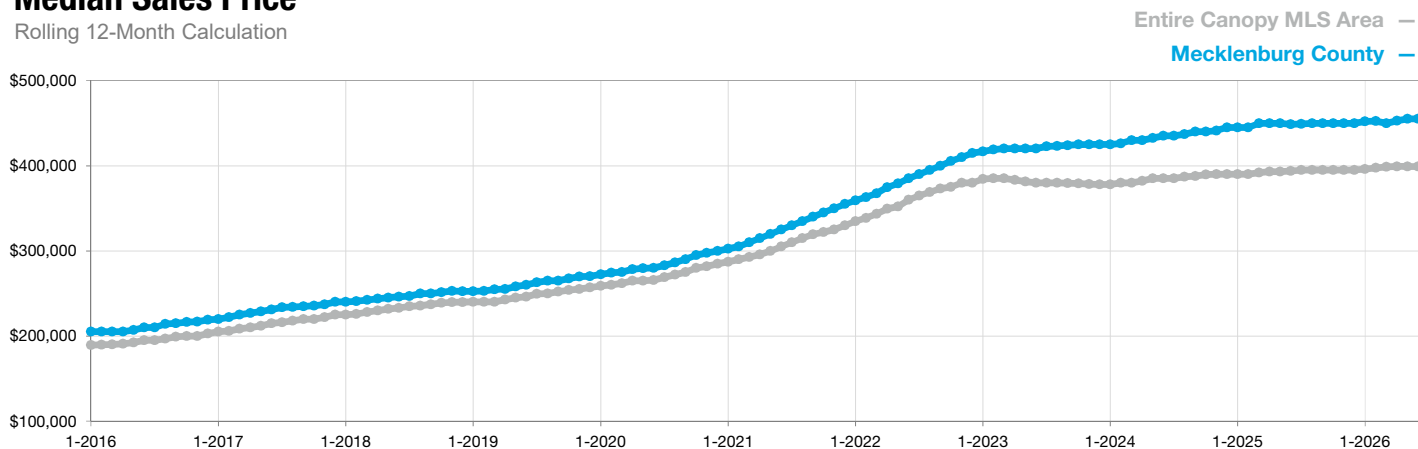
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

July



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.