

Local Market Update for August 2026

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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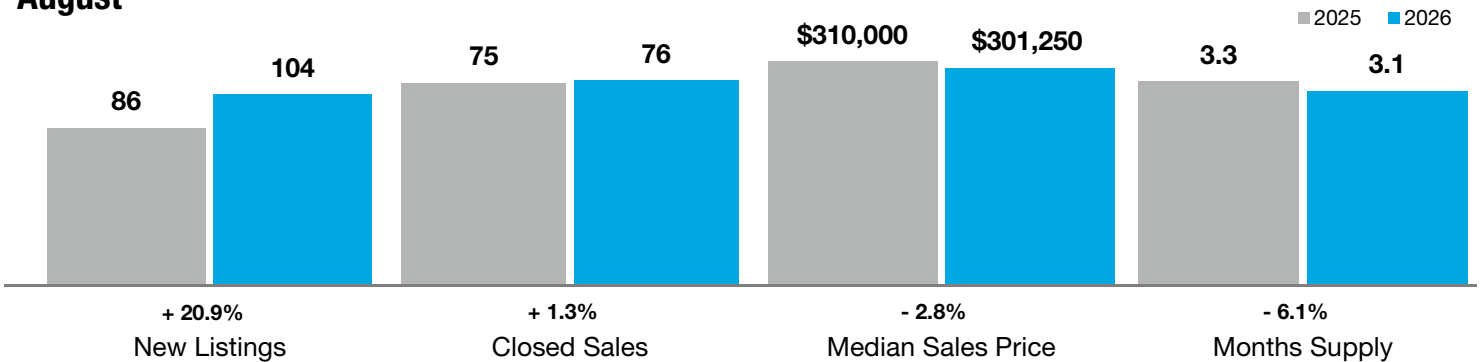
Kannapolis

North Carolina

Key Metrics	August			Year to Date		
	2025	2026	Percent Change	Thru 8-2025	Thru 8-2026	Percent Change
New Listings	86	104	+ 20.9%	769	815	+ 6.0%
Pending Sales	69	73	+ 5.8%	595	624	+ 4.9%
Closed Sales	75	76	+ 1.3%	567	599	+ 5.6%
Median Sales Price*	\$310,000	\$301,250	- 2.8%	\$305,000	\$309,990	+ 1.6%
Average Sales Price*	\$321,087	\$329,487	+ 2.6%	\$324,247	\$326,296	+ 0.6%
Percent of Original List Price Received*	94.5%	95.4%	+ 1.0%	94.9%	94.9%	0.0%
List to Close	93	94	+ 1.1%	93	93	0.0%
Days on Market Until Sale	50	52	+ 4.0%	49	52	+ 6.1%
Cumulative Days on Market Until Sale	50	77	+ 54.0%	55	61	+ 10.9%
Average List Price	\$350,603	\$390,299	+ 11.3%	\$343,702	\$347,285	+ 1.0%
Inventory of Homes for Sale	225	227	+ 0.9%	--	--	--
Months Supply of Inventory	3.3	3.1	- 6.1%	--	--	--

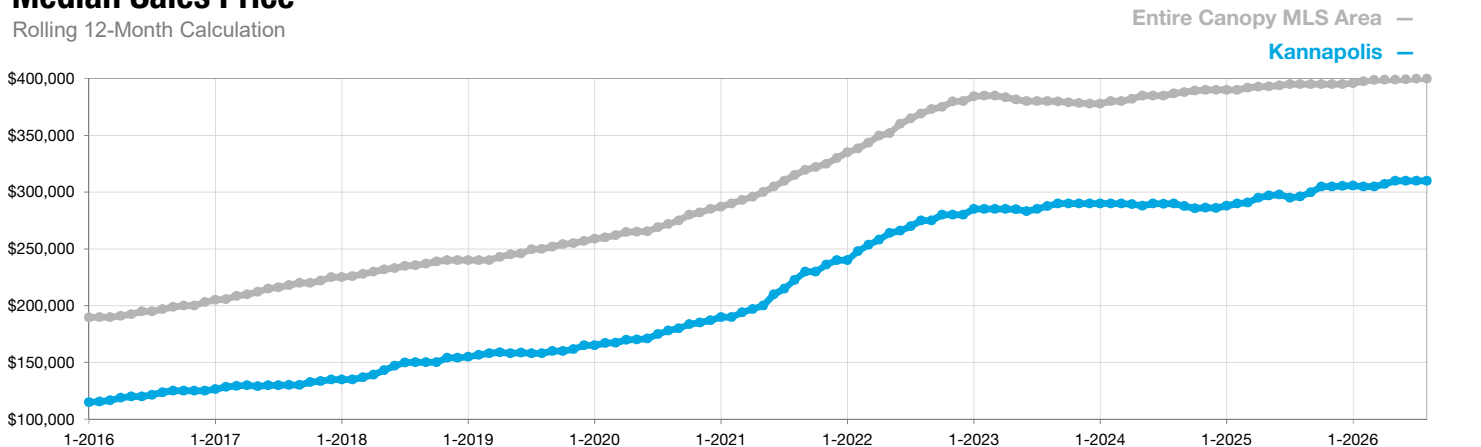
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

August



Median Sales Price

Rolling 12-Month Calculation



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