

Local Market Update for August 2026

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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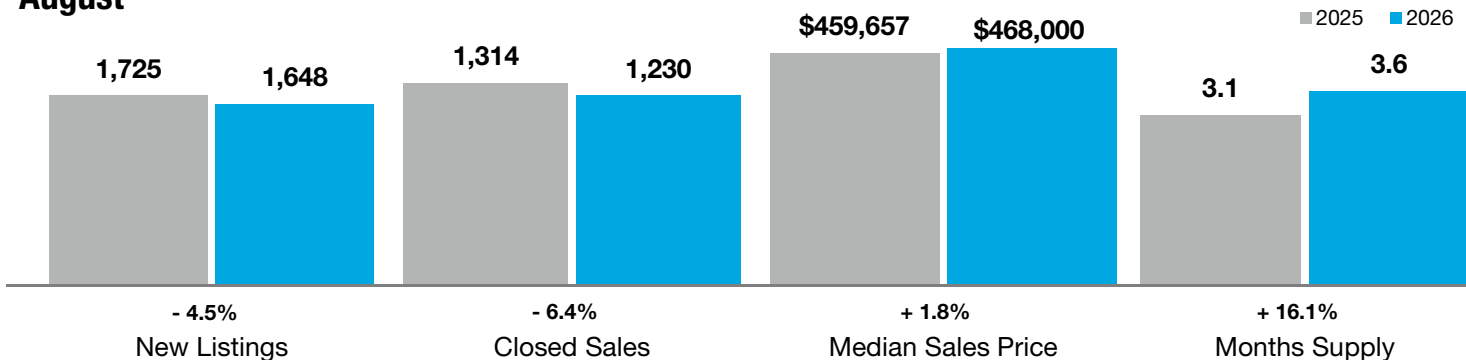
Mecklenburg County

North Carolina

Key Metrics	August			Year to Date		
	2025	2026	Percent Change	Thru 8-2025	Thru 8-2026	Percent Change
New Listings	1,725	1,648	- 4.5%	15,154	15,705	+ 3.6%
Pending Sales	1,340	1,232	- 8.1%	11,060	10,970	- 0.8%
Closed Sales	1,314	1,230	- 6.4%	10,579	10,311	- 2.5%
Median Sales Price*	\$459,657	\$468,000	+ 1.8%	\$452,000	\$460,000	+ 1.8%
Average Sales Price*	\$598,262	\$614,667	+ 2.7%	\$611,546	\$631,937	+ 3.3%
Percent of Original List Price Received*	96.2%	96.1%	- 0.1%	97.1%	96.4%	- 0.7%
List to Close	89	94	+ 5.6%	86	94	+ 9.3%
Days on Market Until Sale	44	45	+ 2.3%	41	48	+ 17.1%
Cumulative Days on Market Until Sale	48	53	+ 10.4%	46	55	+ 19.6%
Average List Price	\$616,016	\$600,029	- 2.6%	\$625,855	\$652,001	+ 4.2%
Inventory of Homes for Sale	4,032	4,543	+ 12.7%	--	--	--
Months Supply of Inventory	3.1	3.6	+ 16.1%	--	--	--

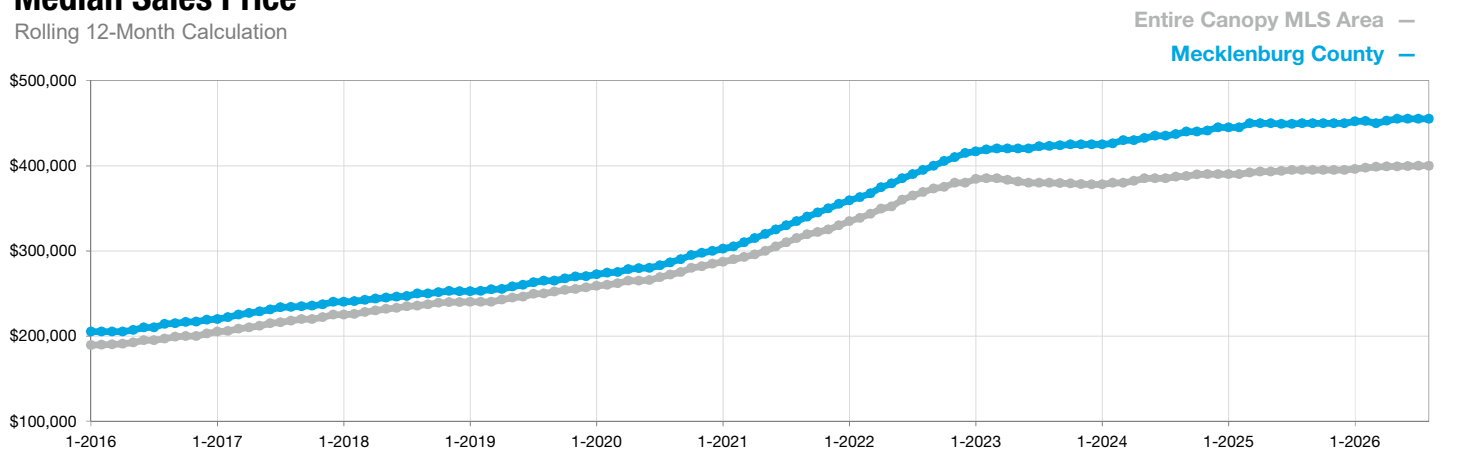
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.