Local Market Update for August 2026

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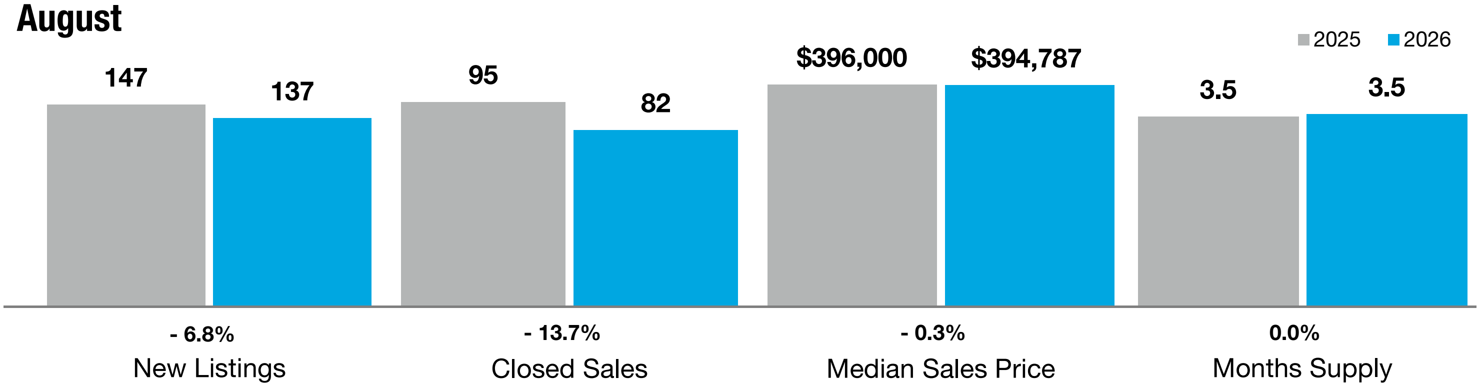
Monroe

North Carolina

	August			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**Thru 8-2025**	**Thru 8-2026**	Percent Change
New Listings	147	**137**	- 6.8%	1,113	**1,209**	+ 8.6%
Pending Sales	108	**109**	+ 0.9%	855	**844**	- 1.3%
Closed Sales	95	**82**	- 13.7%	811	**787**	- 3.0%
Median Sales Price*	$396,000	**$394,787**	- 0.3%	$400,000	**$395,500**	- 1.1%
Average Sales Price*	$429,423	**$432,728**	+ 0.8%	$425,962	**$434,287**	+ 2.0%
Percent of Original List Price Received*	95.1%	**95.1%**	0.0%	96.4%	**95.9%**	- 0.5%
List to Close	100	**97**	- 3.0%	103	**99**	- 3.9%
Days on Market Until Sale	53	**50**	- 5.7%	56	**55**	- 1.8%
Cumulative Days on Market Until Sale	58	**52**	- 10.3%	57	**62**	+ 8.8%
Average List Price	$432,449	**$465,449**	+ 7.6%	$457,058	**$451,900**	- 1.1%
Inventory of Homes for Sale	345	**360**	+ 4.3%	--	**--**	--
Months Supply of Inventory	3.5	**3.5**	0.0%	--	**--**	--

* 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