Local Market Update for October 2026

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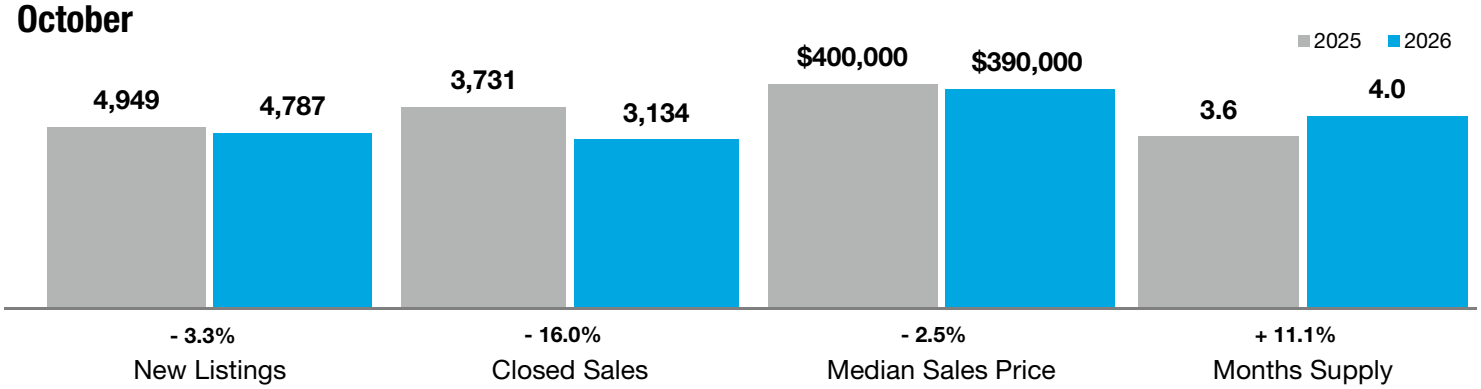
Charlotte Region

Includes Alexander, Anson, Cabarrus, Catawba, Cleveland, Gaston, Iredell, Lincoln, Mecklenburg, Rowan, Stanly and Union Counties in North Carolina and Chester, Chesterfield, Lancaster and York Counties in South Carolina

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**Thru 10-2025**	**Thru 10-2026**	Percent Change
New Listings	4,949	**4,787**	- 3.3%	52,961	**53,557**	+ 1.1%
Pending Sales	3,449	**3,055**	- 11.4%	37,910	**37,035**	- 2.3%
Closed Sales	3,731	**3,134**	- 16.0%	37,033	**35,970**	- 2.9%
Median Sales Price*	$400,000	**$390,000**	- 2.5%	$399,900	**$400,000**	+ 0.0%
Average Sales Price*	$507,240	**$512,764**	+ 1.1%	$509,293	**$521,115**	+ 2.3%
Percent of Original List Price Received*	95.0%	**94.8%**	- 0.2%	95.9%	**95.6%**	- 0.3%
List to Close	99	**104**	+ 5.1%	94	**100**	+ 6.4%
Days on Market Until Sale	54	**57**	+ 5.6%	50	**55**	+ 10.0%
Cumulative Days on Market Until Sale	61	**65**	+ 6.6%	56	**63**	+ 12.5%
Average List Price	$526,109	**$553,570**	+ 5.2%	$534,816	**$548,960**	+ 2.6%
Inventory of Homes for Sale	12,863	**14,096**	+ 9.6%	--	**--**	--
Months Supply of Inventory	3.6	**4.0**	+ 11.1%	--	**--**	--

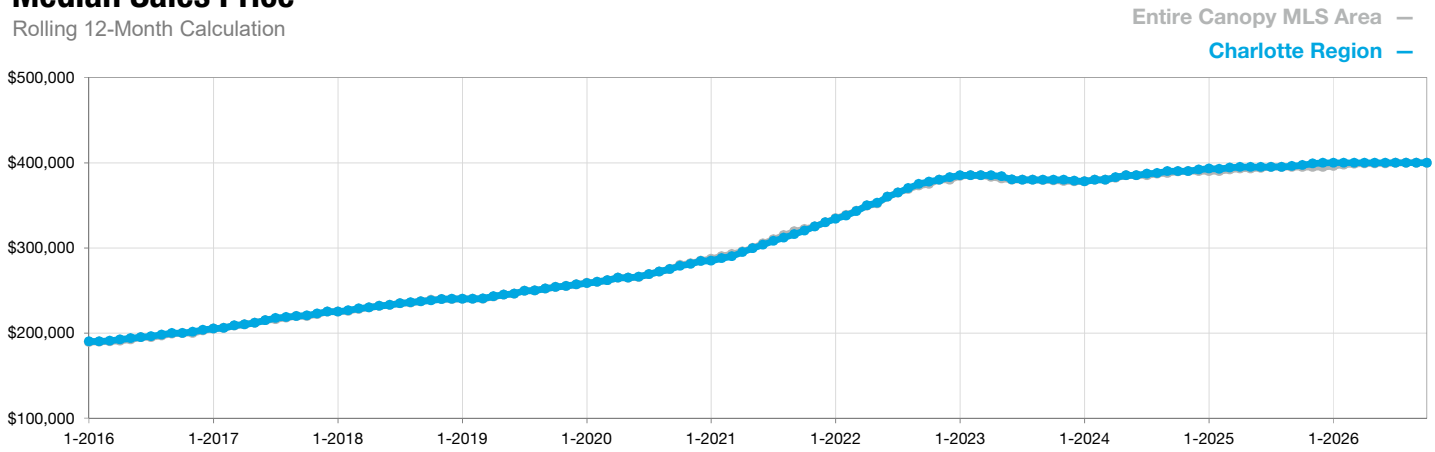
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

October



Median Sales Price

Rolling 12-Month Calculation



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