Local Market Update for October 2026

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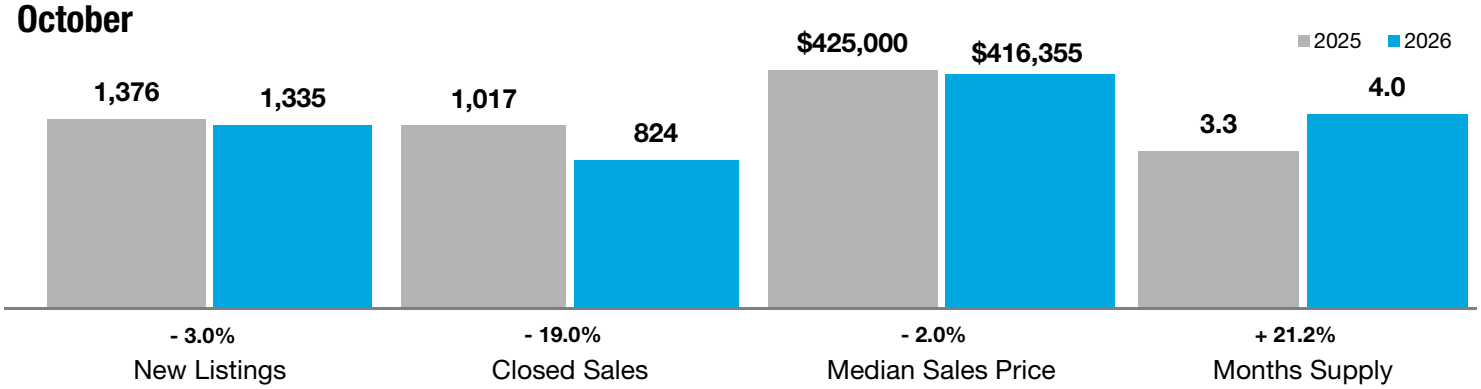
City of Charlotte

North Carolina

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**Thru 10-2025**	**Thru 10-2026**	Percent Change
New Listings	1,376	**1,335**	- 3.0%	14,910	**15,516**	+ 4.1%
Pending Sales	964	**793**	- 17.7%	10,733	**10,296**	- 4.1%
Closed Sales	1,017	**824**	- 19.0%	10,539	**10,014**	- 5.0%
Median Sales Price*	$425,000	**$416,355**	- 2.0%	$425,000	**$429,000**	+ 0.9%
Average Sales Price*	$581,408	**$586,778**	+ 0.9%	$588,673	**$603,600**	+ 2.5%
Percent of Original List Price Received*	95.7%	**95.1%**	- 0.6%	96.8%	**96.2%**	- 0.6%
List to Close	94	**98**	+ 4.3%	88	**95**	+ 8.0%
Days on Market Until Sale	49	**51**	+ 4.1%	43	**49**	+ 14.0%
Cumulative Days on Market Until Sale	57	**60**	+ 5.3%	48	**57**	+ 18.8%
Average List Price	$603,018	**$595,275**	- 1.3%	$598,443	**$622,318**	+ 4.0%
Inventory of Homes for Sale	3,336	**3,950**	+ 18.4%	--	**--**	--
Months Supply of Inventory	3.3	**4.0**	+ 21.2%	--	**--**	--

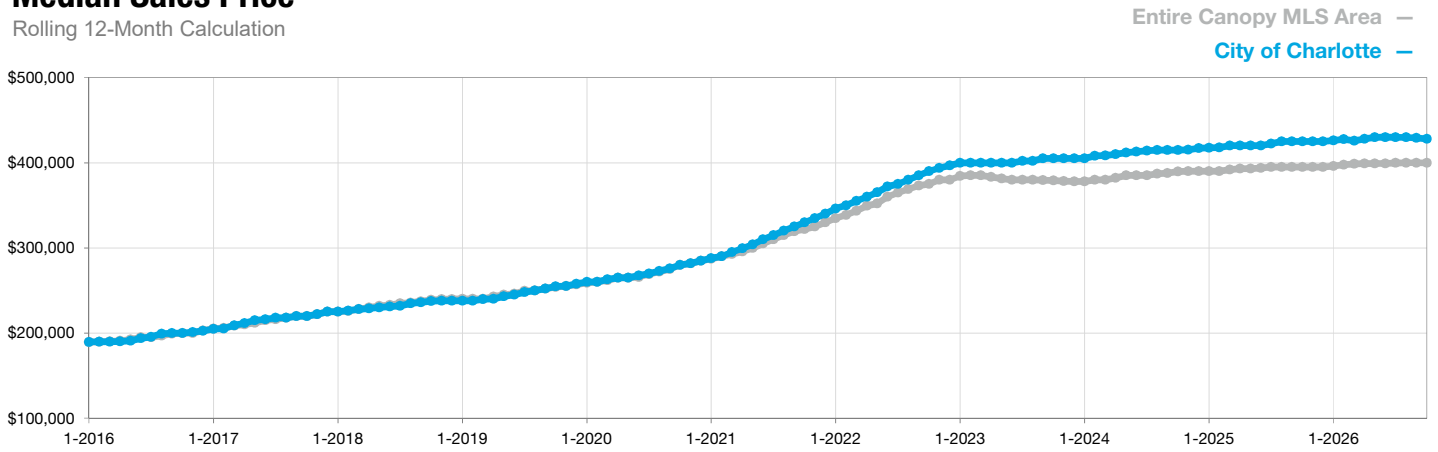
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.