

# Local Market Update for April 2024

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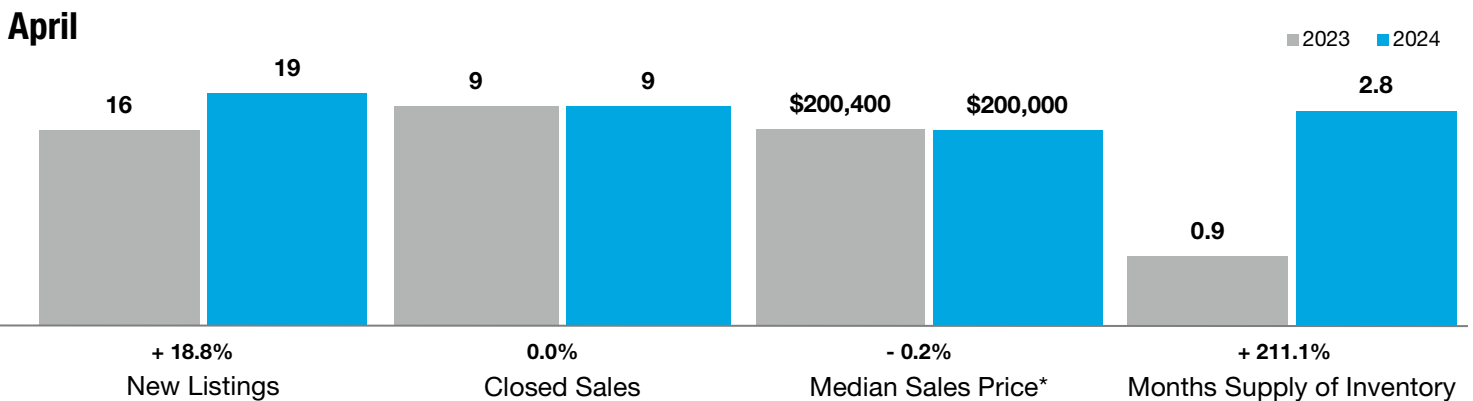


## Forest City

North Carolina

Key Metrics	April			Year to Date		
	2023	2024	Percent Change	Thru 4-2023	Thru 4-2024	Percent Change
New Listings	16	19	+ 18.8%	58	75	+ 29.3%
Pending Sales	17	18	+ 5.9%	55	50	- 9.1%
Closed Sales	9	9	0.0%	43	45	+ 4.7%
Median Sales Price*	\$200,400	\$200,000	- 0.2%	\$181,000	\$217,000	+ 19.9%
Average Sales Price*	\$201,989	\$206,111	+ 2.0%	\$210,410	\$230,667	+ 9.6%
Percent of Original List Price Received*	94.4%	89.6%	- 5.1%	94.3%	91.8%	- 2.7%
List to Close	80	140	+ 75.0%	94	108	+ 14.9%
Days on Market Until Sale	15	100	+ 566.7%	46	60	+ 30.4%
Cumulative Days on Market Until Sale	46	100	+ 117.4%	53	62	+ 17.0%
Average List Price	\$306,737	\$291,416	- 5.0%	\$265,562	\$240,975	- 9.3%
Inventory of Homes for Sale	15	39	+ 160.0%	--	--	--
Months Supply of Inventory	0.9	2.8	+ 211.1%	--	--	--

\* 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.



## Historical Median Sales Price

Rolling 12-Month Calculation

