

Local Market Update for March 2024

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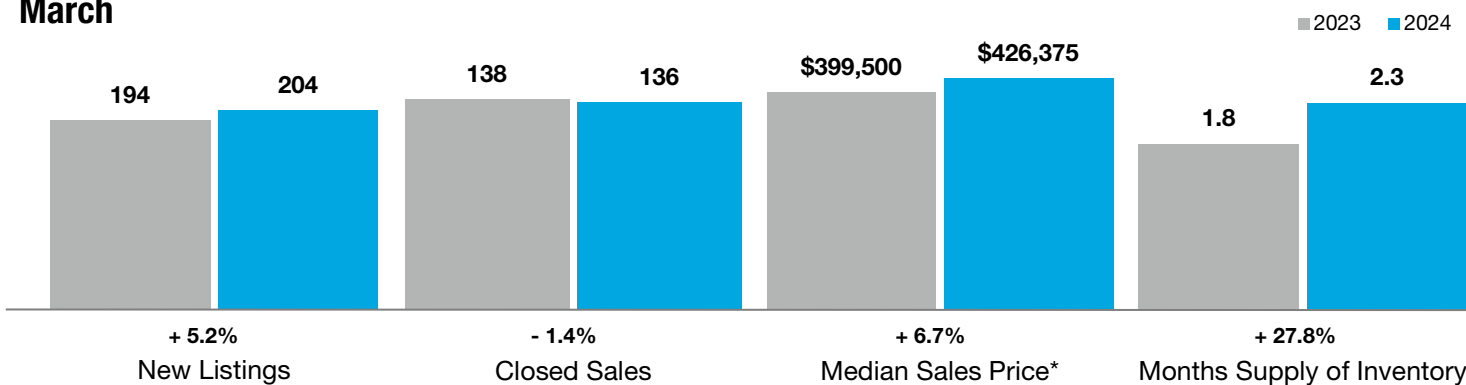
Henderson County

North Carolina

Key Metrics	March			Year to Date		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	194	204	+ 5.2%	463	512	+ 10.6%
Pending Sales	159	155	- 2.5%	416	439	+ 5.5%
Closed Sales	138	136	- 1.4%	345	355	+ 2.9%
Median Sales Price*	\$399,500	\$426,375	+ 6.7%	\$400,000	\$423,000	+ 5.8%
Average Sales Price*	\$480,700	\$515,922	+ 7.3%	\$466,558	\$486,855	+ 4.4%
Percent of Original List Price Received*	97.0%	96.6%	- 0.4%	96.1%	96.2%	+ 0.1%
List to Close	90	106	+ 17.8%	94	103	+ 9.6%
Days on Market Until Sale	42	57	+ 35.7%	41	51	+ 24.4%
Cumulative Days on Market Until Sale	46	65	+ 41.3%	43	59	+ 37.2%
Average List Price	\$552,938	\$593,995	+ 7.4%	\$530,152	\$566,570	+ 6.9%
Inventory of Homes for Sale	277	344	+ 24.2%	--	--	--
Months Supply of Inventory	1.8	2.3	+ 27.8%	--	--	--

* 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.

March



Historical Median Sales Price Rolling 12-Month Calculation

