

Local Market Update for August 2023

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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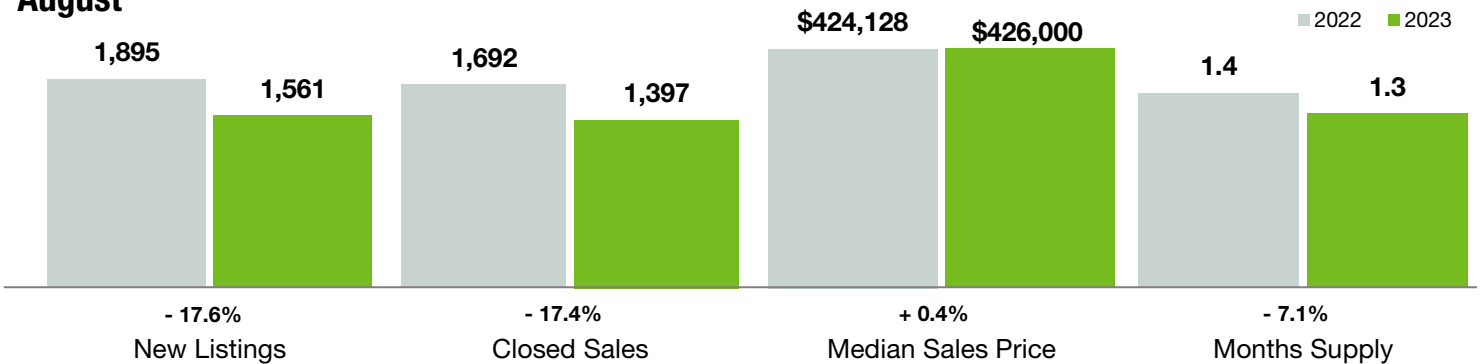
Mecklenburg County

North Carolina

Key Metrics	August			Year to Date		
	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	1,895	1,561	- 17.6%	16,370	12,298	- 24.9%
Pending Sales	1,622	1,285	- 20.8%	13,621	11,329	- 16.8%
Closed Sales	1,692	1,397	- 17.4%	13,760	10,816	- 21.4%
Median Sales Price*	\$424,128	\$426,000	+ 0.4%	\$412,050	\$425,000	+ 3.1%
Average Sales Price*	\$521,871	\$545,498	+ 4.5%	\$508,619	\$543,678	+ 6.9%
Percent of Original List Price Received*	98.9%	99.2%	+ 0.3%	102.3%	98.3%	- 3.9%
List to Close	74	77	+ 4.1%	73	86	+ 17.8%
Days on Market Until Sale	19	25	+ 31.6%	16	34	+ 112.5%
Cumulative Days on Market Until Sale	17	26	+ 52.9%	16	35	+ 118.8%
Average List Price	\$524,535	\$568,413	+ 8.4%	\$526,247	\$584,081	+ 11.0%
Inventory of Homes for Sale	2,465	1,655	- 32.9%	--	--	--
Months Supply of Inventory	1.4	1.3	- 7.1%	--	--	--

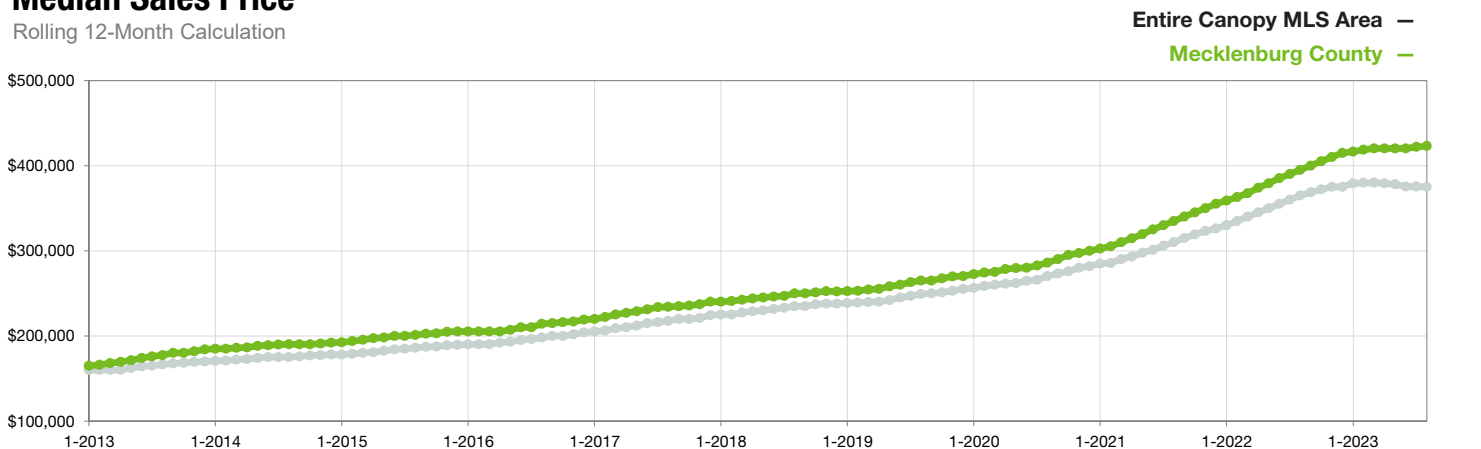
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

August



Median Sales Price

Rolling 12-Month Calculation



Current as of September 28, 2023. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2023 ShowingTime.