

Local Market Update for March 2023

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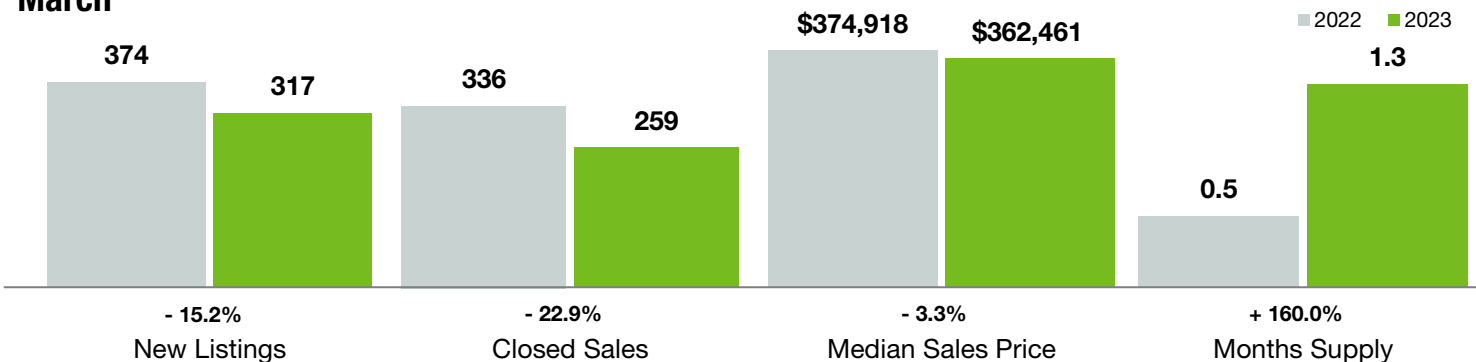
Cabarrus County

North Carolina

Key Metrics	March			Year to Date		
	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
New Listings	374	317	- 15.2%	934	770	- 17.6%
Pending Sales	349	327	- 6.3%	908	816	- 10.1%
Closed Sales	336	259	- 22.9%	919	584	- 36.5%
Median Sales Price*	\$374,918	\$362,461	- 3.3%	\$356,000	\$360,000	+ 1.1%
Average Sales Price*	\$391,649	\$383,842	- 2.0%	\$370,644	\$376,829	+ 1.7%
Percent of Original List Price Received*	102.8%	95.3%	- 7.3%	101.8%	94.6%	- 7.1%
List to Close	67	108	+ 61.2%	72	101	+ 40.3%
Days on Market Until Sale	16	57	+ 256.3%	18	51	+ 183.3%
Cumulative Days on Market Until Sale	16	59	+ 268.8%	17	53	+ 211.8%
Average List Price	\$400,074	\$455,262	+ 13.8%	\$377,811	\$432,575	+ 14.5%
Inventory of Homes for Sale	169	338	+ 100.0%	--	--	--
Months Supply of Inventory	0.5	1.3	+ 160.0%	--	--	--

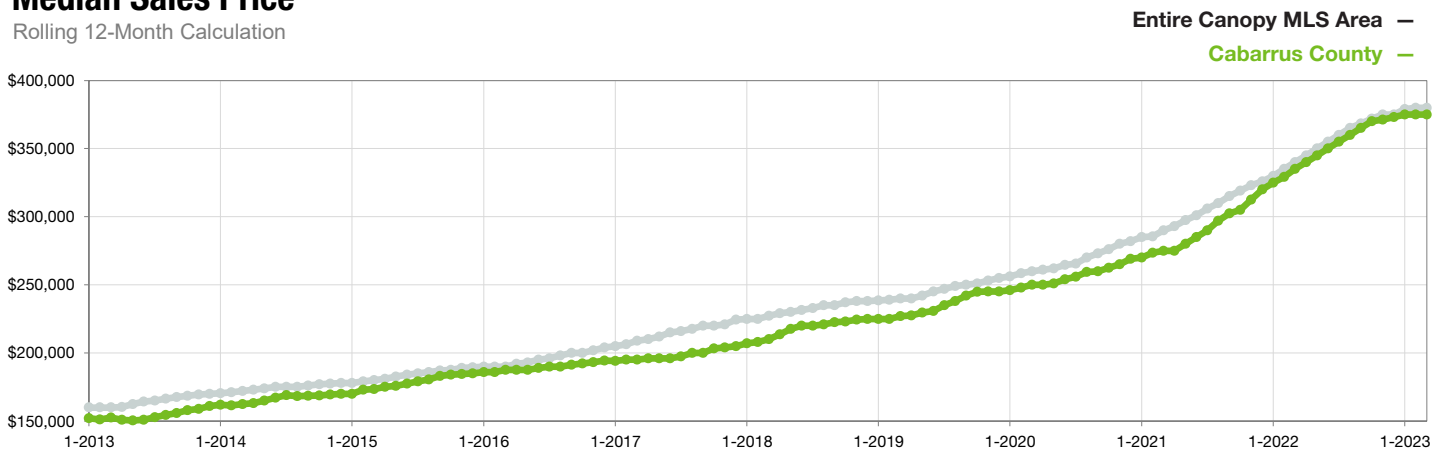
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

March



Median Sales Price

Rolling 12-Month Calculation



Current as of April 5, 2023. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2023 ShowingTime.