

Local Market Update for February 2024

A research tool provided by the Canopy Realtor® Association
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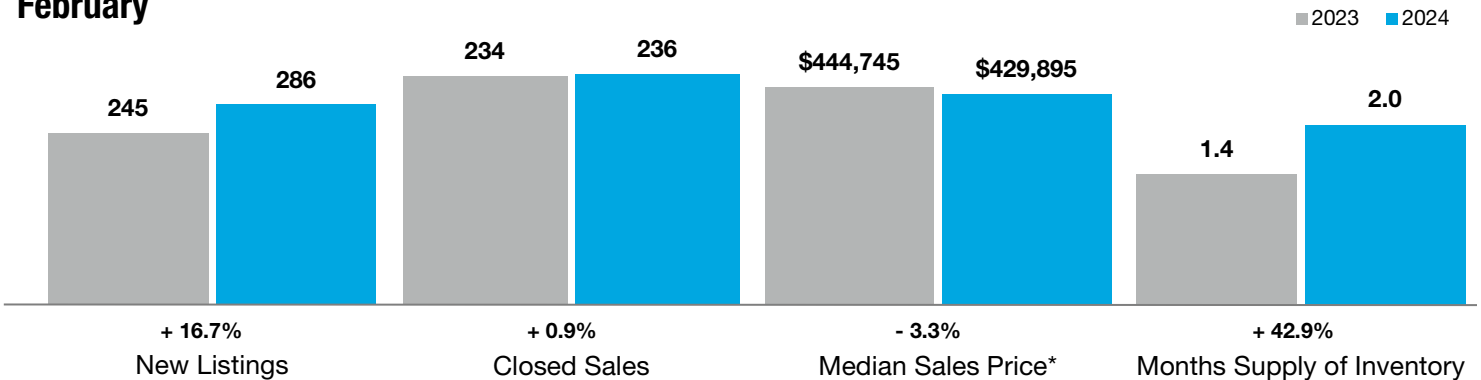
Buncombe County

North Carolina

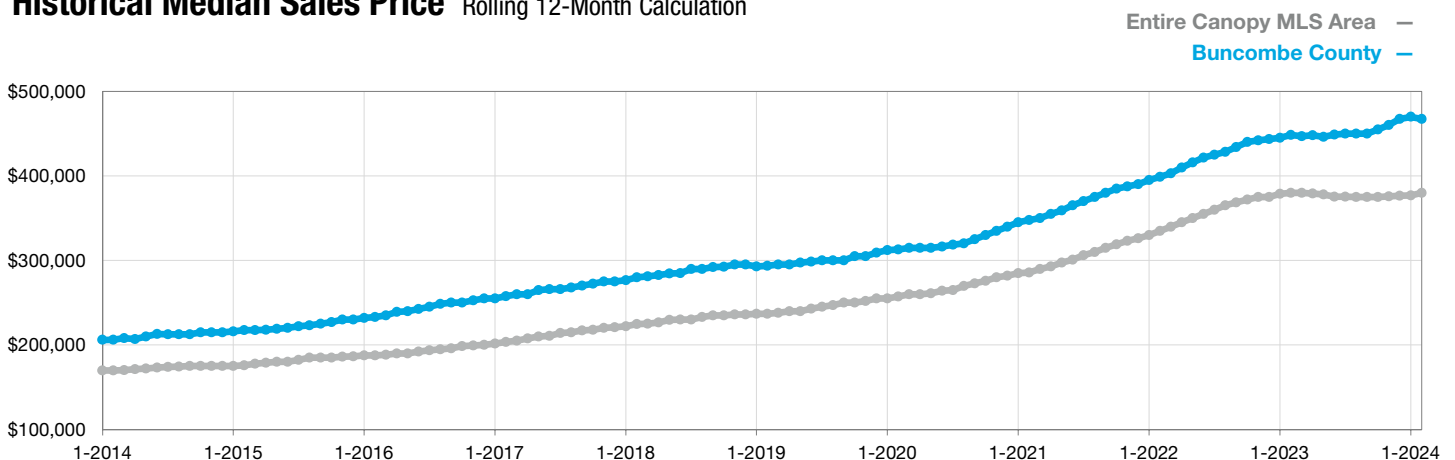
Key Metrics	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	245	286	+ 16.7%	476	534	+ 12.2%
Pending Sales	264	276	+ 4.5%	504	534	+ 6.0%
Closed Sales	234	236	+ 0.9%	436	454	+ 4.1%
Median Sales Price*	\$444,745	\$429,895	- 3.3%	\$434,595	\$430,000	- 1.1%
Average Sales Price*	\$578,738	\$530,335	- 8.4%	\$550,787	\$554,606	+ 0.7%
Percent of Original List Price Received*	95.1%	93.7%	- 1.5%	95.1%	93.7%	- 1.5%
List to Close	113	104	- 8.0%	111	108	- 2.7%
Days on Market Until Sale	55	55	0.0%	51	51	0.0%
Cumulative Days on Market Until Sale	49	60	+ 22.4%	44	55	+ 25.0%
Average List Price	\$628,862	\$610,657	- 2.9%	\$621,601	\$658,811	+ 6.0%
Inventory of Homes for Sale	480	587	+ 22.3%	--	--	--
Months Supply of Inventory	1.4	2.0	+ 42.9%	--	--	--

* 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.

February



Historical Median Sales Price Rolling 12-Month Calculation



Current as of March 5, 2024. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2024 ShowingTime.