

Local Market Update for September 2024

A research tool provided by the Canopy Realtor® Association
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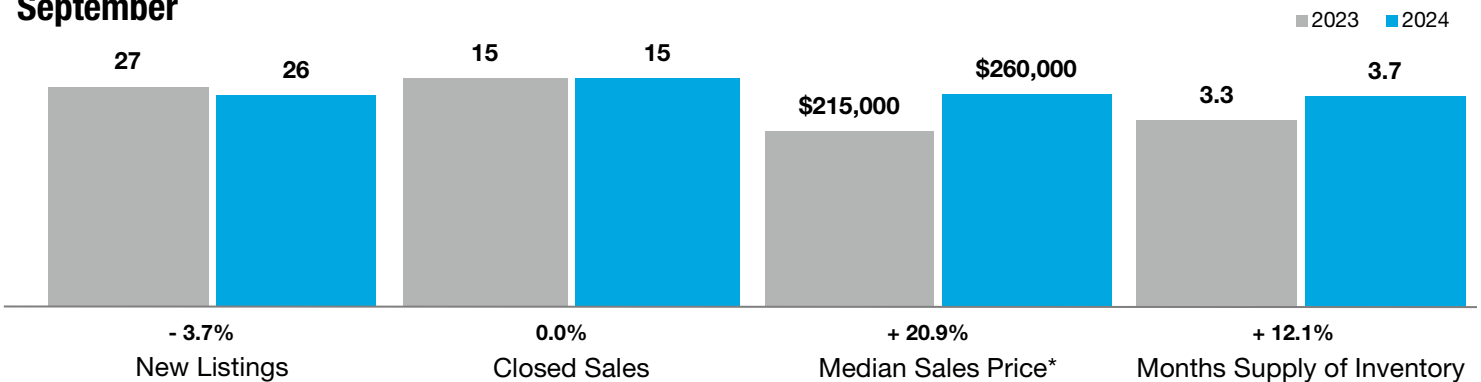
Marion

North Carolina

Key Metrics	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	27	26	- 3.7%	223	249	+ 11.7%
Pending Sales	19	15	- 21.1%	212	192	- 9.4%
Closed Sales	15	15	0.0%	204	188	- 7.8%
Median Sales Price*	\$215,000	\$260,000	+ 20.9%	\$250,000	\$264,500	+ 5.8%
Average Sales Price*	\$241,781	\$284,533	+ 17.7%	\$287,167	\$320,430	+ 11.6%
Percent of Original List Price Received*	93.4%	95.1%	+ 1.8%	96.1%	91.6%	- 4.7%
List to Close	66	73	+ 10.6%	78	117	+ 50.0%
Days on Market Until Sale	24	29	+ 20.8%	34	67	+ 97.1%
Cumulative Days on Market Until Sale	24	30	+ 25.0%	38	74	+ 94.7%
Average List Price	\$401,388	\$345,469	- 13.9%	\$325,909	\$367,591	+ 12.8%
Inventory of Homes for Sale	69	76	+ 10.1%	--	--	--
Months Supply of Inventory	3.3	3.7	+ 12.1%	--	--	--

* 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.

September



Historical Median Sales Price Rolling 12-Month Calculation

