

Local Market Update for December 2024

A research tool provided by the Canopy Realtor® Association
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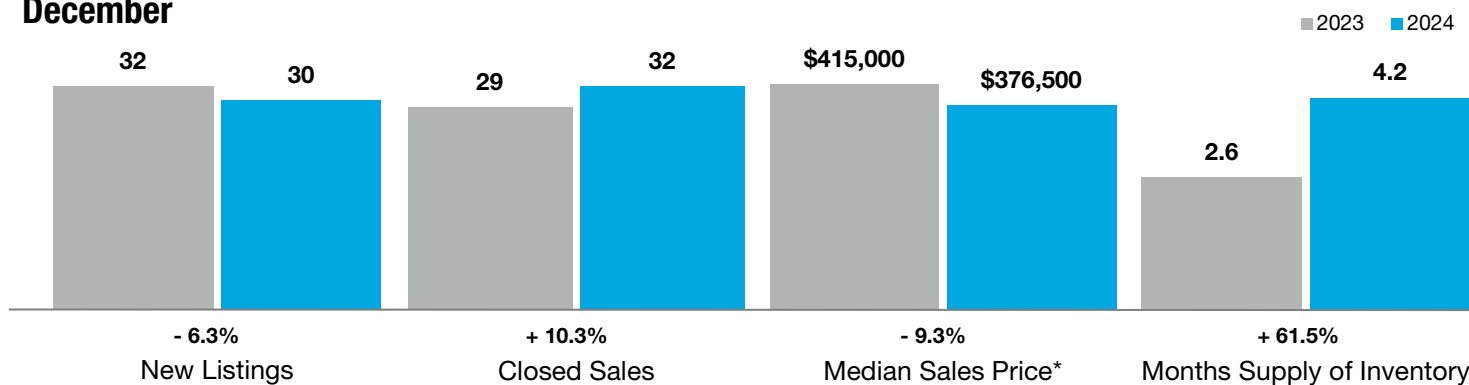
Waynesville

North Carolina

Key Metrics	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	32	30	- 6.3%	584	648	+ 11.0%
Pending Sales	30	31	+ 3.3%	472	446	- 5.5%
Closed Sales	29	32	+ 10.3%	460	428	- 7.0%
Median Sales Price*	\$415,000	\$376,500	- 9.3%	\$390,000	\$419,500	+ 7.6%
Average Sales Price*	\$531,757	\$404,441	- 23.9%	\$433,968	\$488,944	+ 12.7%
Percent of Original List Price Received*	93.7%	93.5%	- 0.2%	94.5%	94.3%	- 0.2%
List to Close	84	125	+ 48.8%	87	103	+ 18.4%
Days on Market Until Sale	47	62	+ 31.9%	44	49	+ 11.4%
Cumulative Days on Market Until Sale	57	66	+ 15.8%	48	54	+ 12.5%
Average List Price	\$419,430	\$502,207	+ 19.7%	\$487,345	\$537,798	+ 10.4%
Inventory of Homes for Sale	103	156	+ 51.5%	--	--	--
Months Supply of Inventory	2.6	4.2	+ 61.5%	--	--	--

* 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.

December



Historical Median Sales Price Rolling 12-Month Calculation

