

Local Market Update for January 2025

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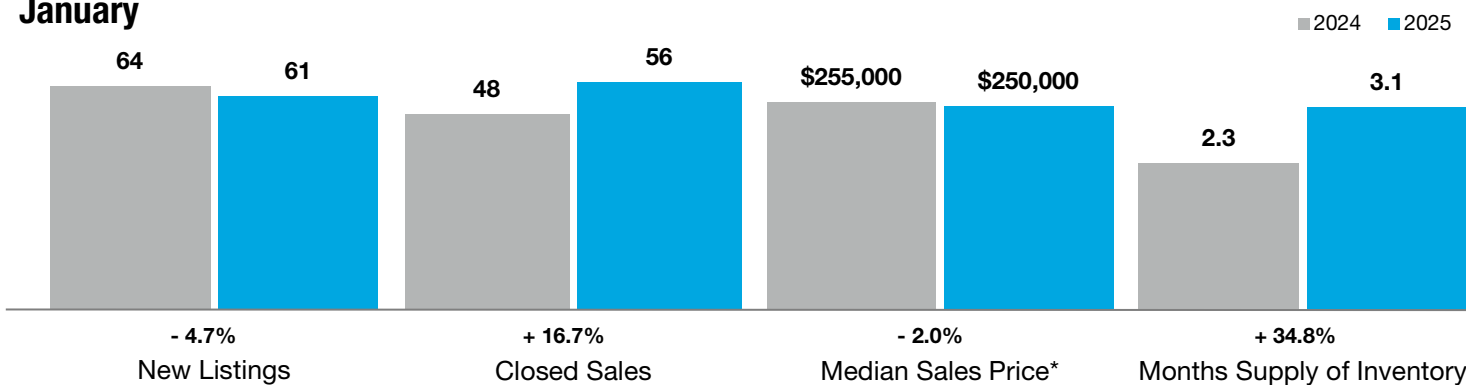
Burke County

North Carolina

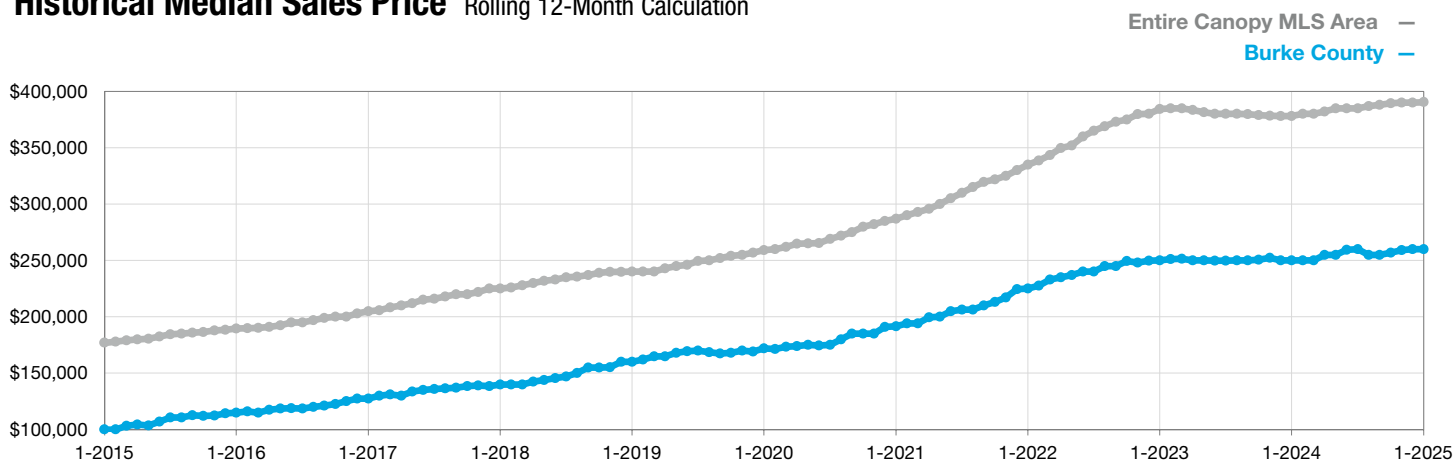
Key Metrics	January			Year to Date		
	2024	2025	Percent Change	Thru 1-2024	Thru 1-2025	Percent Change
New Listings	64	61	- 4.7%	64	61	- 4.7%
Pending Sales	54	49	- 9.3%	54	49	- 9.3%
Closed Sales	48	56	+ 16.7%	48	56	+ 16.7%
Median Sales Price*	\$255,000	\$250,000	- 2.0%	\$255,000	\$250,000	- 2.0%
Average Sales Price*	\$277,978	\$376,876	+ 35.6%	\$277,978	\$376,876	+ 35.6%
Percent of Original List Price Received*	94.9%	91.6%	- 3.5%	94.9%	91.6%	- 3.5%
List to Close	81	114	+ 40.7%	81	114	+ 40.7%
Days on Market Until Sale	36	80	+ 122.2%	36	80	+ 122.2%
Cumulative Days on Market Until Sale	36	88	+ 144.4%	36	88	+ 144.4%
Average List Price	\$317,216	\$329,463	+ 3.9%	\$317,216	\$329,463	+ 3.9%
Inventory of Homes for Sale	143	208	+ 45.5%	--	--	--
Months Supply of Inventory	2.3	3.1	+ 34.8%	--	--	--

* 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.

January



Historical Median Sales Price Rolling 12-Month Calculation



Current as of February 5, 2025. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2025 ShowingTime Plus, LLC.