

Local Market Update for January 2025

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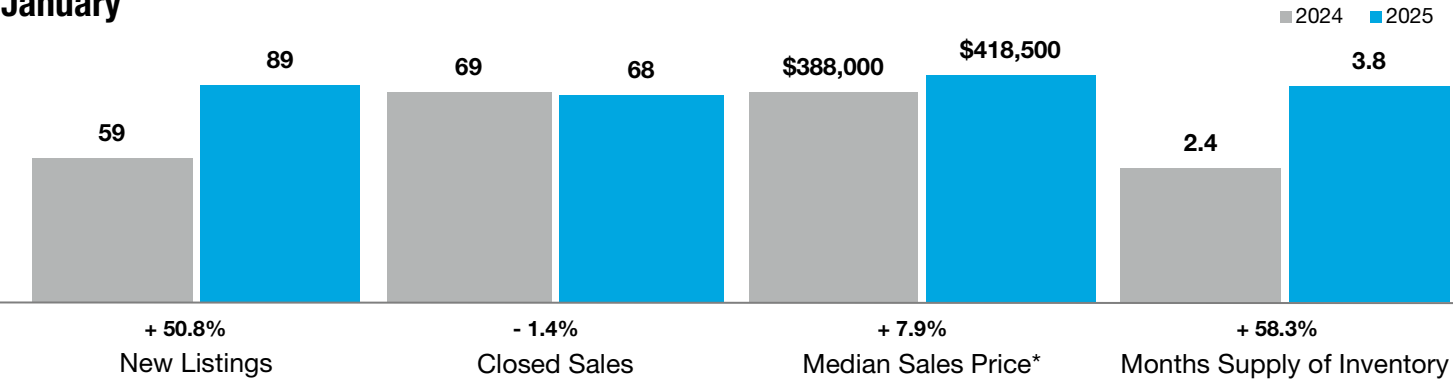
Haywood County

North Carolina

Key Metrics	January			Year to Date		
	2024	2025	Percent Change	Thru 1-2024	Thru 1-2025	Percent Change
New Listings	59	89	+ 50.8%	59	89	+ 50.8%
Pending Sales	58	70	+ 20.7%	58	70	+ 20.7%
Closed Sales	69	68	- 1.4%	69	68	- 1.4%
Median Sales Price*	\$388,000	\$418,500	+ 7.9%	\$388,000	\$418,500	+ 7.9%
Average Sales Price*	\$430,954	\$445,906	+ 3.5%	\$430,954	\$445,906	+ 3.5%
Percent of Original List Price Received*	92.6%	94.6%	+ 2.2%	92.6%	94.6%	+ 2.2%
List to Close	115	122	+ 6.1%	115	122	+ 6.1%
Days on Market Until Sale	68	62	- 8.8%	68	62	- 8.8%
Cumulative Days on Market Until Sale	73	66	- 9.6%	73	66	- 9.6%
Average List Price	\$438,538	\$457,109	+ 4.2%	\$438,538	\$457,109	+ 4.2%
Inventory of Homes for Sale	200	297	+ 48.5%	--	--	--
Months Supply of Inventory	2.4	3.8	+ 58.3%	--	--	--

* 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

