

Local Market Update for January 2025

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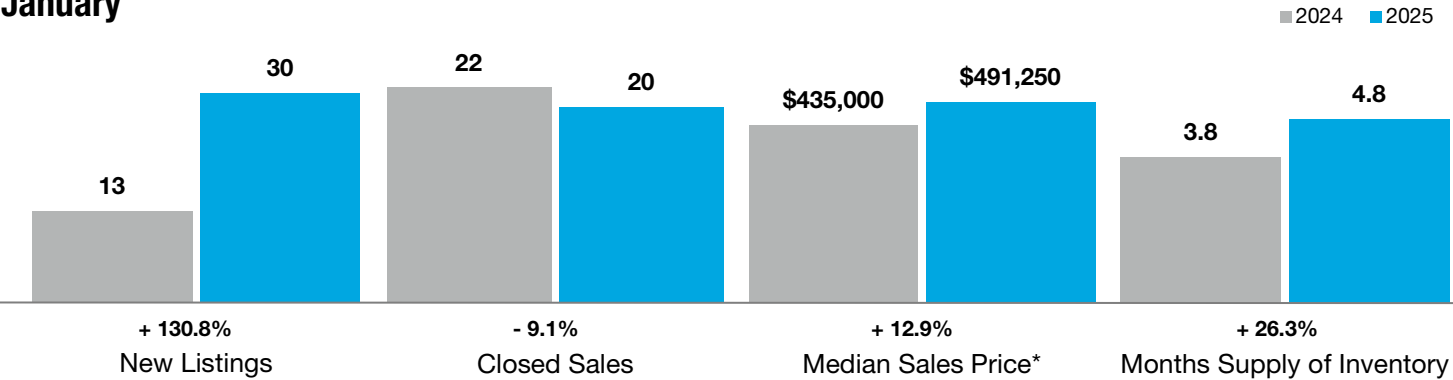
Polk County

North Carolina

Key Metrics	January			Year to Date		
	2024	2025	Percent Change	Thru 1-2024	Thru 1-2025	Percent Change
New Listings	13	30	+ 130.8%	13	30	+ 130.8%
Pending Sales	16	20	+ 25.0%	16	20	+ 25.0%
Closed Sales	22	20	- 9.1%	22	20	- 9.1%
Median Sales Price*	\$435,000	\$491,250	+ 12.9%	\$435,000	\$491,250	+ 12.9%
Average Sales Price*	\$435,148	\$604,088	+ 38.8%	\$435,148	\$604,088	+ 38.8%
Percent of Original List Price Received*	91.5%	92.0%	+ 0.5%	91.5%	92.0%	+ 0.5%
List to Close	110	145	+ 31.8%	110	145	+ 31.8%
Days on Market Until Sale	65	85	+ 30.8%	65	85	+ 30.8%
Cumulative Days on Market Until Sale	67	94	+ 40.3%	67	94	+ 40.3%
Average List Price	\$782,300	\$730,290	- 6.6%	\$782,300	\$730,290	- 6.6%
Inventory of Homes for Sale	92	111	+ 20.7%	--	--	--
Months Supply of Inventory	3.8	4.8	+ 26.3%	--	--	--

* 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

