

# Local Market Update for February 2025

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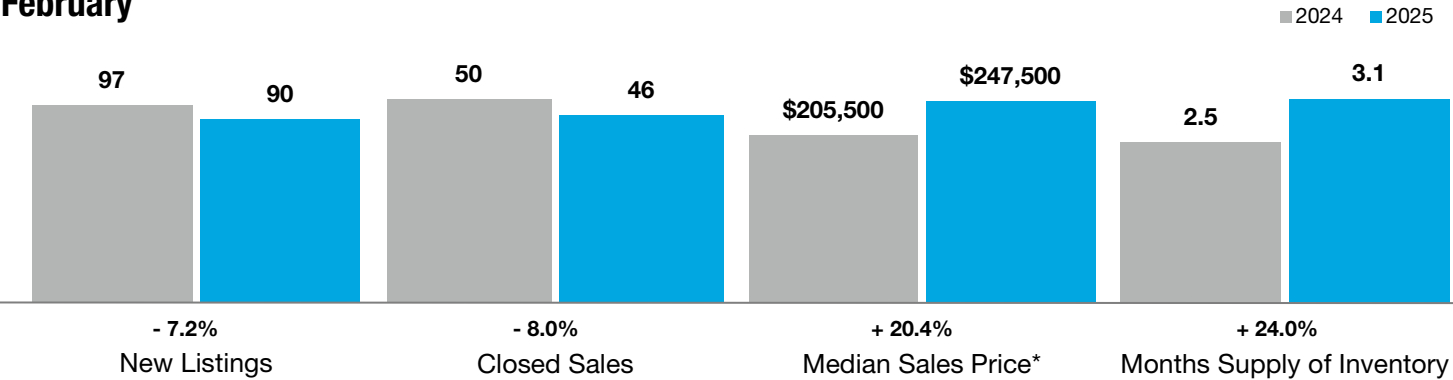
## Burke County

North Carolina

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	97	90	- 7.2%	161	152	- 5.6%
Pending Sales	72	79	+ 9.7%	126	126	0.0%
Closed Sales	50	46	- 8.0%	98	103	+ 5.1%
Median Sales Price*	\$205,500	\$247,500	+ 20.4%	\$226,000	\$250,000	+ 10.6%
Average Sales Price*	\$268,958	\$323,946	+ 20.4%	\$273,376	\$352,125	+ 28.8%
Percent of Original List Price Received*	91.2%	92.9%	+ 1.9%	93.0%	92.2%	- 0.9%
List to Close	88	111	+ 26.1%	84	112	+ 33.3%
Days on Market Until Sale	51	73	+ 43.1%	44	76	+ 72.7%
Cumulative Days on Market Until Sale	58	83	+ 43.1%	47	85	+ 80.9%
Average List Price	\$326,599	\$399,932	+ 22.5%	\$322,858	\$370,004	+ 14.6%
Inventory of Homes for Sale	160	210	+ 31.3%	--	--	--
Months Supply of Inventory	2.5	3.1	+ 24.0%	--	--	--

\* 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.

### February



### Historical Median Sales Price Rolling 12-Month Calculation

