

Local Market Update for February 2025

A research tool provided by the Canopy Realtor® Association
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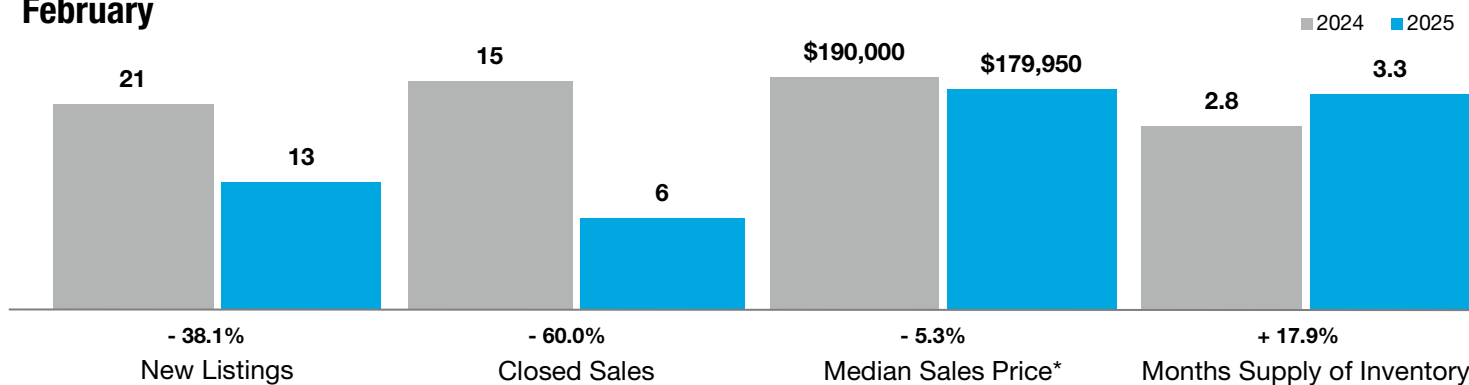
Forest City

North Carolina

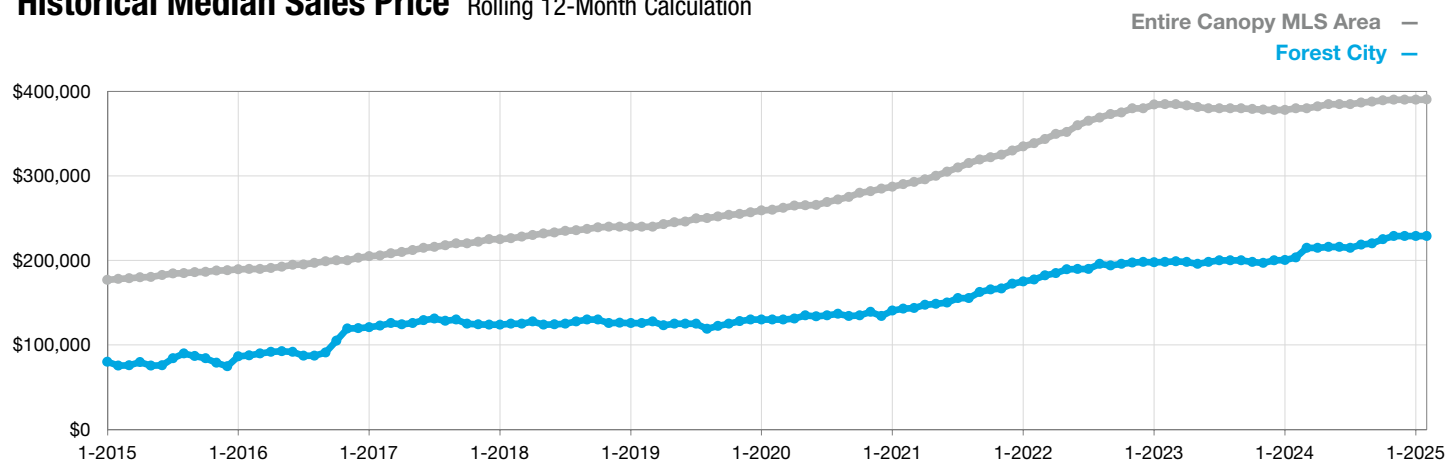
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	21	13	- 38.1%	38	38	0.0%
Pending Sales	11	15	+ 36.4%	22	29	+ 31.8%
Closed Sales	15	6	- 60.0%	23	16	- 30.4%
Median Sales Price*	\$190,000	\$179,950	- 5.3%	\$230,000	\$195,500	- 15.0%
Average Sales Price*	\$215,633	\$165,567	- 23.2%	\$236,413	\$208,656	- 11.7%
Percent of Original List Price Received*	90.4%	95.5%	+ 5.6%	92.0%	93.7%	+ 1.8%
List to Close	117	88	- 24.8%	99	104	+ 5.1%
Days on Market Until Sale	58	42	- 27.6%	47	54	+ 14.9%
Cumulative Days on Market Until Sale	60	42	- 30.0%	48	63	+ 31.3%
Average List Price	\$199,386	\$264,808	+ 32.8%	\$204,331	\$297,995	+ 45.8%
Inventory of Homes for Sale	39	47	+ 20.5%	--	--	--
Months Supply of Inventory	2.8	3.3	+ 17.9%	--	--	--

* 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



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