

Local Market Update for February 2025

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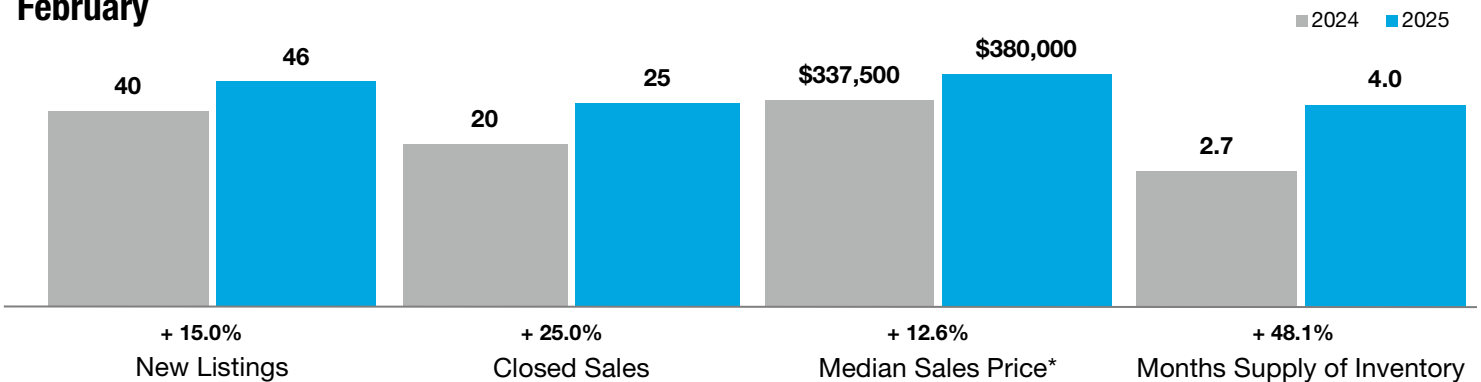
Waynesville

North Carolina

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	40	46	+ 15.0%	71	85	+ 19.7%
Pending Sales	31	43	+ 38.7%	54	70	+ 29.6%
Closed Sales	20	25	+ 25.0%	48	61	+ 27.1%
Median Sales Price*	\$337,500	\$380,000	+ 12.6%	\$382,500	\$410,000	+ 7.2%
Average Sales Price*	\$417,598	\$448,517	+ 7.4%	\$445,081	\$442,157	- 0.7%
Percent of Original List Price Received*	90.8%	92.2%	+ 1.5%	93.7%	93.4%	- 0.3%
List to Close	83	135	+ 62.7%	84	134	+ 59.5%
Days on Market Until Sale	42	81	+ 92.9%	50	74	+ 48.0%
Cumulative Days on Market Until Sale	48	90	+ 87.5%	55	82	+ 49.1%
Average List Price	\$466,563	\$538,216	+ 15.4%	\$480,344	\$527,449	+ 9.8%
Inventory of Homes for Sale	102	152	+ 49.0%	--	--	--
Months Supply of Inventory	2.7	4.0	+ 48.1%	--	--	--

* 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

