

Local Market Update for April 2025

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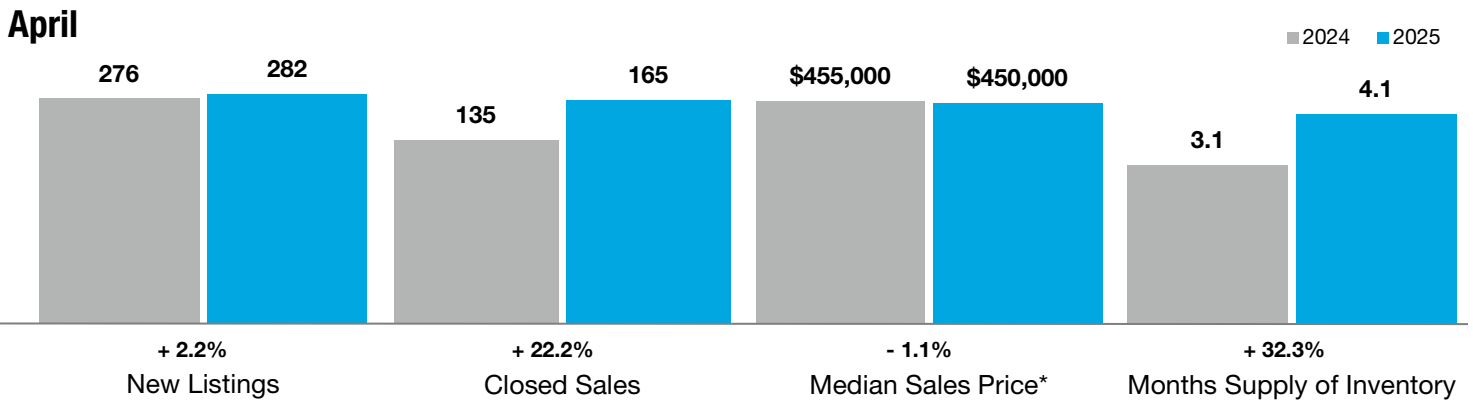


Henderson County

North Carolina

Key Metrics	April			Year to Date		
	2024	2025	Percent Change	Thru 4-2024	Thru 4-2025	Percent Change
New Listings	276	282	+ 2.2%	797	876	+ 9.9%
Pending Sales	163	184	+ 12.9%	589	626	+ 6.3%
Closed Sales	135	165	+ 22.2%	492	561	+ 14.0%
Median Sales Price*	\$455,000	\$450,000	- 1.1%	\$432,693	\$442,500	+ 2.3%
Average Sales Price*	\$587,466	\$494,328	- 15.9%	\$514,093	\$500,627	- 2.6%
Percent of Original List Price Received*	96.9%	96.2%	- 0.7%	96.4%	95.8%	- 0.6%
List to Close	96	123	+ 28.1%	101	119	+ 17.8%
Days on Market Until Sale	43	71	+ 65.1%	49	63	+ 28.6%
Cumulative Days on Market Until Sale	45	78	+ 73.3%	55	69	+ 25.5%
Average List Price	\$559,575	\$643,969	+ 15.1%	\$557,826	\$611,938	+ 9.7%
Inventory of Homes for Sale	467	624	+ 33.6%	--	--	--
Months Supply of Inventory	3.1	4.1	+ 32.3%	--	--	--

* 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.



Historical Median Sales Price Rolling 12-Month Calculation

