

Local Market Update for May 2025

A research tool provided by the Canopy Realtor® Association
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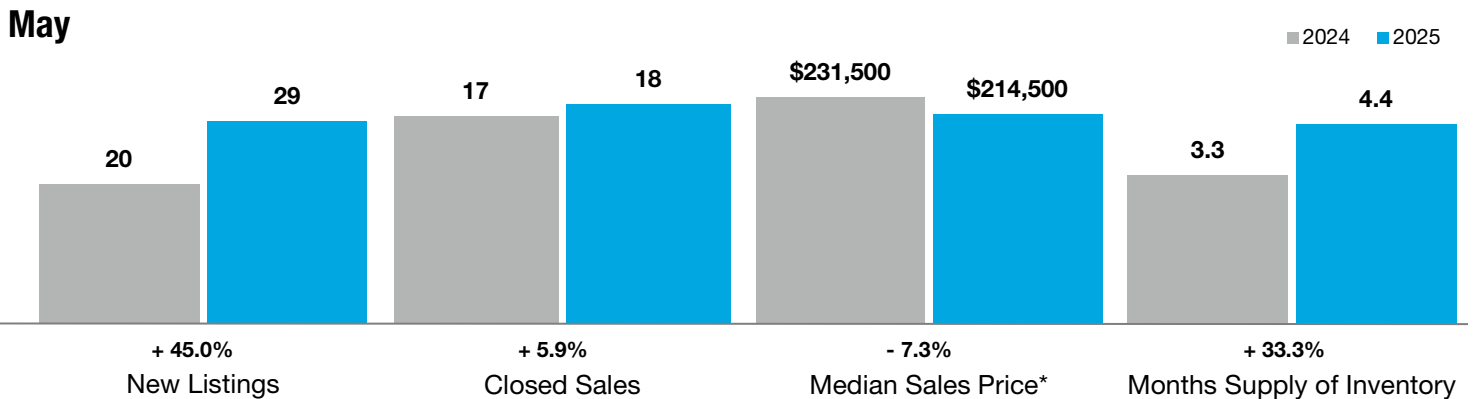


Forest City

North Carolina

| Key Metrics | May | | | Year to Date | | |
|--|-----------|-----------|----------------|--------------|-------------|----------------|
| | 2024 | 2025 | Percent Change | Thru 5-2024 | Thru 5-2025 | Percent Change |
| New Listings | 20 | 29 | + 45.0% | 96 | 108 | + 12.5% |
| Pending Sales | 14 | 15 | + 7.1% | 62 | 72 | + 16.1% |
| Closed Sales | 17 | 18 | + 5.9% | 63 | 62 | - 1.6% |
| Median Sales Price* | \$231,500 | \$214,500 | - 7.3% | \$220,000 | \$215,500 | - 2.0% |
| Average Sales Price* | \$257,812 | \$229,428 | - 11.0% | \$236,552 | \$233,801 | - 1.2% |
| Percent of Original List Price Received* | 94.1% | 90.2% | - 4.1% | 92.5% | 92.0% | - 0.5% |
| List to Close | 87 | 104 | + 19.5% | 101 | 104 | + 3.0% |
| Days on Market Until Sale | 43 | 53 | + 23.3% | 55 | 56 | + 1.8% |
| Cumulative Days on Market Until Sale | 54 | 54 | 0.0% | 59 | 61 | + 3.4% |
| Average List Price | \$249,534 | \$276,997 | + 11.0% | \$240,108 | \$286,852 | + 19.5% |
| Inventory of Homes for Sale | 44 | 63 | + 43.2% | -- | -- | -- |
| Months Supply of Inventory | 3.3 | 4.4 | + 33.3% | -- | -- | -- |

* 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

