

Local Market Update for May 2025

A research tool provided by the Canopy Realtor® Association
FOR MORE INFORMATION, CONTACT A REALTOR®

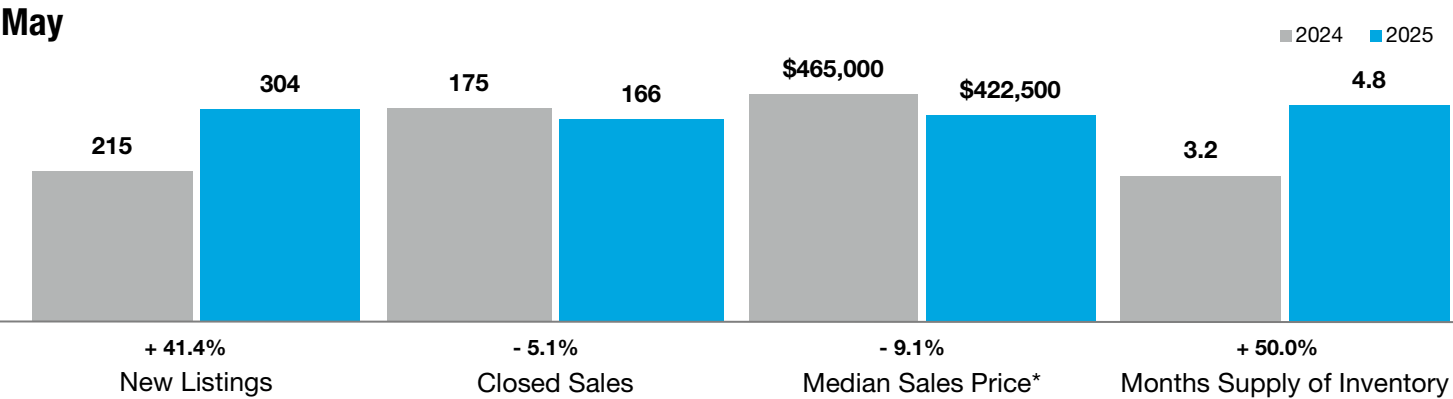


Henderson County

North Carolina

Key Metrics	May			Year to Date		
	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
New Listings	215	304	+ 41.4%	1,012	1,183	+ 16.9%
Pending Sales	169	188	+ 11.2%	758	801	+ 5.7%
Closed Sales	175	166	- 5.1%	667	731	+ 9.6%
Median Sales Price*	\$465,000	\$422,500	- 9.1%	\$440,000	\$434,000	- 1.4%
Average Sales Price*	\$522,571	\$506,709	- 3.0%	\$516,318	\$501,051	- 3.0%
Percent of Original List Price Received*	96.6%	96.0%	- 0.6%	96.5%	95.8%	- 0.7%
List to Close	92	105	+ 14.1%	99	115	+ 16.2%
Days on Market Until Sale	42	56	+ 33.3%	47	61	+ 29.8%
Cumulative Days on Market Until Sale	42	65	+ 54.8%	51	68	+ 33.3%
Average List Price	\$675,364	\$610,412	- 9.6%	\$582,965	\$607,512	+ 4.2%
Inventory of Homes for Sale	478	719	+ 50.4%	--	--	--
Months Supply of Inventory	3.2	4.8	+ 50.0%	--	--	--

* 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.



Historical Median Sales Price Rolling 12-Month Calculation

