

# Local Market Update for June 2025

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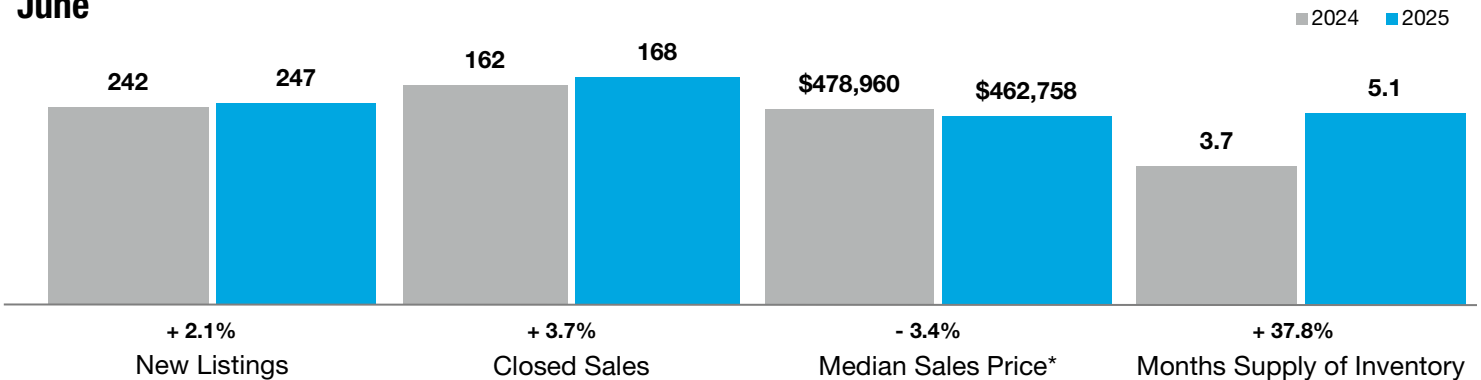
## Henderson County

North Carolina

Key Metrics	June			Year to Date		
	2024	2025	Percent Change	Thru 6-2024	Thru 6-2025	Percent Change
New Listings	242	247	+ 2.1%	1,255	1,437	+ 14.5%
Pending Sales	147	163	+ 10.9%	906	951	+ 5.0%
Closed Sales	162	168	+ 3.7%	829	904	+ 9.0%
Median Sales Price*	\$478,960	\$462,758	- 3.4%	\$450,000	\$440,500	- 2.1%
Average Sales Price*	\$518,180	\$539,679	+ 4.1%	\$516,682	\$509,326	- 1.4%
Percent of Original List Price Received*	96.6%	95.2%	- 1.4%	96.5%	95.7%	- 0.8%
List to Close	98	119	+ 21.4%	99	116	+ 17.2%
Days on Market Until Sale	41	67	+ 63.4%	46	63	+ 37.0%
Cumulative Days on Market Until Sale	46	70	+ 52.2%	50	68	+ 36.0%
Average List Price	\$576,192	\$645,944	+ 12.1%	\$581,714	\$607,444	+ 4.4%
Inventory of Homes for Sale	536	764	+ 42.5%	--	--	--
Months Supply of Inventory	3.7	5.1	+ 37.8%	--	--	--

\* 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.

### June



### Historical Median Sales Price Rolling 12-Month Calculation

