

# Local Market Update for July 2025

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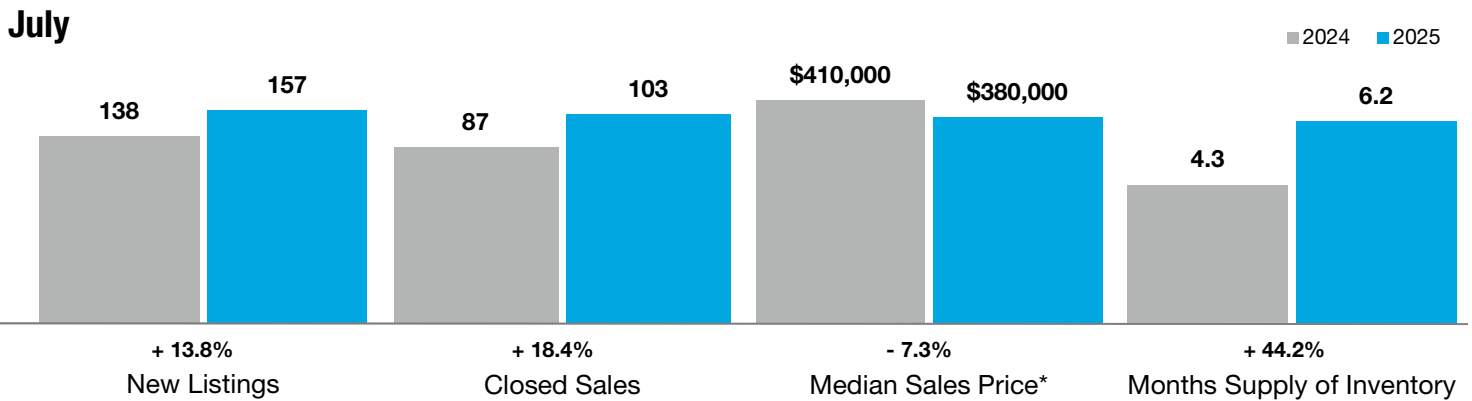


## Haywood County

North Carolina

Key Metrics	July			Year to Date		
	2024	2025	Percent Change	Thru 7-2024	Thru 7-2025	Percent Change
New Listings	138	157	+ 13.8%	813	1,010	+ 24.2%
Pending Sales	86	126	+ 46.5%	559	624	+ 11.6%
Closed Sales	87	103	+ 18.4%	524	553	+ 5.5%
Median Sales Price*	\$410,000	\$380,000	- 7.3%	\$385,000	\$391,015	+ 1.6%
Average Sales Price*	\$507,786	\$473,771	- 6.7%	\$437,556	\$442,451	+ 1.1%
Percent of Original List Price Received*	94.8%	92.8%	- 2.1%	94.1%	93.8%	- 0.3%
List to Close	105	117	+ 11.4%	98	118	+ 20.4%
Days on Market Until Sale	48	73	+ 52.1%	49	70	+ 42.9%
Cumulative Days on Market Until Sale	50	91	+ 82.0%	56	80	+ 42.9%
Average List Price	\$513,448	\$519,006	+ 1.1%	\$496,646	\$499,018	+ 0.5%
Inventory of Homes for Sale	348	514	+ 47.7%	--	--	--
Months Supply of Inventory	4.3	6.2	+ 44.2%	--	--	--

\* 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

