

# Local Market Update for July 2025

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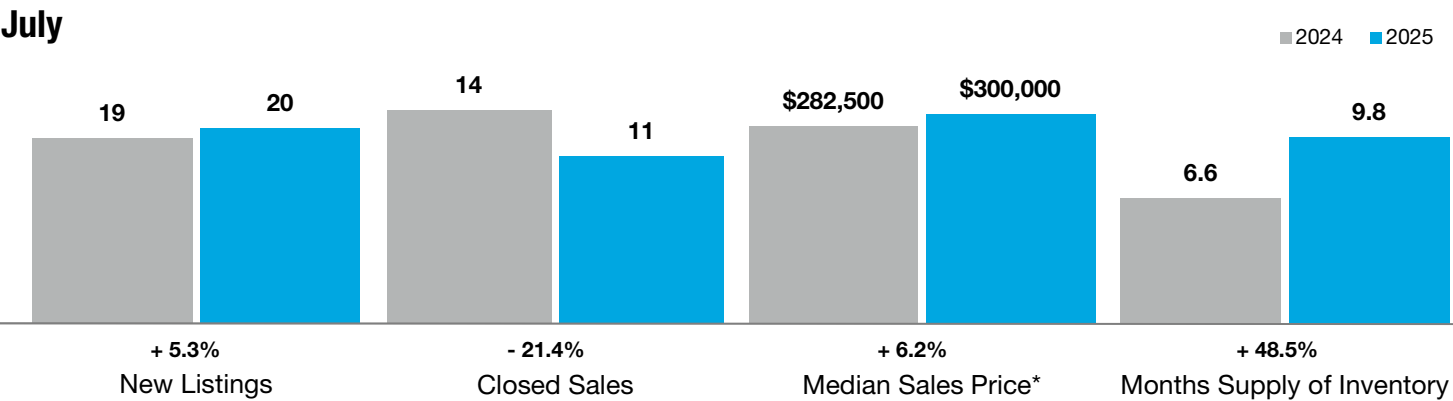


## Mitchell County

North Carolina

Key Metrics	July			Year to Date		
	2024	2025	Percent Change	Thru 7-2024	Thru 7-2025	Percent Change
New Listings	19	20	+ 5.3%	127	148	+ 16.5%
Pending Sales	11	17	+ 54.5%	75	74	- 1.3%
Closed Sales	14	11	- 21.4%	67	65	- 3.0%
Median Sales Price*	\$282,500	\$300,000	+ 6.2%	\$240,000	\$299,000	+ 24.6%
Average Sales Price*	\$333,339	\$293,727	- 11.9%	\$333,111	\$320,183	- 3.9%
Percent of Original List Price Received*	92.0%	89.3%	- 2.9%	89.1%	90.6%	+ 1.7%
List to Close	114	90	- 21.1%	128	138	+ 7.8%
Days on Market Until Sale	66	52	- 21.2%	81	87	+ 7.4%
Cumulative Days on Market Until Sale	67	88	+ 31.3%	105	105	0.0%
Average List Price	\$480,100	\$430,615	- 10.3%	\$441,882	\$445,047	+ 0.7%
Inventory of Homes for Sale	70	91	+ 30.0%	--	--	--
Months Supply of Inventory	6.6	9.8	+ 48.5%	--	--	--

\* 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

