

Local Market Update for August 2025

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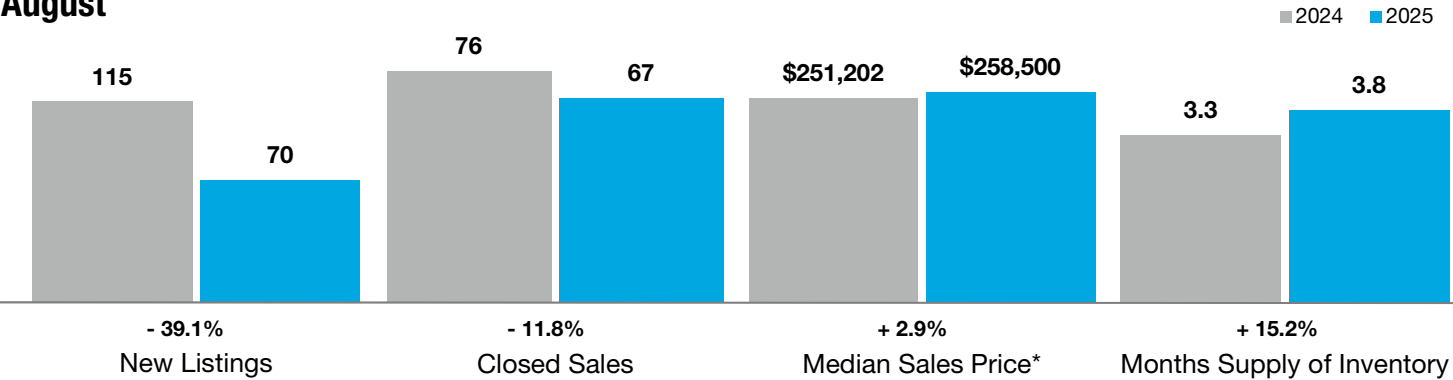
Burke County

North Carolina

Key Metrics	August			Year to Date		
	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	115	70	- 39.1%	795	733	- 7.8%
Pending Sales	79	65	- 17.7%	585	547	- 6.5%
Closed Sales	76	67	- 11.8%	541	535	- 1.1%
Median Sales Price*	\$251,202	\$258,500	+ 2.9%	\$255,000	\$275,000	+ 7.8%
Average Sales Price*	\$329,841	\$333,368	+ 1.1%	\$310,870	\$337,631	+ 8.6%
Percent of Original List Price Received*	93.0%	93.0%	0.0%	94.3%	93.4%	- 1.0%
List to Close	88	98	+ 11.4%	80	101	+ 26.3%
Days on Market Until Sale	50	46	- 8.0%	40	59	+ 47.5%
Cumulative Days on Market Until Sale	50	51	+ 2.0%	42	68	+ 61.9%
Average List Price	\$354,105	\$417,421	+ 17.9%	\$380,766	\$394,059	+ 3.5%
Inventory of Homes for Sale	219	243	+ 11.0%	--	--	--
Months Supply of Inventory	3.3	3.8	+ 15.2%	--	--	--

* 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.

August



Historical Median Sales Price Rolling 12-Month Calculation

