

Local Market Update for October 2025

A research tool provided by the Canopy Realtor® Association
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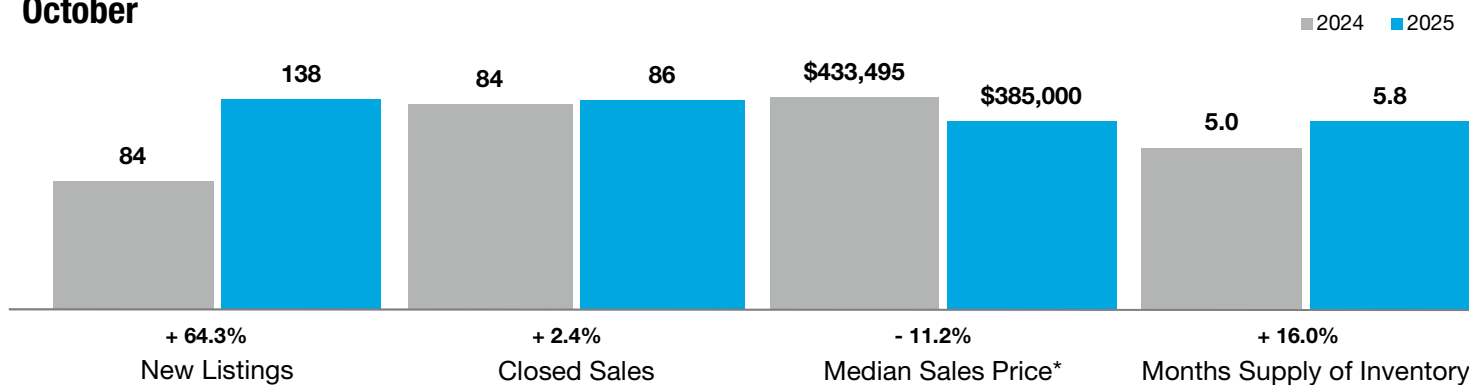
Haywood County

North Carolina

Key Metrics	October			Year to Date		
	2024	2025	Percent Change	Thru 10-2024	Thru 10-2025	Percent Change
New Listings	84	138	+ 64.3%	1,156	1,434	+ 24.0%
Pending Sales	71	104	+ 46.5%	786	909	+ 15.6%
Closed Sales	84	86	+ 2.4%	769	866	+ 12.6%
Median Sales Price*	\$433,495	\$385,000	- 11.2%	\$390,000	\$397,500	+ 1.9%
Average Sales Price*	\$502,228	\$483,306	- 3.8%	\$453,301	\$461,709	+ 1.9%
Percent of Original List Price Received*	94.9%	91.0%	- 4.1%	94.3%	93.1%	- 1.3%
List to Close	123	114	- 7.3%	98	115	+ 17.3%
Days on Market Until Sale	58	65	+ 12.1%	49	68	+ 38.8%
Cumulative Days on Market Until Sale	63	77	+ 22.2%	55	79	+ 43.6%
Average List Price	\$478,233	\$546,792	+ 14.3%	\$504,632	\$501,019	- 0.7%
Inventory of Homes for Sale	383	507	+ 32.4%	--	--	--
Months Supply of Inventory	5.0	5.8	+ 16.0%	--	--	--

* 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.

October



Historical Median Sales Price Rolling 12-Month Calculation

