

Local Market Update for December 2025

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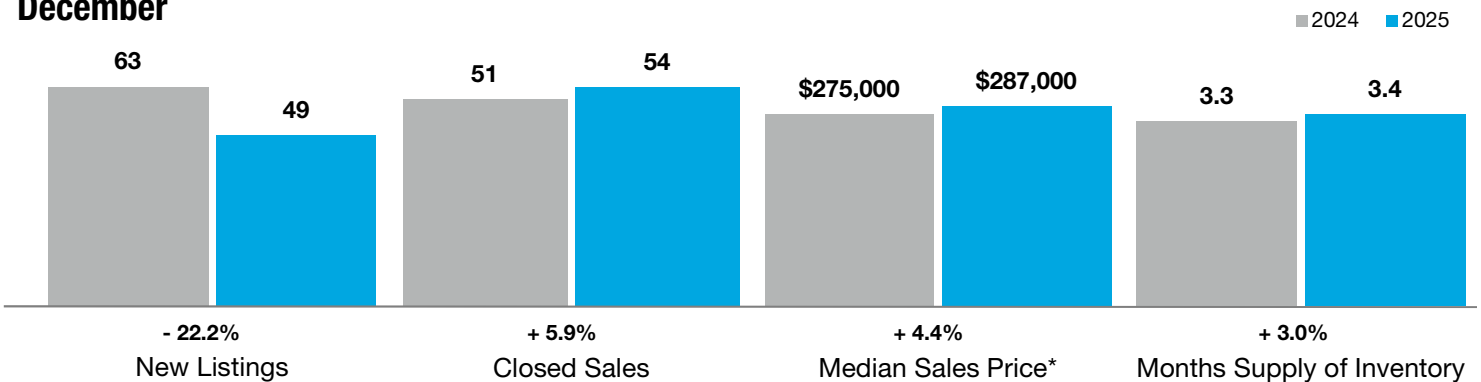
Burke County

North Carolina

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	63	49	- 22.2%	1,087	1,018	- 6.3%
Pending Sales	48	43	- 10.4%	803	760	- 5.4%
Closed Sales	51	54	+ 5.9%	790	770	- 2.5%
Median Sales Price*	\$275,000	\$287,000	+ 4.4%	\$260,000	\$274,000	+ 5.4%
Average Sales Price*	\$423,099	\$329,550	- 22.1%	\$330,239	\$336,458	+ 1.9%
Percent of Original List Price Received*	92.1%	92.2%	+ 0.1%	94.2%	93.3%	- 1.0%
List to Close	103	106	+ 2.9%	83	99	+ 19.3%
Days on Market Until Sale	57	67	+ 17.5%	41	58	+ 41.5%
Cumulative Days on Market Until Sale	68	69	+ 1.5%	46	65	+ 41.3%
Average List Price	\$304,133	\$365,443	+ 20.2%	\$375,128	\$385,528	+ 2.8%
Inventory of Homes for Sale	218	214	- 1.8%	--	--	--
Months Supply of Inventory	3.3	3.4	+ 3.0%	--	--	--

* 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.

December



Historical Median Sales Price Rolling 12-Month Calculation

