

Local Market Update for December 2025

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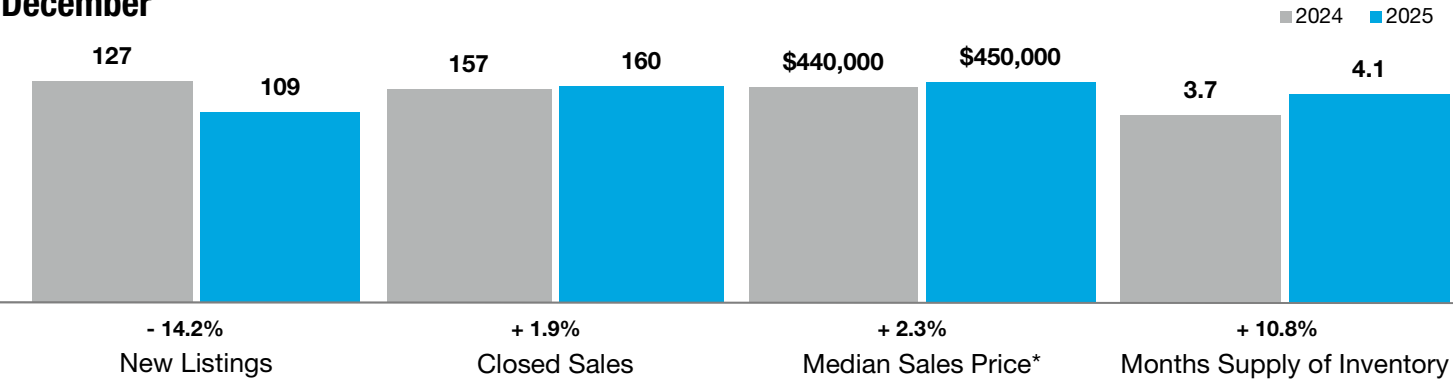
Henderson County

North Carolina

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	127	109	- 14.2%	2,431	2,706	+ 11.3%
Pending Sales	127	107	- 15.7%	1,770	1,886	+ 6.6%
Closed Sales	157	160	+ 1.9%	1,742	1,916	+ 10.0%
Median Sales Price*	\$440,000	\$450,000	+ 2.3%	\$453,125	\$445,500	- 1.7%
Average Sales Price*	\$506,008	\$536,478	+ 6.0%	\$518,507	\$518,585	+ 0.0%
Percent of Original List Price Received*	95.1%	92.9%	- 2.3%	96.0%	94.4%	- 1.7%
List to Close	116	110	- 5.2%	101	114	+ 12.9%
Days on Market Until Sale	60	61	+ 1.7%	48	64	+ 33.3%
Cumulative Days on Market Until Sale	64	70	+ 9.4%	52	71	+ 36.5%
Average List Price	\$517,155	\$538,404	+ 4.1%	\$578,036	\$588,619	+ 1.8%
Inventory of Homes for Sale	547	649	+ 18.6%	--	--	--
Months Supply of Inventory	3.7	4.1	+ 10.8%	--	--	--

* 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

