

Local Market Update for January 2026

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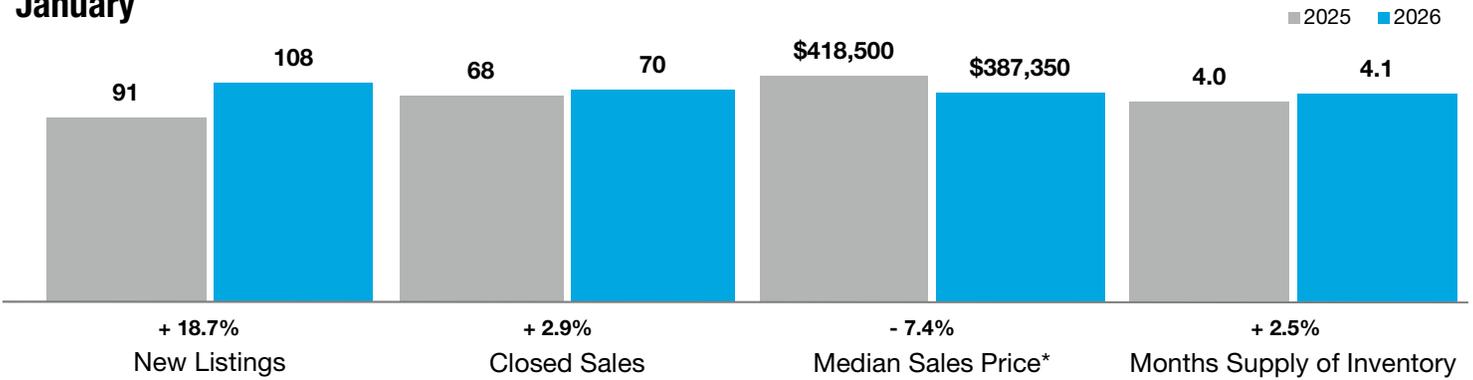
Haywood County

North Carolina

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	91	108	+ 18.7%	91	108	+ 18.7%
Pending Sales	65	78	+ 20.0%	65	78	+ 20.0%
Closed Sales	68	70	+ 2.9%	68	70	+ 2.9%
Median Sales Price*	\$418,500	\$387,350	- 7.4%	\$418,500	\$387,350	- 7.4%
Average Sales Price*	\$445,846	\$424,536	- 4.8%	\$445,846	\$424,536	- 4.8%
Percent of Original List Price Received*	94.6%	90.2%	- 4.7%	94.6%	90.2%	- 4.7%
List to Close	122	137	+ 12.3%	122	137	+ 12.3%
Days on Market Until Sale	62	83	+ 33.9%	62	83	+ 33.9%
Cumulative Days on Market Until Sale	66	98	+ 48.5%	66	98	+ 48.5%
Average List Price	\$445,386	\$457,222	+ 2.7%	\$445,386	\$457,222	+ 2.7%
Inventory of Homes for Sale	309	370	+ 19.7%	--	--	--
Months Supply of Inventory	4.0	4.1	+ 2.5%	--	--	--

* 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.

January



Historical Median Sales Price Rolling 12-Month Calculation

