

Local Market Update for March 2026

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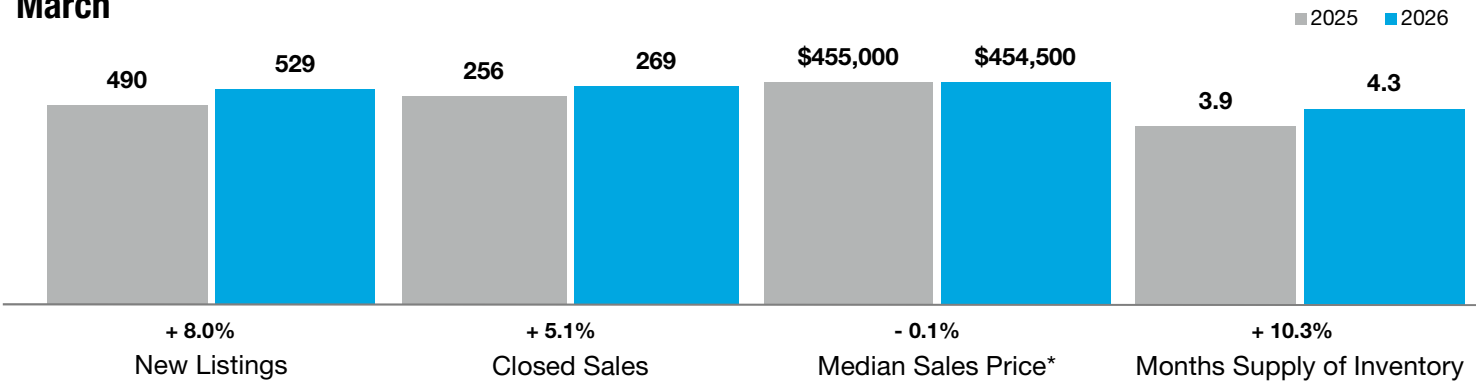
Buncombe County

North Carolina

Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	490	529	+ 8.0%	1,126	1,087	- 3.5%
Pending Sales	297	358	+ 20.5%	766	821	+ 7.2%
Closed Sales	256	269	+ 5.1%	678	664	- 2.1%
Median Sales Price*	\$455,000	\$454,500	- 0.1%	\$473,627	\$460,000	- 2.9%
Average Sales Price*	\$588,986	\$627,042	+ 6.5%	\$589,556	\$623,089	+ 5.7%
Percent of Original List Price Received*	95.3%	92.3%	- 3.1%	94.4%	91.7%	- 2.9%
List to Close	106	136	+ 28.3%	111	135	+ 21.6%
Days on Market Until Sale	63	94	+ 49.2%	64	91	+ 42.2%
Cumulative Days on Market Until Sale	75	116	+ 54.7%	73	108	+ 47.9%
Average List Price	\$712,296	\$768,495	+ 7.9%	\$697,897	\$730,433	+ 4.7%
Inventory of Homes for Sale	1,025	1,232	+ 20.2%	--	--	--
Months Supply of Inventory	3.9	4.3	+ 10.3%	--	--	--

* 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.

March



Historical Median Sales Price Rolling 12-Month Calculation

