

Local Market Update for June 2026

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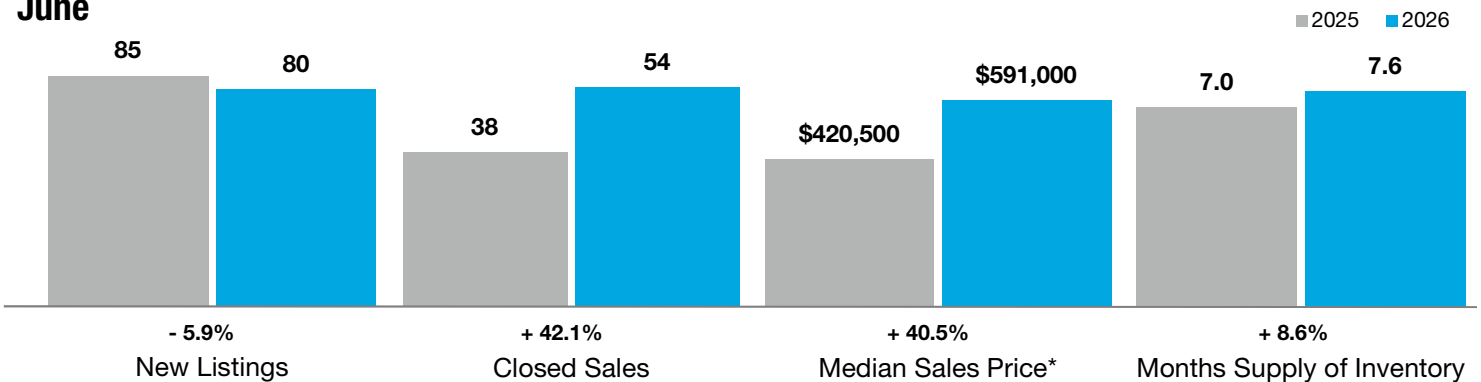
Transylvania County

North Carolina

Key Metrics	June			Year to Date		
	2025	2026	Percent Change	Thru 6-2025	Thru 6-2026	Percent Change
New Listings	85	80	- 5.9%	436	453	+ 3.9%
Pending Sales	48	55	+ 14.6%	247	259	+ 4.9%
Closed Sales	38	54	+ 42.1%	223	245	+ 9.9%
Median Sales Price*	\$420,500	\$591,000	+ 40.5%	\$505,000	\$550,000	+ 8.9%
Average Sales Price*	\$689,270	\$766,736	+ 11.2%	\$717,063	\$671,095	- 6.4%
Percent of Original List Price Received*	91.9%	92.7%	+ 0.9%	93.4%	91.9%	- 1.6%
List to Close	103	101	- 1.9%	110	129	+ 17.3%
Days on Market Until Sale	64	63	- 1.6%	67	86	+ 28.4%
Cumulative Days on Market Until Sale	73	75	+ 2.7%	75	103	+ 37.3%
Average List Price	\$773,339	\$818,704	+ 5.9%	\$819,142	\$876,989	+ 7.1%
Inventory of Homes for Sale	276	326	+ 18.1%	--	--	--
Months Supply of Inventory	7.0	7.6	+ 8.6%	--	--	--

* 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.

June



Historical Median Sales Price Rolling 12-Month Calculation

