

Local Market Update for July 2026

A research tool provided by the Canopy Realtor® Association
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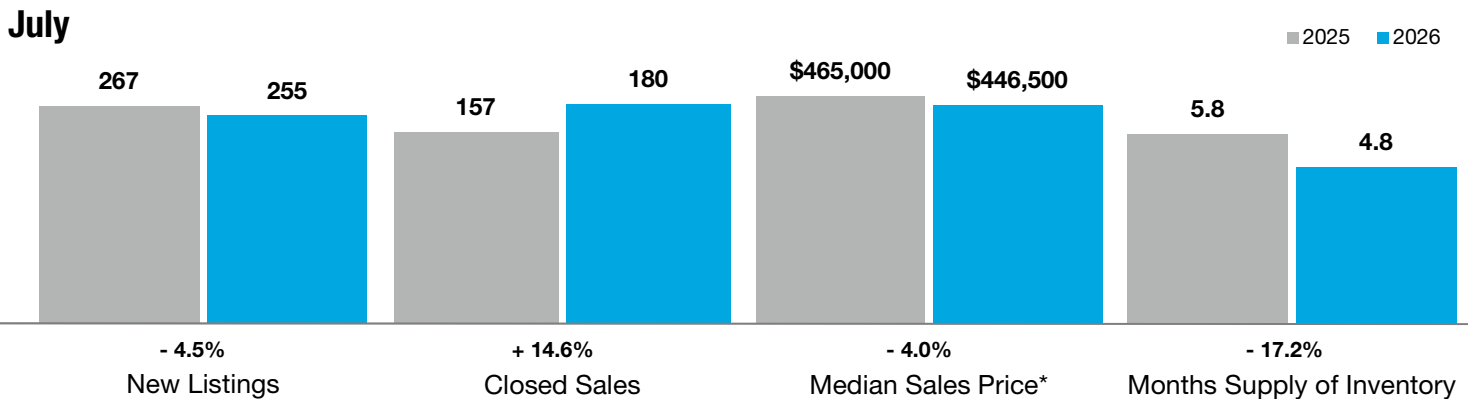


Henderson County

North Carolina

Key Metrics	July			Year to Date		
	2025	2026	Percent Change	Thru 7-2025	Thru 7-2026	Percent Change
New Listings	267	255	- 4.5%	1,714	1,746	+ 1.9%
Pending Sales	172	175	+ 1.7%	1,102	1,212	+ 10.0%
Closed Sales	157	180	+ 14.6%	1,062	1,144	+ 7.7%
Median Sales Price*	\$465,000	\$446,500	- 4.0%	\$447,000	\$435,000	- 2.7%
Average Sales Price*	\$543,527	\$514,857	- 5.3%	\$514,516	\$503,716	- 2.1%
Percent of Original List Price Received*	93.3%	94.4%	+ 1.2%	95.4%	94.2%	- 1.3%
List to Close	106	110	+ 3.8%	115	113	- 1.7%
Days on Market Until Sale	60	68	+ 13.3%	62	69	+ 11.3%
Cumulative Days on Market Until Sale	71	73	+ 2.8%	69	79	+ 14.5%
Average List Price	\$554,295	\$618,055	+ 11.5%	\$585,505	\$616,018	+ 5.2%
Inventory of Homes for Sale	857	805	- 6.1%	--	--	--
Months Supply of Inventory	5.8	4.8	- 17.2%	--	--	--

* 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.



Historical Median Sales Price Rolling 12-Month Calculation

