

Local Market Update for July 2026

A research tool provided by the Canopy Realtor® Association
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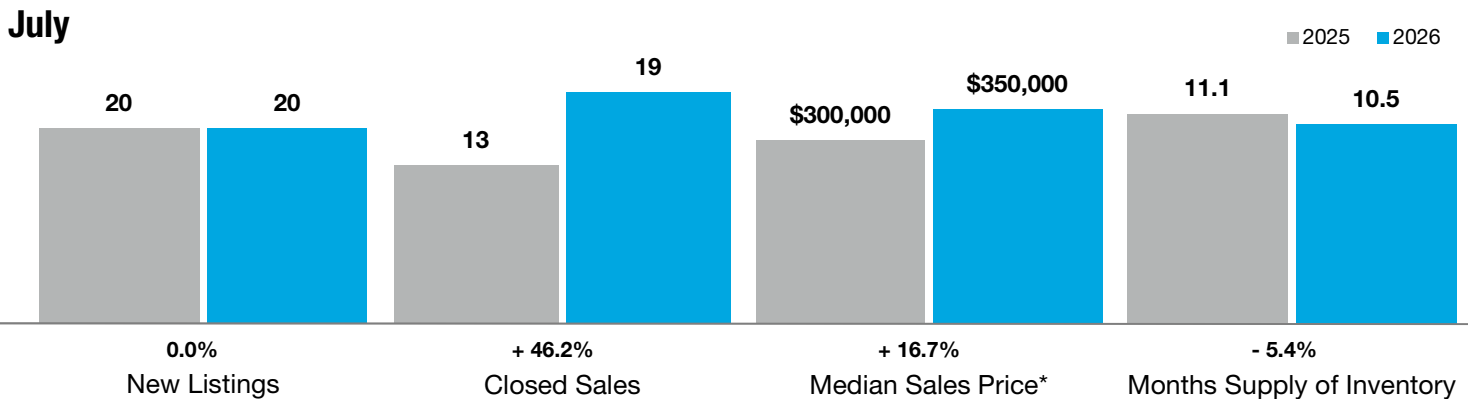


Mitchell County

North Carolina

Key Metrics	July			Year to Date		
	2025	2026	Percent Change	Thru 7-2025	Thru 7-2026	Percent Change
New Listings	20	20	0.0%	148	172	+ 16.2%
Pending Sales	12	16	+ 33.3%	69	79	+ 14.5%
Closed Sales	13	19	+ 46.2%	68	76	+ 11.8%
Median Sales Price*	\$300,000	\$350,000	+ 16.7%	\$297,500	\$330,000	+ 10.9%
Average Sales Price*	\$290,077	\$336,158	+ 15.9%	\$317,439	\$424,869	+ 33.8%
Percent of Original List Price Received*	90.9%	87.3%	- 4.0%	90.8%	89.6%	- 1.3%
List to Close	84	101	+ 20.2%	135	117	- 13.3%
Days on Market Until Sale	47	59	+ 25.5%	85	72	- 15.3%
Cumulative Days on Market Until Sale	78	65	- 16.7%	102	96	- 5.9%
Average List Price	\$413,240	\$390,165	- 5.6%	\$435,911	\$447,786	+ 2.7%
Inventory of Homes for Sale	98	123	+ 25.5%	--	--	--
Months Supply of Inventory	11.1	10.5	- 5.4%	--	--	--

* 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

