

Local Market Update for July 2021

A research tool provided by the Canopy Realtor® Association
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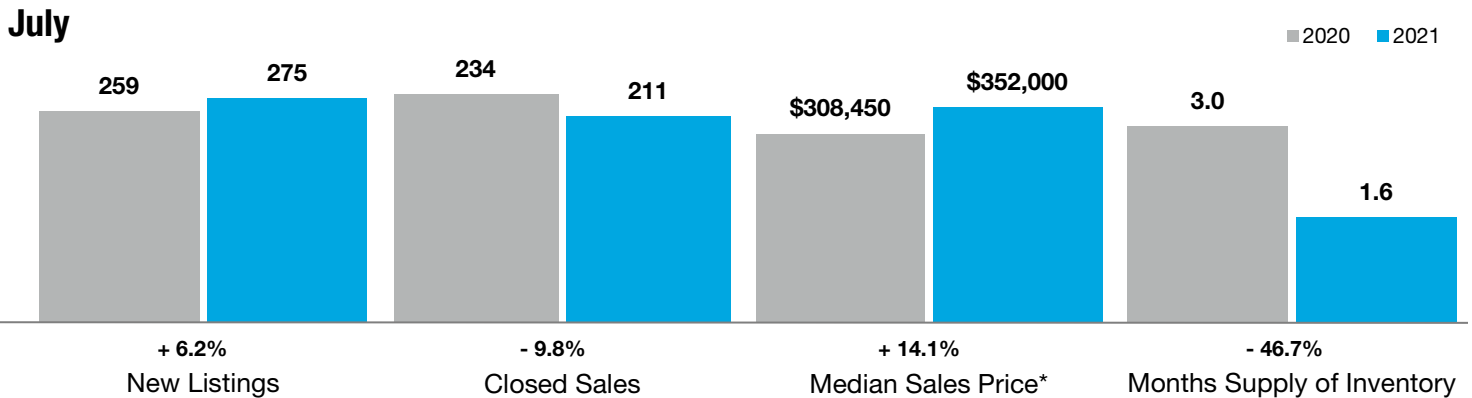


Henderson County

North Carolina

Key Metrics	July			Year to Date		
	2020	2021	Percent Change	Thru 7-2020	Thru 7-2021	Percent Change
New Listings	259	275	+ 6.2%	1,520	1,732	+ 13.9%
Pending Sales	240	252	+ 5.0%	1,306	1,554	+ 19.0%
Closed Sales	234	211	- 9.8%	1,156	1,388	+ 20.1%
Median Sales Price*	\$308,450	\$352,000	+ 14.1%	\$293,850	\$342,411	+ 16.5%
Average Sales Price*	\$348,848	\$401,537	+ 15.1%	\$321,650	\$395,636	+ 23.0%
Percent of Original List Price Received*	95.9%	99.9%	+ 4.2%	95.9%	99.0%	+ 3.2%
List to Close	110	67	- 39.1%	108	85	- 21.3%
Days on Market Until Sale	60	22	- 63.3%	58	36	- 37.9%
Cumulative Days on Market Until Sale	82	22	- 73.2%	74	41	- 44.6%
Average List Price	\$410,669	\$406,216	- 1.1%	\$380,856	\$409,614	+ 7.6%
Inventory of Homes for Sale	537	350	- 34.8%	--	--	--
Months Supply of Inventory	3.0	1.6	- 46.7%	--	--	--

* 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

