

# Local Market Update for November 2024

A research tool provided by the Canopy Realtor® Association  
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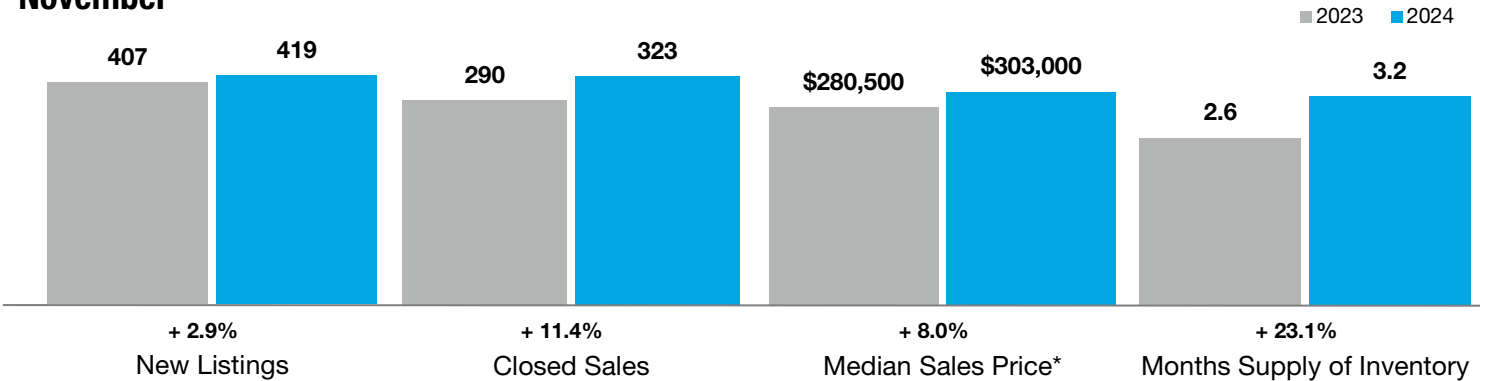
## Catawba Valley Region

Includes Alexander, Burke, Caldwell and Catawba Counties

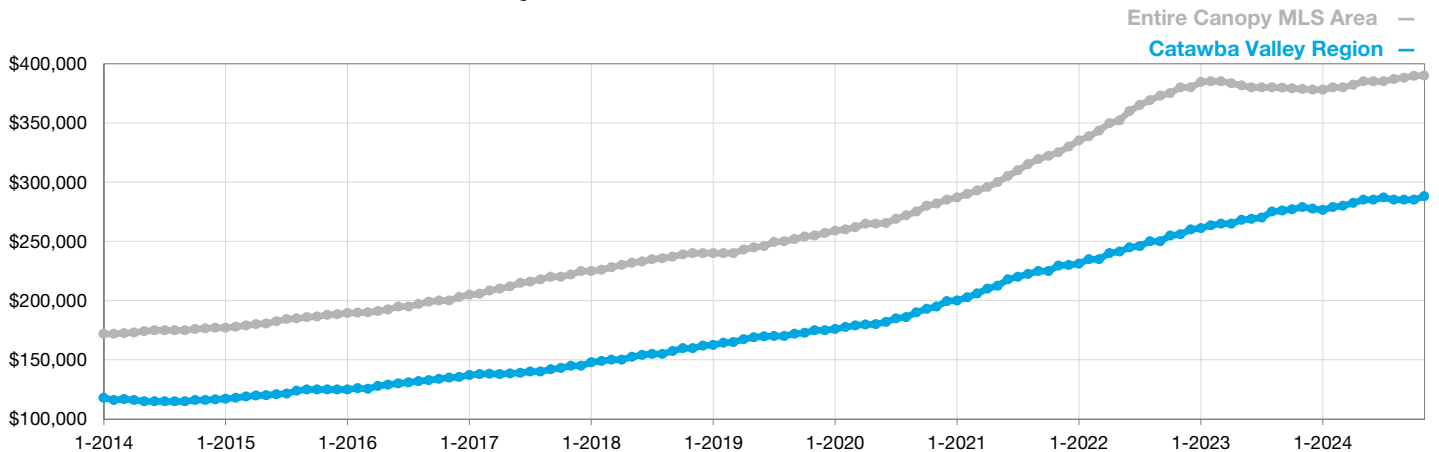
Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	407	419	+ 2.9%	4,468	5,201	+ 16.4%
Pending Sales	258	307	+ 19.0%	3,615	3,830	+ 5.9%
Closed Sales	290	323	+ 11.4%	3,564	3,667	+ 2.9%
Median Sales Price*	\$280,500	\$303,000	+ 8.0%	\$279,945	\$290,000	+ 3.6%
Average Sales Price*	\$316,962	\$386,230	+ 21.9%	\$325,117	\$358,101	+ 10.1%
Percent of Original List Price Received*	95.6%	93.5%	- 2.2%	96.6%	95.3%	- 1.3%
List to Close	75	97	+ 29.3%	79	85	+ 7.6%
Days on Market Until Sale	29	51	+ 75.9%	32	42	+ 31.3%
Cumulative Days on Market Until Sale	31	59	+ 90.3%	37	47	+ 27.0%
Average List Price	\$357,419	\$401,428	+ 12.3%	\$360,583	\$393,716	+ 9.2%
Inventory of Homes for Sale	815	1,079	+ 32.4%	--	--	--
Months Supply of Inventory	2.6	3.2	+ 23.1%	--	--	--

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### November



### Historical Median Sales Price Rolling 12-Month Calculation



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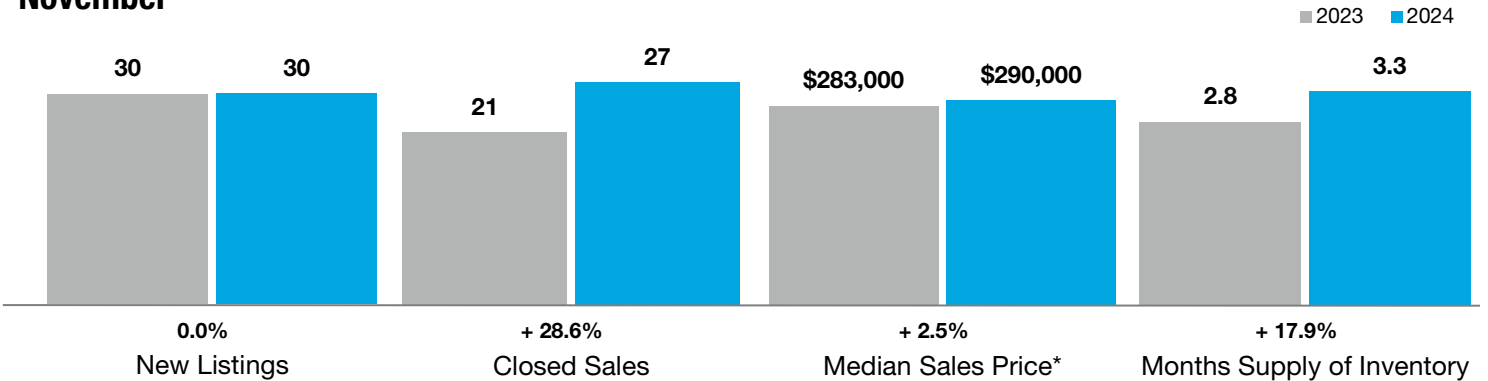
## Alexander County

North Carolina

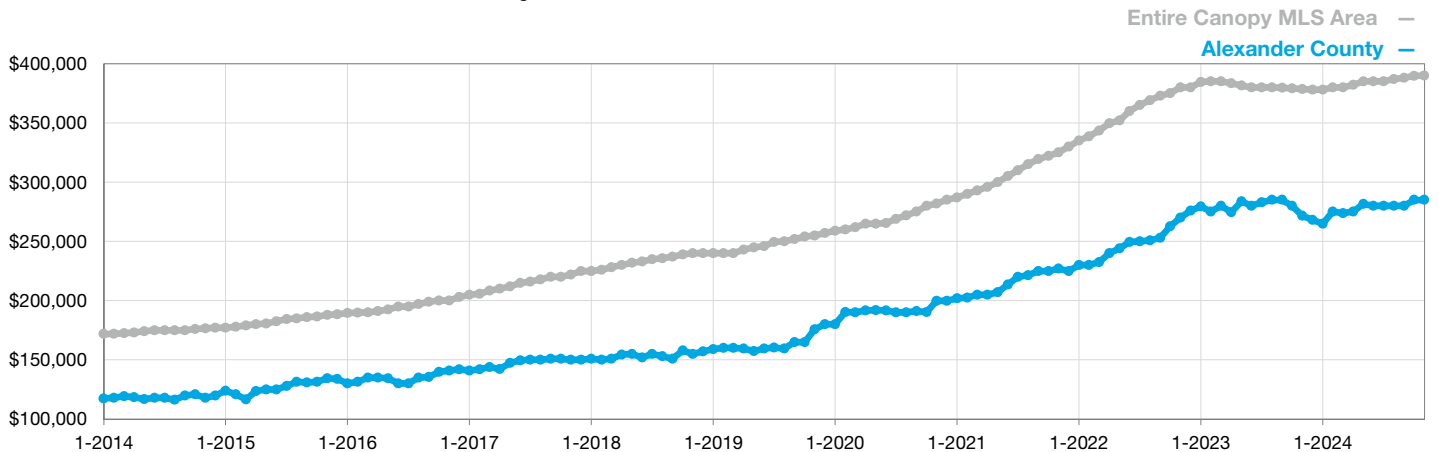
Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	30	30	0.0%	307	320	+ 4.2%
Pending Sales	12	17	+ 41.7%	241	241	0.0%
Closed Sales	21	27	+ 28.6%	238	235	- 1.3%
Median Sales Price*	\$283,000	\$290,000	+ 2.5%	\$272,500	\$293,900	+ 7.9%
Average Sales Price*	\$346,276	\$341,006	- 1.5%	\$317,340	\$365,498	+ 15.2%
Percent of Original List Price Received*	97.7%	89.9%	- 8.0%	95.8%	95.2%	- 0.6%
List to Close	67	119	+ 77.6%	80	90	+ 12.5%
Days on Market Until Sale	25	73	+ 192.0%	36	46	+ 27.8%
Cumulative Days on Market Until Sale	25	82	+ 228.0%	43	50	+ 16.3%
Average List Price	\$336,207	\$416,667	+ 23.9%	\$337,718	\$391,669	+ 16.0%
Inventory of Homes for Sale	59	70	+ 18.6%	--	--	--
Months Supply of Inventory	2.8	3.3	+ 17.9%	--	--	--

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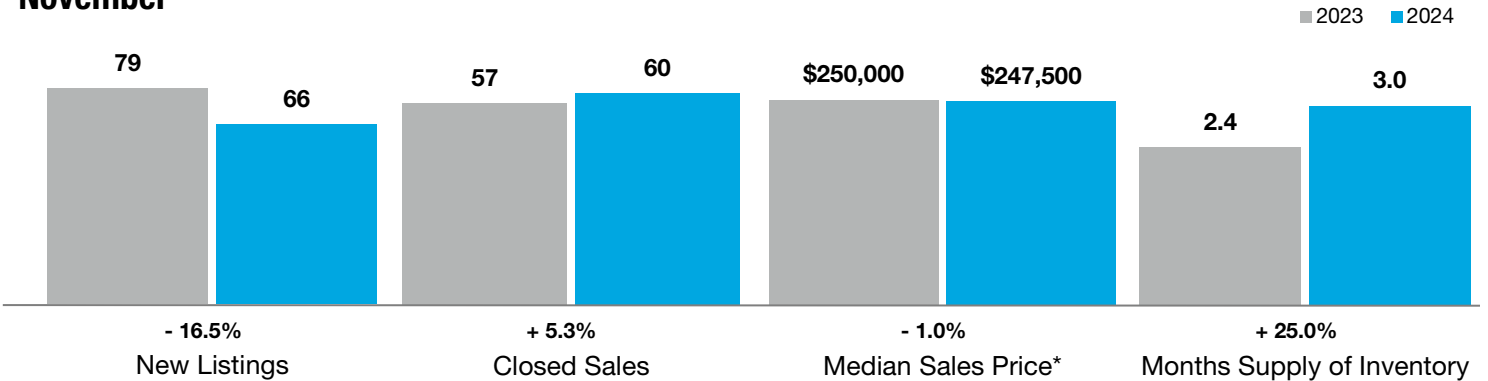
## Burke County

North Carolina

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	79	66	- 16.5%	874	1,024	+ 17.2%
Pending Sales	49	54	+ 10.2%	728	763	+ 4.8%
Closed Sales	57	60	+ 5.3%	713	736	+ 3.2%
Median Sales Price*	\$250,000	\$247,500	- 1.0%	\$252,000	\$259,950	+ 3.2%
Average Sales Price*	\$271,808	\$338,797	+ 24.6%	\$302,268	\$324,415	+ 7.3%
Percent of Original List Price Received*	96.7%	93.1%	- 3.7%	96.1%	94.4%	- 1.8%
List to Close	62	99	+ 59.7%	76	82	+ 7.9%
Days on Market Until Sale	23	46	+ 100.0%	32	40	+ 25.0%
Cumulative Days on Market Until Sale	24	55	+ 129.2%	36	45	+ 25.0%
Average List Price	\$315,718	\$408,370	+ 29.3%	\$322,521	\$382,341	+ 18.5%
Inventory of Homes for Sale	155	205	+ 32.3%	--	--	--
Months Supply of Inventory	2.4	3.0	+ 25.0%	--	--	--

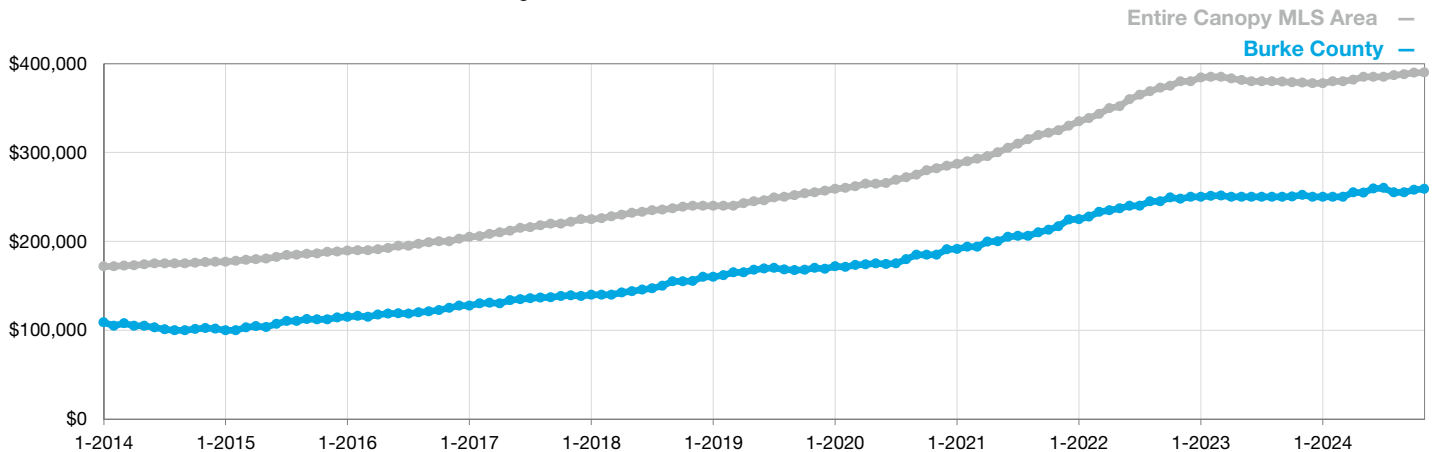
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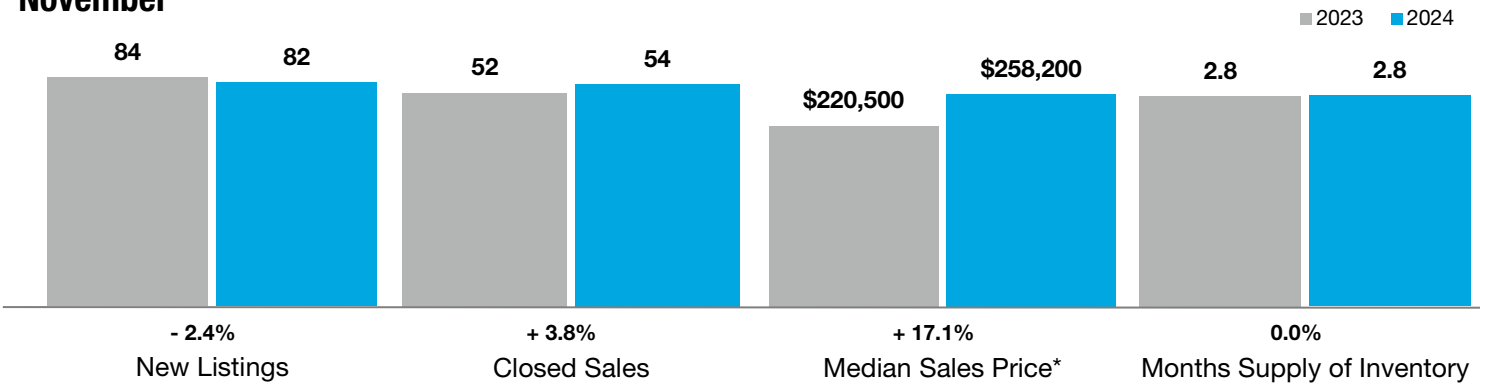
## Caldwell County

North Carolina

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	84	82	- 2.4%	886	907	+ 2.4%
Pending Sales	63	53	- 15.9%	698	704	+ 0.9%
Closed Sales	52	54	+ 3.8%	650	695	+ 6.9%
Median Sales Price*	\$220,500	\$258,200	+ 17.1%	\$240,000	\$256,500	+ 6.9%
Average Sales Price*	\$279,438	\$316,774	+ 13.4%	\$292,204	\$321,153	+ 9.9%
Percent of Original List Price Received*	92.2%	95.9%	+ 4.0%	96.6%	95.9%	- 0.7%
List to Close	75	76	+ 1.3%	71	80	+ 12.7%
Days on Market Until Sale	35	35	0.0%	29	38	+ 31.0%
Cumulative Days on Market Until Sale	36	40	+ 11.1%	31	41	+ 32.3%
Average List Price	\$302,345	\$384,929	+ 27.3%	\$322,936	\$364,064	+ 12.7%
Inventory of Homes for Sale	169	174	+ 3.0%	--	--	--
Months Supply of Inventory	2.8	2.8	0.0%	--	--	--

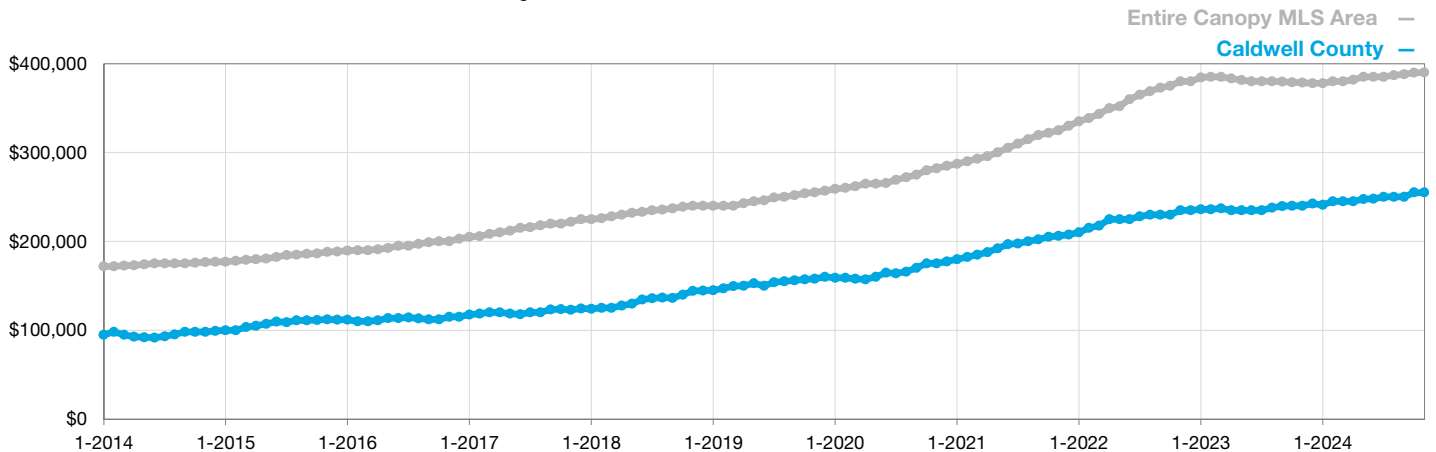
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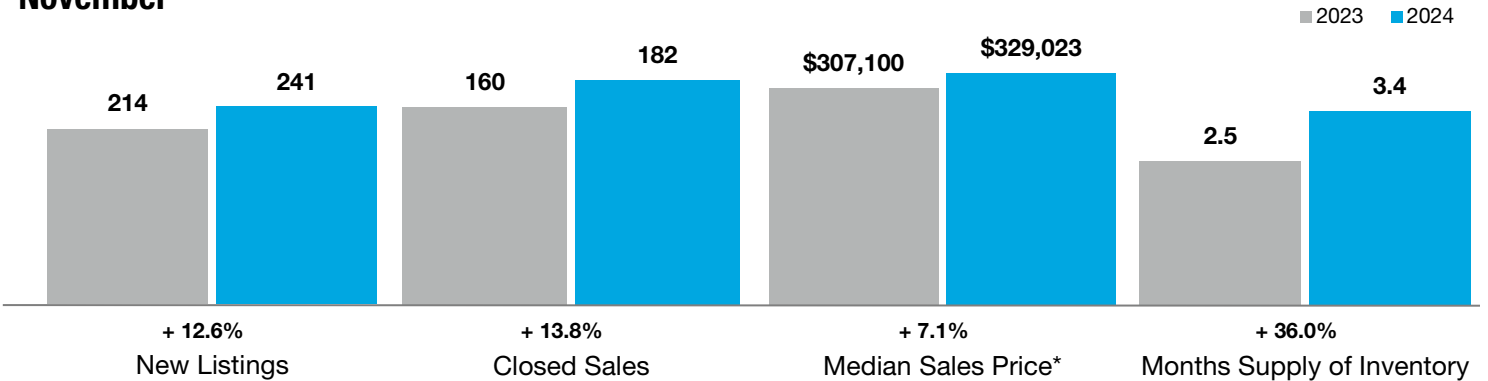
## Catawba County

North Carolina

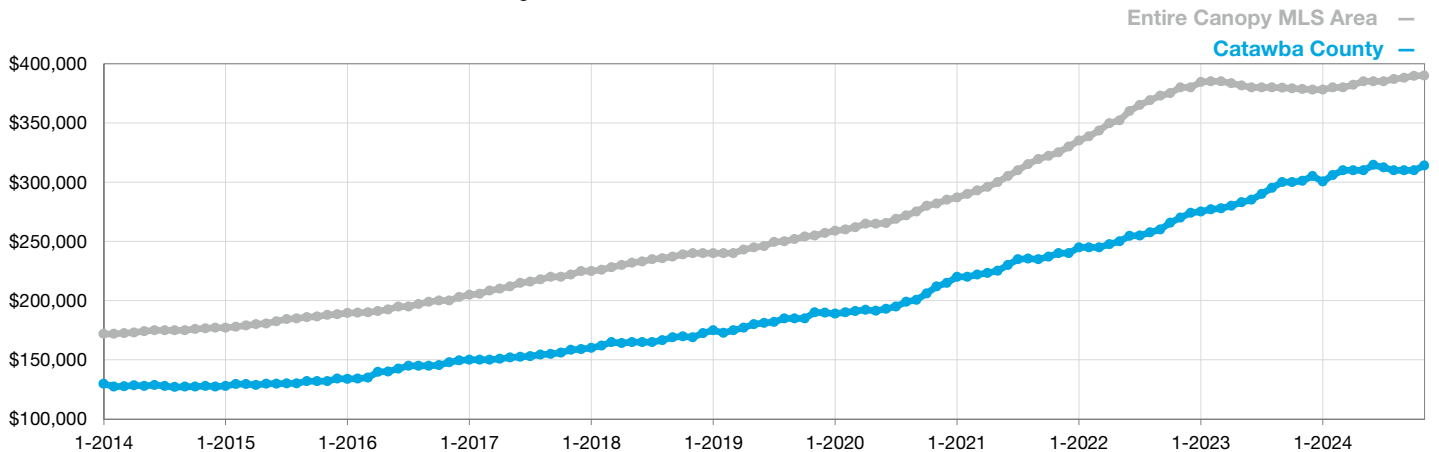
Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	214	<b>241</b>	+ 12.6%	2,401	<b>2,950</b>	+ 22.9%
Pending Sales	134	<b>183</b>	+ 36.6%	1,948	<b>2,122</b>	+ 8.9%
Closed Sales	160	<b>182</b>	+ 13.8%	1,963	<b>2,001</b>	+ 1.9%
Median Sales Price*	\$307,100	<b>\$329,023</b>	+ 7.1%	\$305,000	<b>\$314,250</b>	+ 3.0%
Average Sales Price*	\$341,396	<b>\$429,185</b>	+ 25.7%	\$345,237	<b>\$382,397</b>	+ 10.8%
Percent of Original List Price Received*	96.0%	<b>93.5%</b>	- 2.6%	96.8%	<b>95.4%</b>	- 1.4%
List to Close	80	<b>99</b>	+ 23.8%	82	<b>87</b>	+ 6.1%
Days on Market Until Sale	31	<b>55</b>	+ 77.4%	33	<b>43</b>	+ 30.3%
Cumulative Days on Market Until Sale	33	<b>62</b>	+ 87.9%	38	<b>50</b>	+ 31.6%
Average List Price	\$396,890	<b>\$403,267</b>	+ 1.6%	\$391,440	<b>\$407,047</b>	+ 4.0%
Inventory of Homes for Sale	432	<b>630</b>	+ 45.8%	--	--	--
Months Supply of Inventory	2.5	<b>3.4</b>	+ 36.0%	--	--	--

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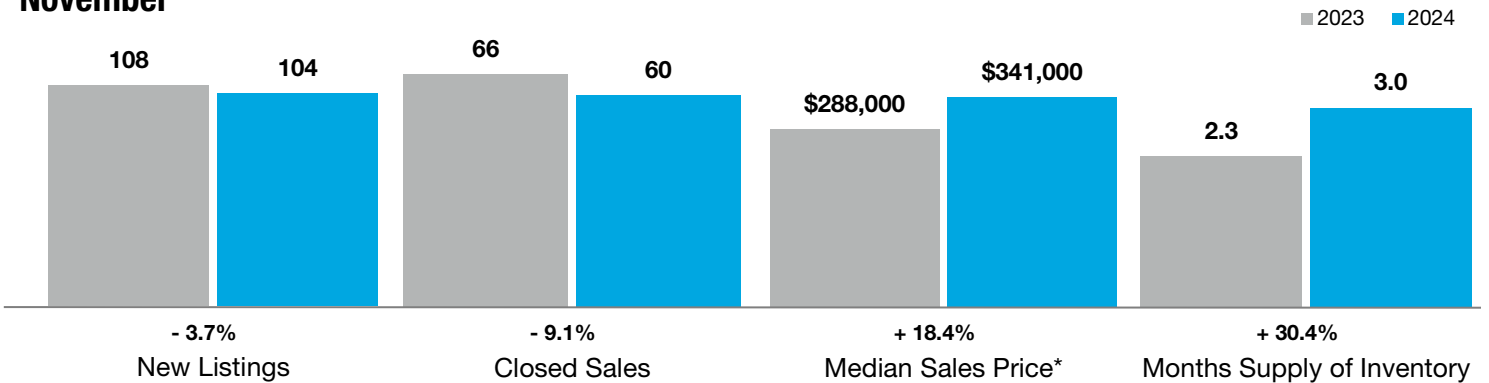
## Hickory

North Carolina

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	108	104	- 3.7%	1,151	1,324	+ 15.0%
Pending Sales	66	71	+ 7.6%	947	979	+ 3.4%
Closed Sales	66	60	- 9.1%	935	951	+ 1.7%
Median Sales Price*	\$288,000	\$341,000	+ 18.4%	\$280,000	\$295,000	+ 5.4%
Average Sales Price*	\$319,333	\$425,989	+ 33.4%	\$319,447	\$344,205	+ 7.8%
Percent of Original List Price Received*	95.7%	95.4%	- 0.3%	96.8%	96.0%	- 0.8%
List to Close	74	84	+ 13.5%	70	82	+ 17.1%
Days on Market Until Sale	30	39	+ 30.0%	30	40	+ 33.3%
Cumulative Days on Market Until Sale	36	49	+ 36.1%	35	46	+ 31.4%
Average List Price	\$325,228	\$376,476	+ 15.8%	\$339,042	\$356,126	+ 5.0%
Inventory of Homes for Sale	193	261	+ 35.2%	--	--	--
Months Supply of Inventory	2.3	3.0	+ 30.4%	--	--	--

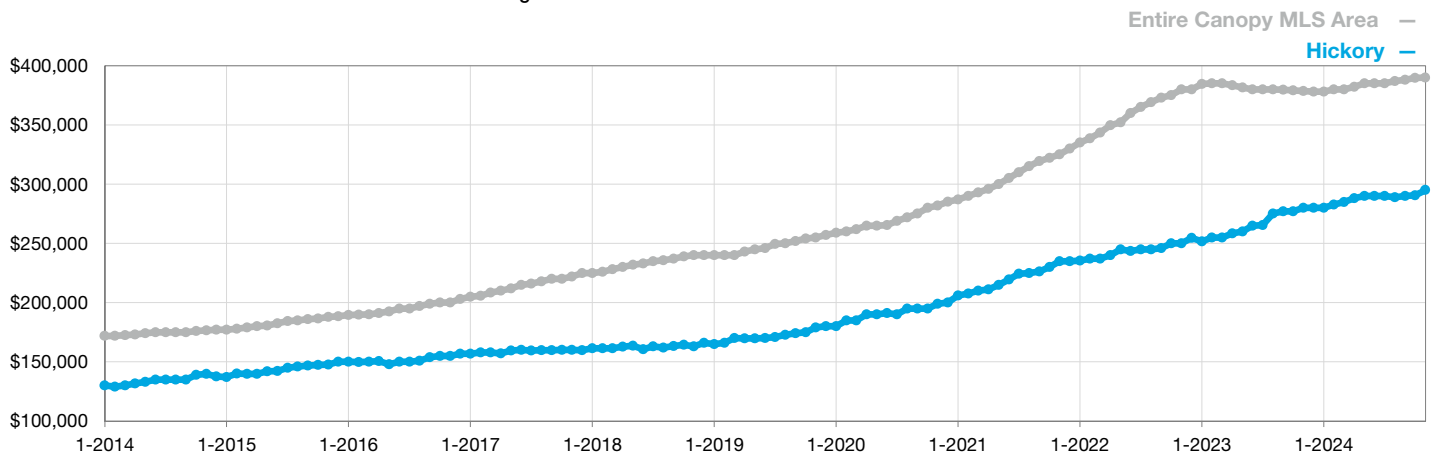
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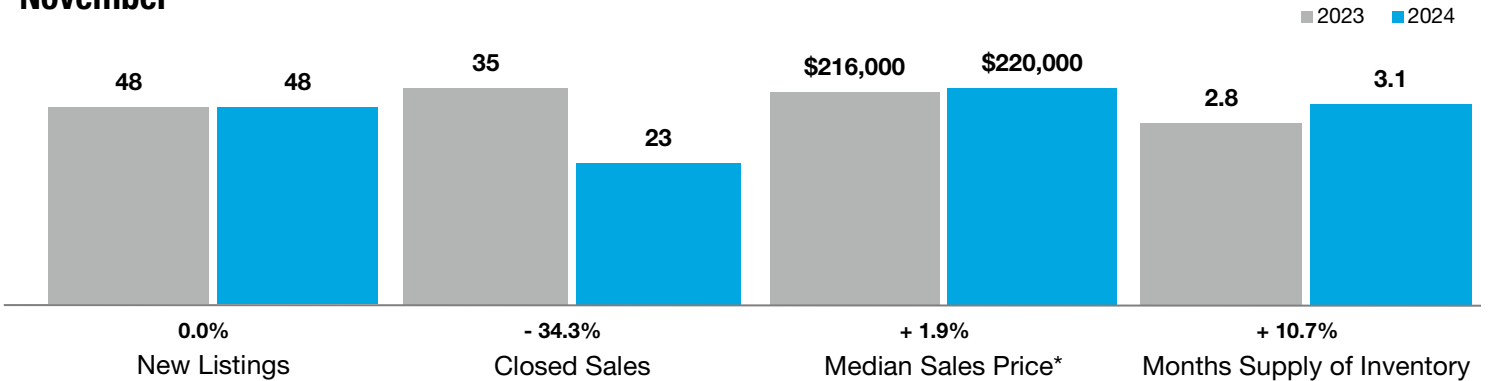
## Lenoir

North Carolina

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	48	48	0.0%	532	509	- 4.3%
Pending Sales	38	30	- 21.1%	415	388	- 6.5%
Closed Sales	35	23	- 34.3%	377	382	+ 1.3%
Median Sales Price*	\$216,000	\$220,000	+ 1.9%	\$220,450	\$248,000	+ 12.5%
Average Sales Price*	\$274,745	\$295,048	+ 7.4%	\$255,251	\$306,316	+ 20.0%
Percent of Original List Price Received*	90.2%	96.1%	+ 6.5%	95.9%	95.3%	- 0.6%
List to Close	83	74	- 10.8%	73	84	+ 15.1%
Days on Market Until Sale	39	34	- 12.8%	30	38	+ 26.7%
Cumulative Days on Market Until Sale	46	40	- 13.0%	33	43	+ 30.3%
Average List Price	\$307,244	\$325,612	+ 6.0%	\$300,260	\$345,216	+ 15.0%
Inventory of Homes for Sale	101	107	+ 5.9%	--	--	--
Months Supply of Inventory	2.8	3.1	+ 10.7%	--	--	--

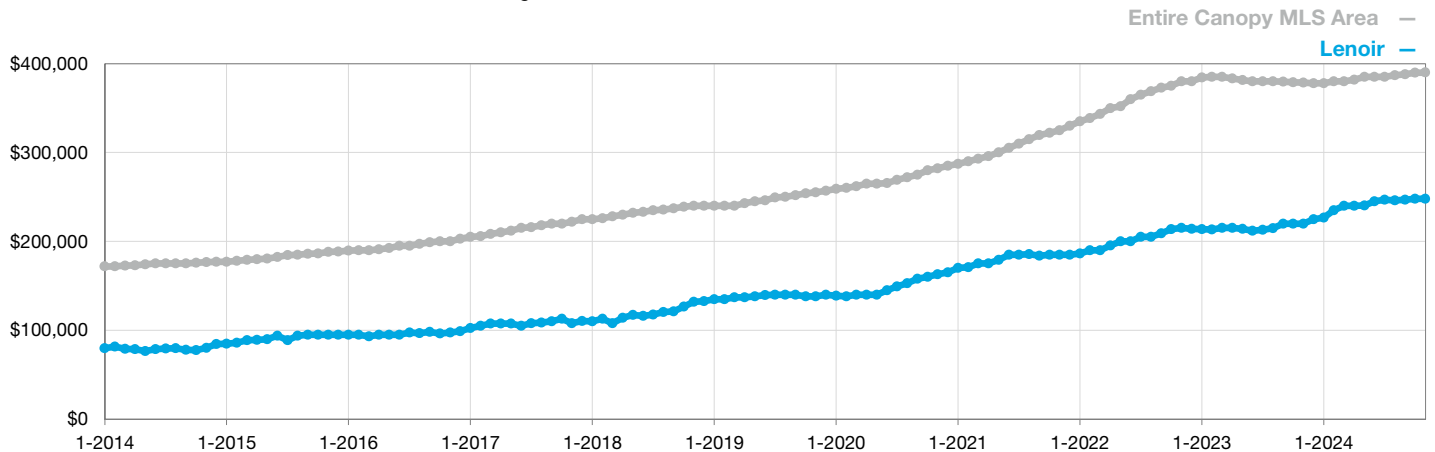
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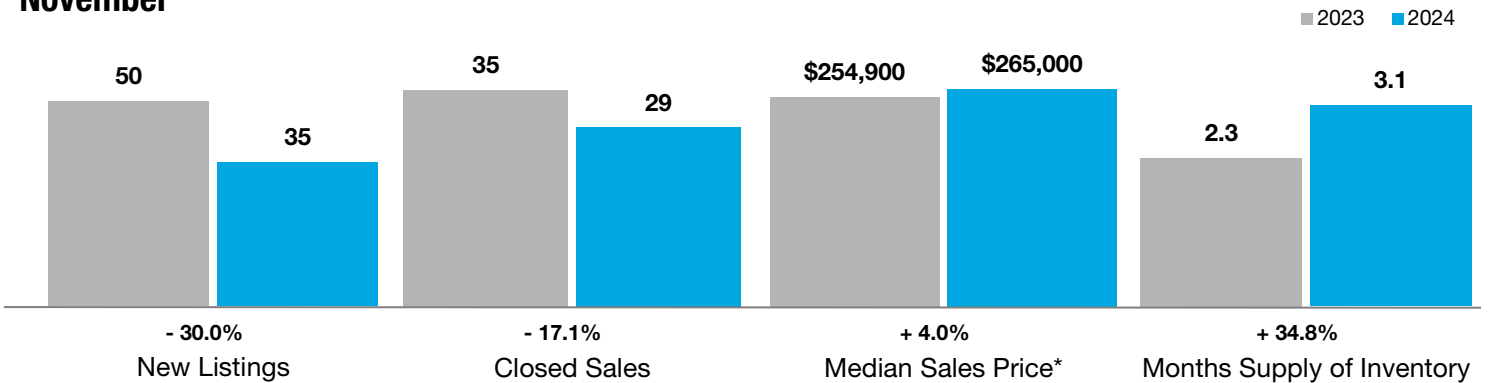
## Morganton

North Carolina

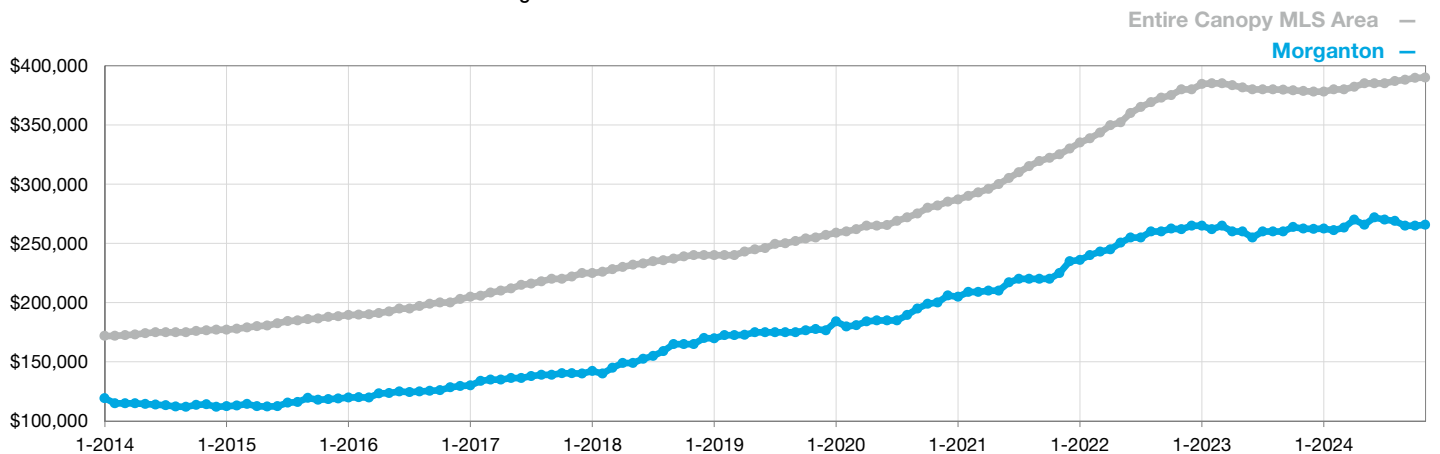
Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	50	35	- 30.0%	530	621	+ 17.2%
Pending Sales	31	31	0.0%	450	467	+ 3.8%
Closed Sales	35	29	- 17.1%	440	458	+ 4.1%
Median Sales Price*	\$254,900	\$265,000	+ 4.0%	\$263,225	\$269,000	+ 2.2%
Average Sales Price*	\$293,249	\$295,841	+ 0.9%	\$309,178	\$333,452	+ 7.9%
Percent of Original List Price Received*	96.2%	93.2%	- 3.1%	96.3%	94.6%	- 1.8%
List to Close	66	86	+ 30.3%	72	80	+ 11.1%
Days on Market Until Sale	28	38	+ 35.7%	31	40	+ 29.0%
Cumulative Days on Market Until Sale	28	39	+ 39.3%	36	43	+ 19.4%
Average List Price	\$337,558	\$449,233	+ 33.1%	\$348,343	\$379,907	+ 9.1%
Inventory of Homes for Sale	90	128	+ 42.2%	--	--	--
Months Supply of Inventory	2.3	3.1	+ 34.8%	--	--	--

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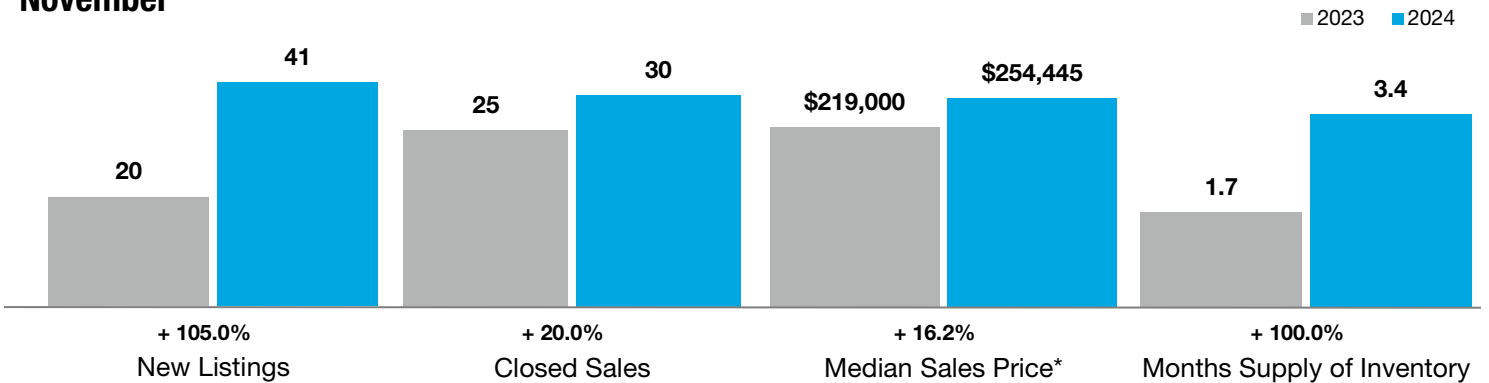
## Newton

North Carolina

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	20	41	+ 105.0%	279	399	+ 43.0%
Pending Sales	14	38	+ 171.4%	254	280	+ 10.2%
Closed Sales	25	30	+ 20.0%	271	240	- 11.4%
Median Sales Price*	\$219,000	\$254,445	+ 16.2%	\$255,490	\$242,995	- 4.9%
Average Sales Price*	\$250,032	\$305,134	+ 22.0%	\$292,001	\$292,552	+ 0.2%
Percent of Original List Price Received*	95.2%	95.7%	+ 0.5%	96.2%	94.5%	- 1.8%
List to Close	78	77	- 1.3%	83	81	- 2.4%
Days on Market Until Sale	30	40	+ 33.3%	29	38	+ 31.0%
Cumulative Days on Market Until Sale	30	55	+ 83.3%	33	43	+ 30.3%
Average List Price	\$258,465	\$262,392	+ 1.5%	\$310,544	\$286,086	- 7.9%
Inventory of Homes for Sale	38	82	+ 115.8%	--	--	--
Months Supply of Inventory	1.7	3.4	+ 100.0%	--	--	--

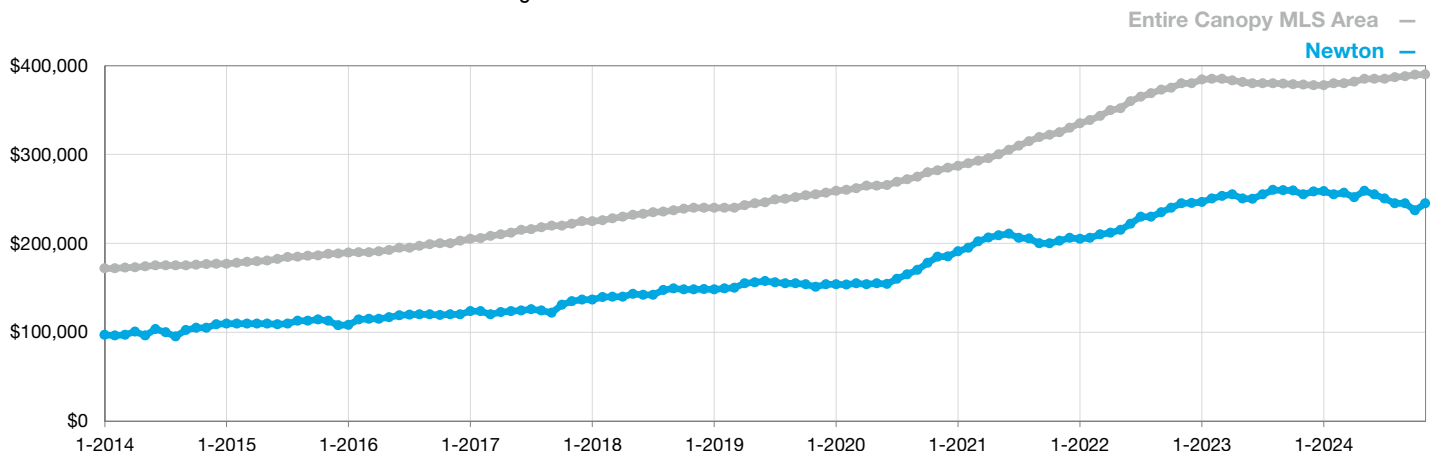
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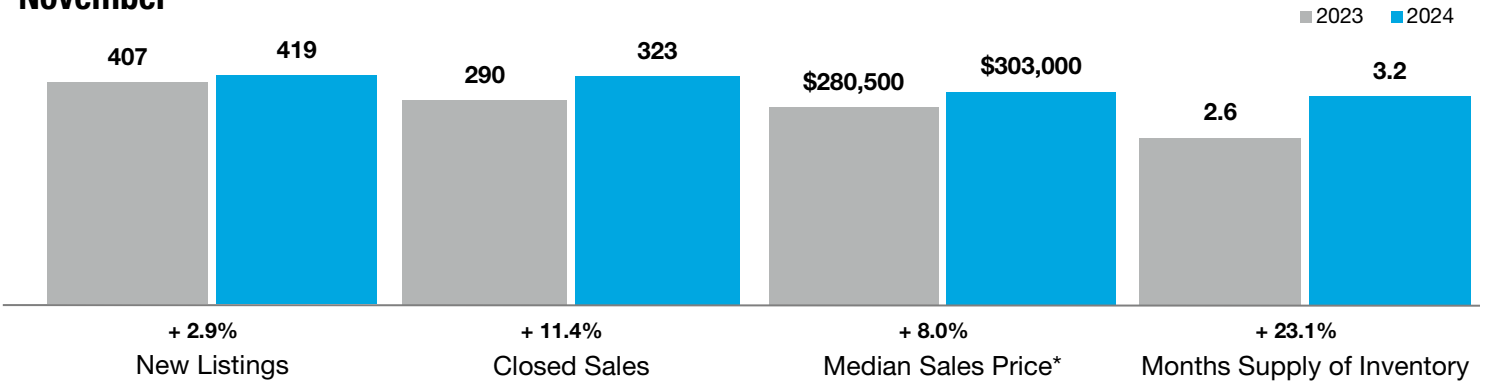
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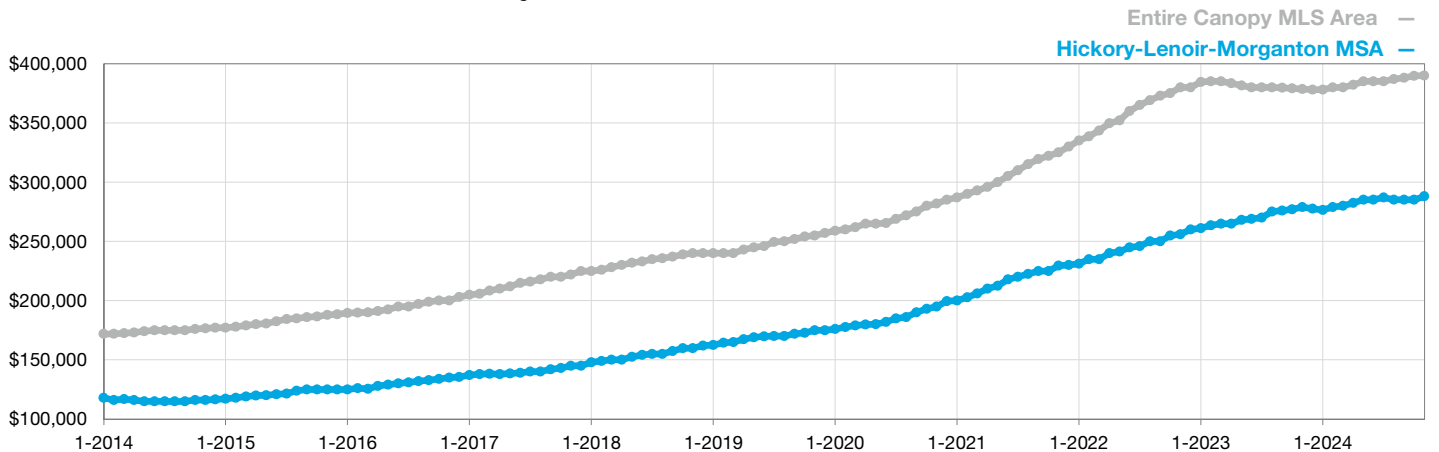
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