

Local Market Update for September 2021

A research tool provided by the Canopy Realtor® Association
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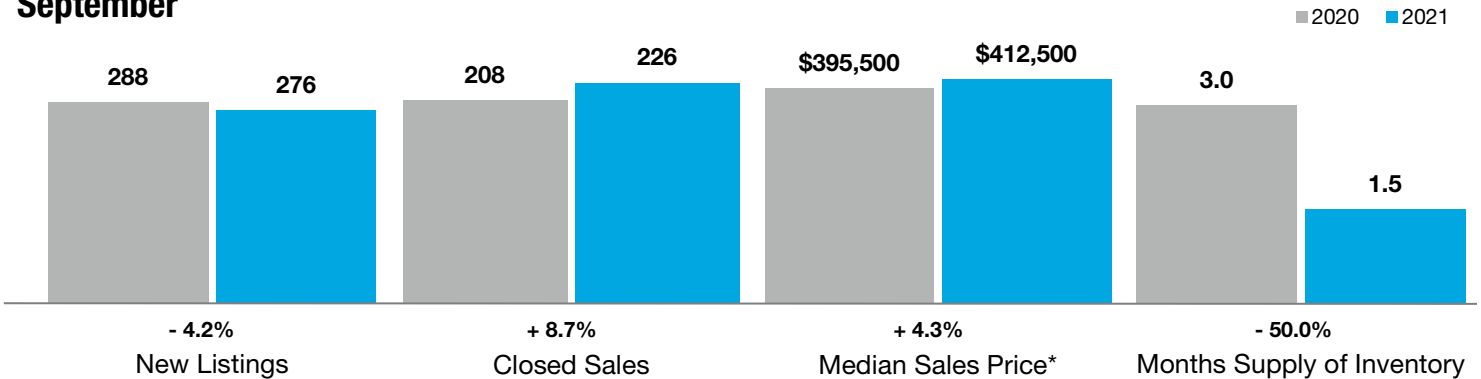
City of Asheville

North Carolina

Key Metrics	September			Year to Date		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	288	276	- 4.2%	2,107	2,323	+ 10.3%
Pending Sales	251	269	+ 7.2%	1,752	2,140	+ 22.1%
Closed Sales	208	226	+ 8.7%	1,547	1,989	+ 28.6%
Median Sales Price*	\$395,500	\$412,500	+ 4.3%	\$345,500	\$395,000	+ 14.3%
Average Sales Price*	\$565,999	\$553,874	- 2.1%	\$428,051	\$513,086	+ 19.9%
Percent of Original List Price Received*	96.3%	99.2%	+ 3.0%	95.7%	98.9%	+ 3.3%
List to Close	94	75	- 20.2%	103	88	- 14.6%
Days on Market Until Sale	44	25	- 43.2%	53	38	- 28.3%
Cumulative Days on Market Until Sale	54	23	- 57.4%	66	41	- 37.9%
Average List Price	\$466,079	\$604,346	+ 29.7%	\$490,013	\$573,308	+ 17.0%
Inventory of Homes for Sale	570	335	- 41.2%	--	--	--
Months Supply of Inventory	3.0	1.5	- 50.0%	--	--	--

* 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.

September



Historical Median Sales Price Rolling 12-Month Calculation

