

Local Market Update for December 2020

A research tool provided by the Canopy Realtor® Association
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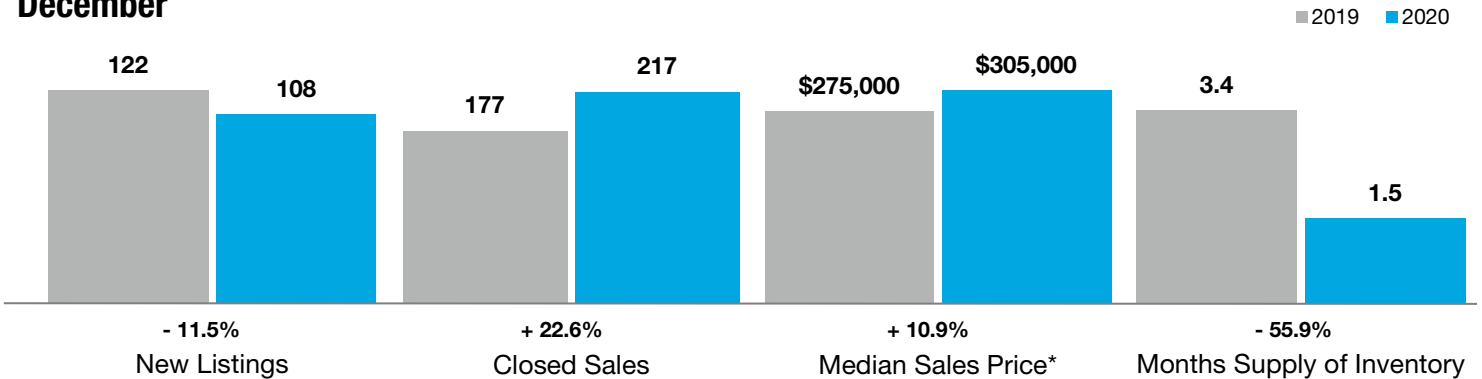
Henderson County

North Carolina

Key Metrics	December			Year to Date		
	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	Percent Change
New Listings	122	108	- 11.5%	2,803	2,519	- 10.1%
Pending Sales	131	144	+ 9.9%	2,141	2,356	+ 10.0%
Closed Sales	177	217	+ 22.6%	2,088	2,313	+ 10.8%
Median Sales Price*	\$275,000	\$305,000	+ 10.9%	\$275,000	\$309,900	+ 12.7%
Average Sales Price*	\$308,920	\$365,206	+ 18.2%	\$307,997	\$348,549	+ 13.2%
Percent of Original List Price Received*	94.9%	96.6%	+ 1.8%	95.2%	96.3%	+ 1.2%
List to Close	109	90	- 17.4%	109	104	- 4.6%
Days on Market Until Sale	56	38	- 32.1%	62	53	- 14.5%
Cumulative Days on Market Until Sale	69	50	- 27.5%	72	67	- 6.9%
Average List Price	\$317,199	\$382,005	+ 20.4%	\$361,282	\$388,037	+ 7.4%
Inventory of Homes for Sale	607	292	- 51.9%	--	--	--
Months Supply of Inventory	3.4	1.5	- 55.9%	--	--	--

* 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.

December



Historical Median Sales Price Rolling 12-Month Calculation

