

Local Market Update for October 2022

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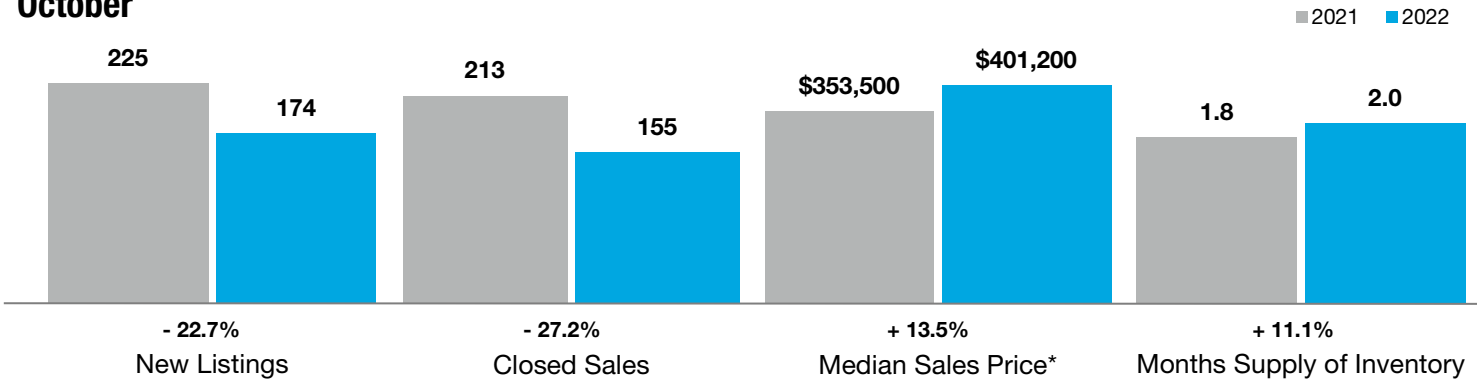
Henderson County

North Carolina

Key Metrics	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
New Listings	225	174	- 22.7%	2,487	2,086	- 16.1%
Pending Sales	247	145	- 41.3%	2,228	1,734	- 22.2%
Closed Sales	213	155	- 27.2%	2,051	1,785	- 13.0%
Median Sales Price*	\$353,500	\$401,200	+ 13.5%	\$348,056	\$403,423	+ 15.9%
Average Sales Price*	\$401,945	\$465,451	+ 15.8%	\$400,725	\$460,093	+ 14.8%
Percent of Original List Price Received*	98.6%	97.0%	- 1.6%	99.0%	100.1%	+ 1.1%
List to Close	68	88	+ 29.4%	80	78	- 2.5%
Days on Market Until Sale	25	36	+ 44.0%	32	24	- 25.0%
Cumulative Days on Market Until Sale	27	40	+ 48.1%	36	26	- 27.8%
Average List Price	\$445,449	\$498,495	+ 11.9%	\$428,650	\$515,477	+ 20.3%
Inventory of Homes for Sale	387	347	- 10.3%	--	--	--
Months Supply of Inventory	1.8	2.0	+ 11.1%	--	--	--

* 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.

October



Historical Median Sales Price Rolling 12-Month Calculation

