

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Raleigh – North

- 6.9%

Change in
New Listings

- 0.6%

Change in
Closed Sales

+ 8.1%

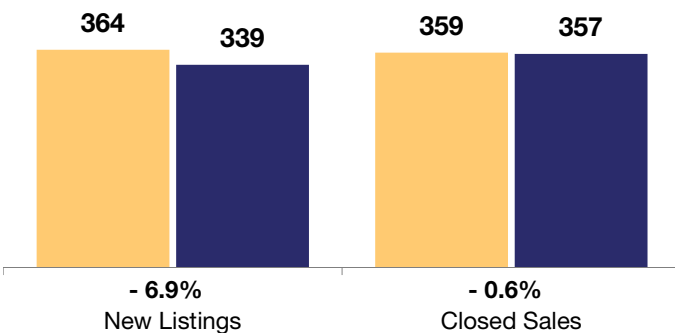
Change in
Median Sales Price

	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	364	339	- 6.9%	2,892	2,737	- 5.4%
Closed Sales	359	357	- 0.6%	2,212	2,140	- 3.3%
Median Sales Price*	\$310,000	\$335,000	+ 8.1%	\$310,000	\$315,000	+ 1.6%
Average Sales Price*	\$372,860	\$394,604	+ 5.8%	\$370,859	\$374,743	+ 1.0%
Total Dollar Volume (in millions)*	\$133.9	\$140.9	+ 5.2%	\$820.0	\$801.6	- 2.2%
Percent of Original List Price Received*	99.5%	98.4%	- 1.1%	99.1%	98.5%	- 0.6%
Percent of List Price Received*	100.0%	99.3%	- 0.7%	99.8%	99.4%	- 0.4%
Days on Market Until Sale**	20	28	+ 40.0%	25	29	+ 16.0%
Inventory of Homes for Sale	676	634	- 6.2%	--	--	--
Months Supply of Inventory	2.2	2.1	- 4.5%	--	--	--

* Does not account for seller concessions. | ** Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

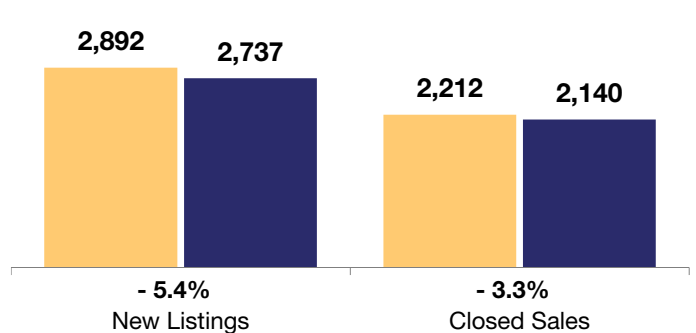
July

2018 2019

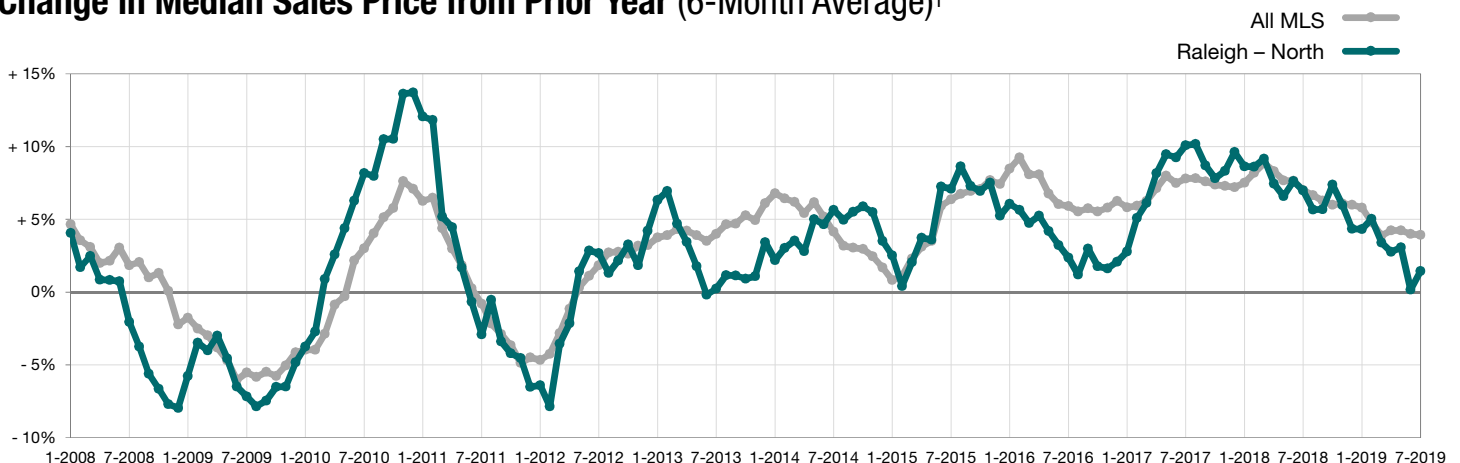


Year to Date

2018 2019



Change in Median Sales Price from Prior Year (6-Month Average)†



† Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period