

# Local Market Update – August 2018

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



## Raleigh – North

**0.0%**

Change in  
New Listings

**- 4.3%**

Change in  
Closed Sales

**+ 1.5%**

Change in  
Median Sales Price

	August			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	408	408	0.0%	3,442	3,297	- 4.2%
Closed Sales	376	360	- 4.3%	2,632	2,572	- 2.3%
Median Sales Price*	\$294,500	\$298,950	+ 1.5%	\$291,250	\$309,900	+ 6.4%
Average Sales Price*	\$353,853	\$362,341	+ 2.4%	\$348,937	\$369,674	+ 5.9%
Total Dollar Volume (in millions)*	\$133.0	\$130.4	- 2.0%	\$918.4	\$950.4	+ 3.5%
Percent of Original List Price Received*	98.1%	98.9%	+ 0.8%	98.6%	99.1%	+ 0.5%
Percent of List Price Received*	99.4%	99.6%	+ 0.2%	99.5%	99.8%	+ 0.3%
Days on Market Until Sale**	28	23	- 17.9%	26	25	- 3.8%
Inventory of Homes for Sale	799	621	- 22.3%	--	--	--
Months Supply of Inventory	2.6	2.0	- 23.1%	--	--	--

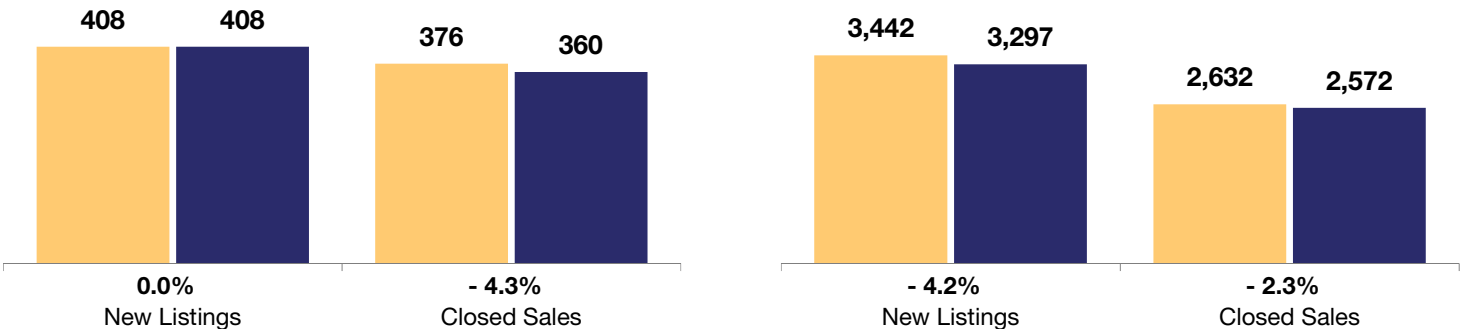
\* Does not account for seller concessions. | \*\* Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

### August

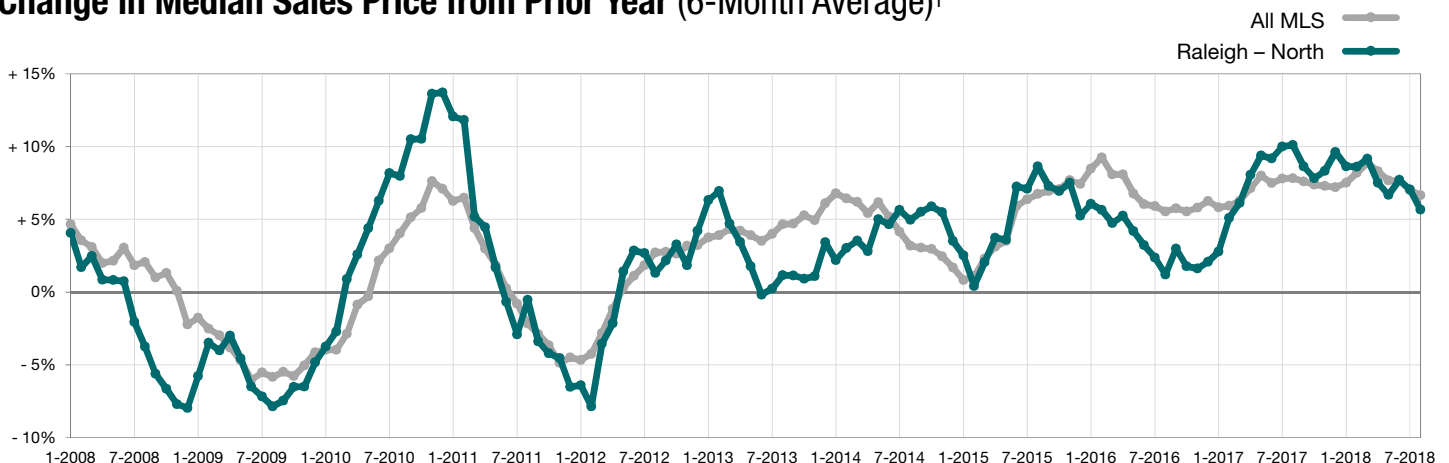
2017 2018

### Year to Date

2017 2018



### 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