

# Local Market Update – January 2020

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



## Raleigh

**- 0.2%**

Change in  
New Listings

**+ 10.2%**

Change in  
Closed Sales

**+ 7.4%**

Change in  
Median Sales Price

	January			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	826	824	- 0.2%	826	824	- 0.2%
Closed Sales	460	507	+ 10.2%	460	507	+ 10.2%
Median Sales Price*	\$270,000	\$290,000	+ 7.4%	\$270,000	\$290,000	+ 7.4%
Average Sales Price*	\$327,853	\$359,576	+ 9.7%	\$327,853	\$359,576	+ 9.7%
Total Dollar Volume (in millions)*	\$150.8	\$182.3	+ 20.9%	\$150.8	\$182.3	+ 20.9%
Percent of Original List Price Received*	97.8%	97.8%	0.0%	97.8%	97.8%	0.0%
Percent of List Price Received*	98.8%	98.9%	+ 0.1%	98.8%	98.9%	+ 0.1%
Days on Market Until Sale**	30	34	+ 13.3%	30	34	+ 13.3%
Inventory of Homes for Sale	1,372	1,111	- 19.0%	--	--	--
Months Supply of Inventory	1.8	1.4	- 22.2%	--	--	--

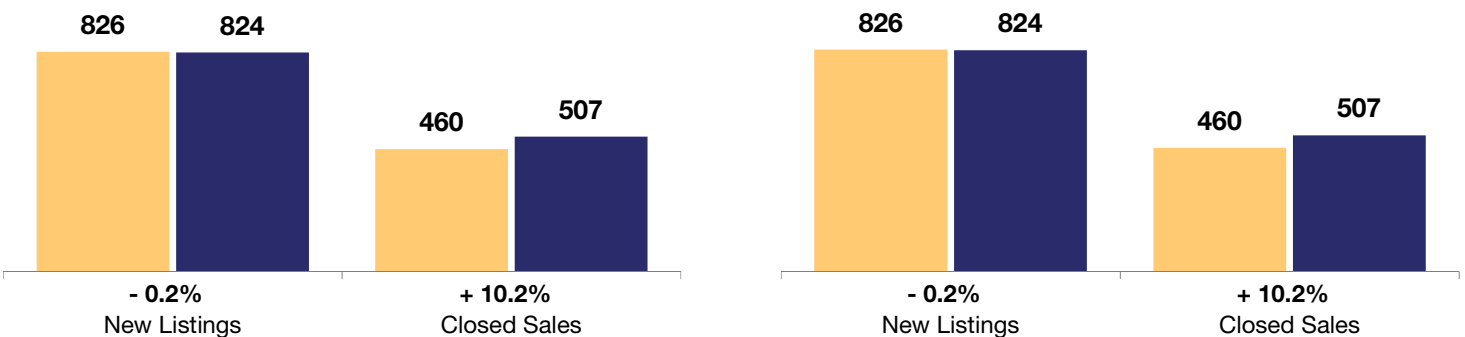
\* Does not account for seller concessions. | \*\* Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

### January

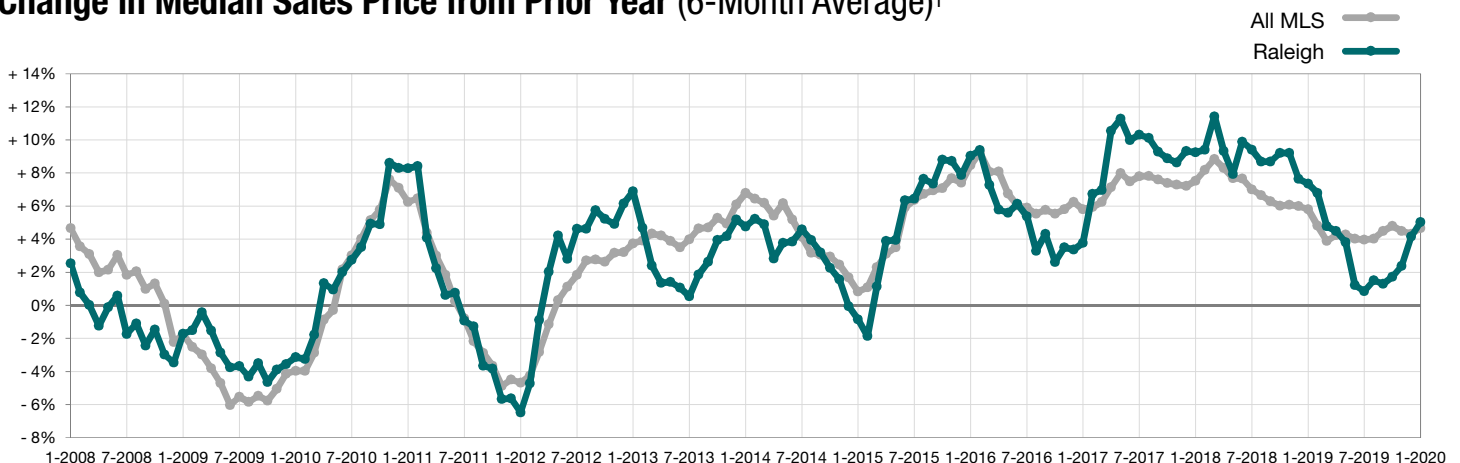
2019 2020

### Year to Date

2019 2020



### 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