

Local Market Update – January 2021

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Raleigh

- 12.9%

+ 15.3%

+ 8.1%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

	January			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	829	722	- 12.9%	829	722	- 12.9%
Closed Sales	510	588	+ 15.3%	510	588	+ 15.3%
Median Sales Price*	\$290,000	\$313,450	+ 8.1%	\$290,000	\$313,450	+ 8.1%
Average Sales Price*	\$359,972	\$413,393	+ 14.8%	\$359,972	\$413,393	+ 14.8%
Total Dollar Volume (in millions)*	\$183.6	\$243.1	+ 32.4%	\$183.6	\$243.1	+ 32.4%
Percent of Original List Price Received*	97.8%	99.8%	+ 2.0%	97.8%	99.8%	+ 2.0%
Percent of List Price Received*	98.9%	100.3%	+ 1.4%	98.9%	100.3%	+ 1.4%
Days on Market Until Sale**	34	23	- 32.4%	34	23	- 32.4%
Inventory of Homes for Sale	1,221	625	- 48.8%	--	--	--
Months Supply of Inventory	1.6	0.8	- 50.0%	--	--	--

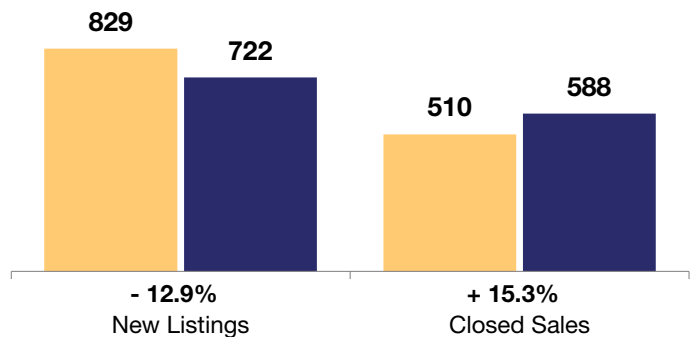
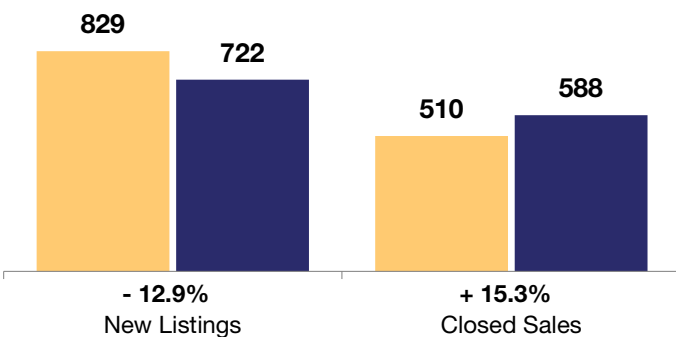
* Does not account for seller concessions. | ** Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

January

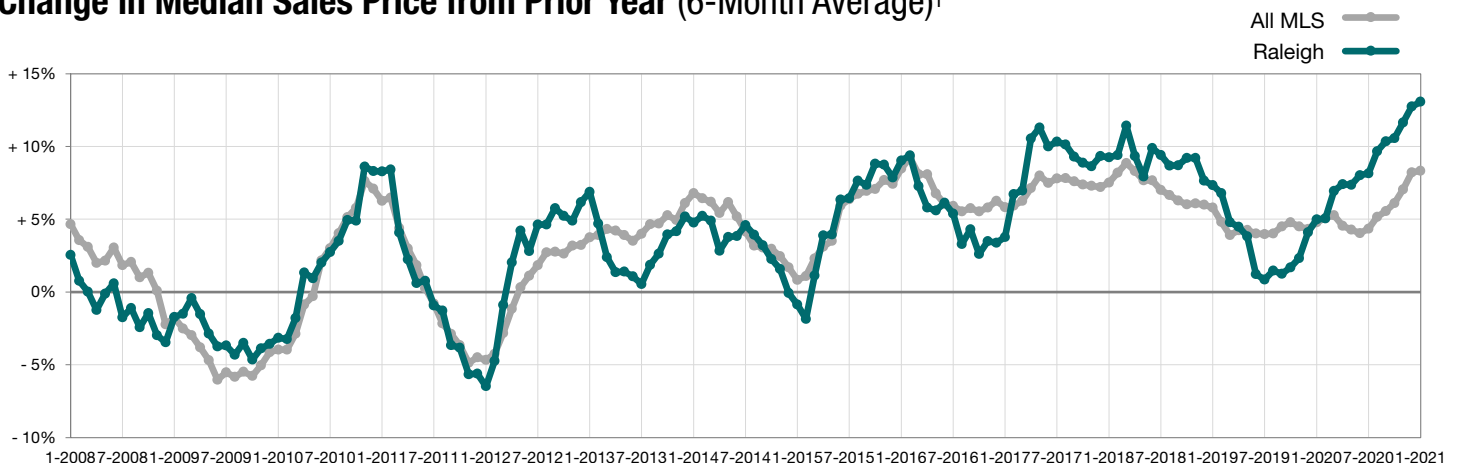
2020 2021

Year to Date

2020 2021



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