

# Local Market Update – February 2018

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



## Raleigh

**- 3.9%**

Change in  
New Listings

**- 8.7%**

Change in  
Closed Sales

**+ 12.4%**

Change in  
Median Sales Price

	February			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	953	916	- 3.9%	1,663	1,638	- 1.5%
Closed Sales	542	495	- 8.7%	1,033	1,005	- 2.7%
Median Sales Price*	\$236,550	\$266,000	+ 12.4%	\$232,000	\$260,000	+ 12.1%
Average Sales Price*	\$291,837	\$321,952	+ 10.3%	\$286,572	\$312,375	+ 9.0%
Total Dollar Volume (in millions)*	\$158.2	\$159.4	+ 0.8%	\$296.0	\$313.9	+ 6.0%
Percent of Original List Price Received*	97.6%	98.2%	+ 0.6%	97.6%	98.1%	+ 0.5%
Percent of List Price Received*	98.9%	99.3%	+ 0.4%	98.8%	99.1%	+ 0.3%
Days on Market Until Sale**	37	34	- 8.1%	36	33	- 8.3%
Inventory of Homes for Sale	1,455	1,108	- 23.8%	--	--	--
Months Supply of Inventory	1.8	1.4	- 22.2%	--	--	--

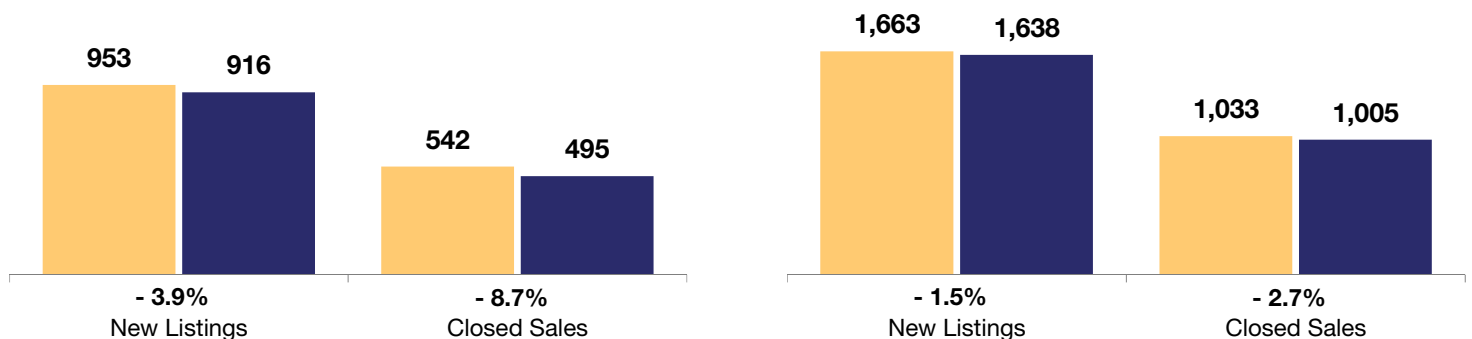
\* Does not account for seller concessions. | \*\* Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

### February

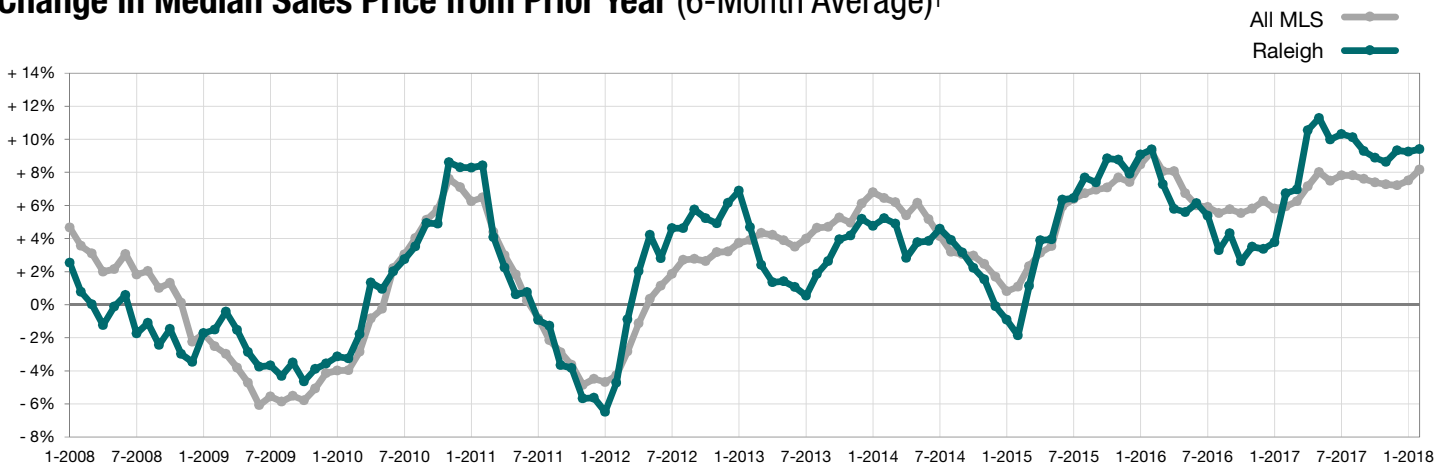
2017 2018

### 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