

Local Market Update – March 2020

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Raleigh

+ 0.6%

Change in
New Listings

+ 6.6%

Change in
Closed Sales

+ 10.9%

Change in
Median Sales Price

	March			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	1,035	1,041	+ 0.6%	2,709	2,749	+ 1.5%
Closed Sales	753	803	+ 6.6%	1,783	1,922	+ 7.8%
Median Sales Price*	\$275,000	\$305,000	+ 10.9%	\$274,386	\$298,750	+ 8.9%
Average Sales Price*	\$341,280	\$360,918	+ 5.8%	\$332,350	\$361,783	+ 8.9%
Total Dollar Volume (in millions)*	\$257.0	\$289.8	+ 12.8%	\$592.2	\$695.3	+ 17.4%
Percent of Original List Price Received*	98.5%	98.9%	+ 0.4%	98.3%	98.4%	+ 0.1%
Percent of List Price Received*	99.3%	99.7%	+ 0.4%	99.2%	99.3%	+ 0.1%
Days on Market Until Sale**	26	25	- 3.8%	30	31	+ 3.3%
Inventory of Homes for Sale	1,413	1,209	- 14.4%	--	--	--
Months Supply of Inventory	1.9	1.6	- 15.8%	--	--	--

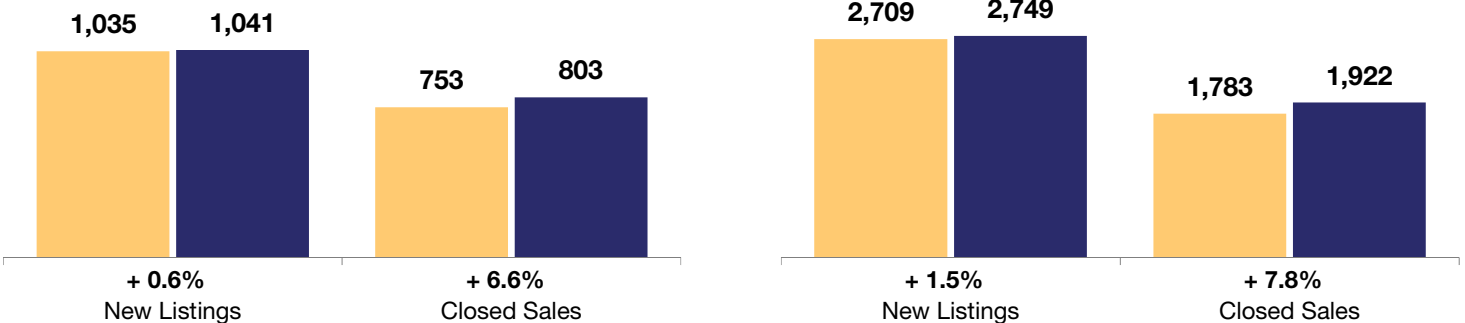
* Does not account for seller concessions. | ** Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

March

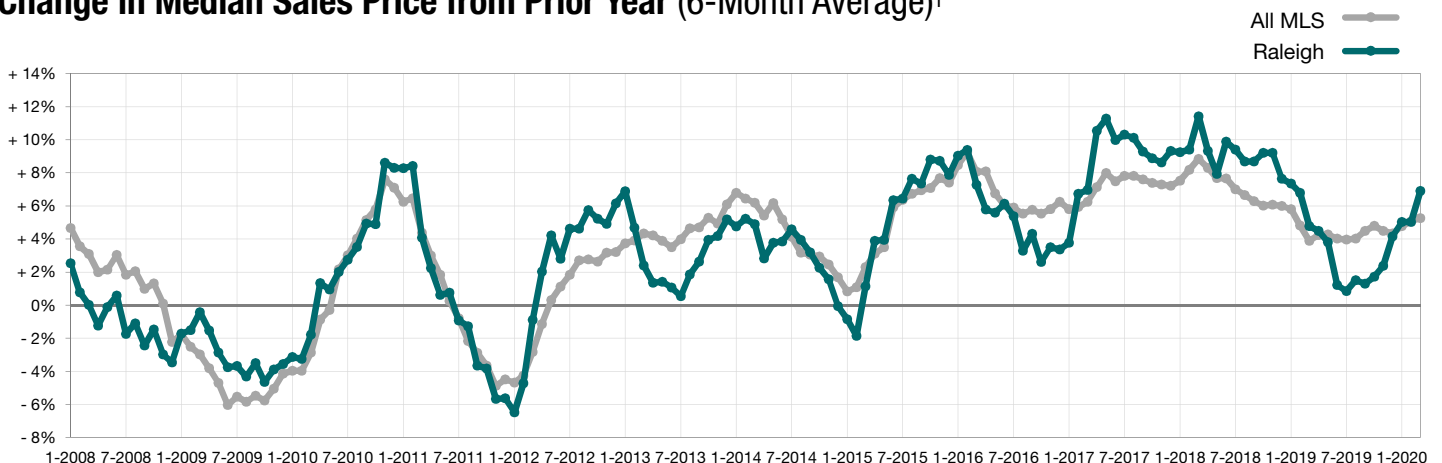
2019 2020

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