

# Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



## Entire Triangle Region

**+ 24.9%**

Change in  
New Listings

**+ 16.1%**

Change in  
Closed Sales

**+ 13.8%**

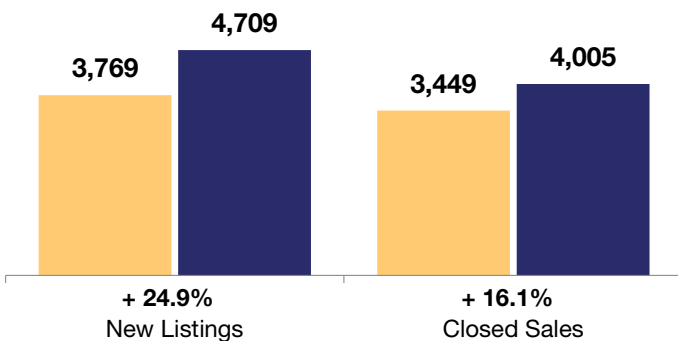
Change in  
Median Sales Price

	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	3,769	<b>4,709</b>	+ 24.9%	16,692	<b>16,478</b>	- 1.3%
Closed Sales	3,449	<b>4,005</b>	+ 16.1%	12,601	<b>13,877</b>	+ 10.1%
Median Sales Price*	\$290,000	<b>\$329,900</b>	+ 13.8%	\$285,000	<b>\$313,500</b>	+ 10.0%
Average Sales Price*	\$331,622	<b>\$381,705</b>	+ 15.1%	\$324,001	<b>\$365,192</b>	+ 12.7%
Total Dollar Volume (in millions)*	\$1,143.1	<b>\$1,528.3</b>	+ 33.7%	\$4,081.8	<b>\$5,066.7</b>	+ 24.1%
Percent of Original List Price Received*	98.9%	<b>102.5%</b>	+ 3.6%	98.1%	<b>101.2%</b>	+ 3.2%
Percent of List Price Received*	99.5%	<b>102.4%</b>	+ 2.9%	99.1%	<b>101.2%</b>	+ 2.1%
Days on Market Until Sale**	26	<b>14</b>	- 46.2%	35	<b>18</b>	- 48.6%
Inventory of Homes for Sale	7,892	<b>2,646</b>	- 66.5%	--	--	--
Months Supply of Inventory	2.2	<b>0.6</b>	- 72.7%	--	--	--

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

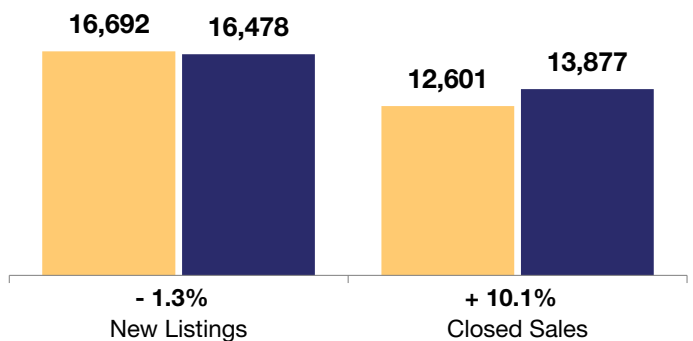
### April

2020 2021

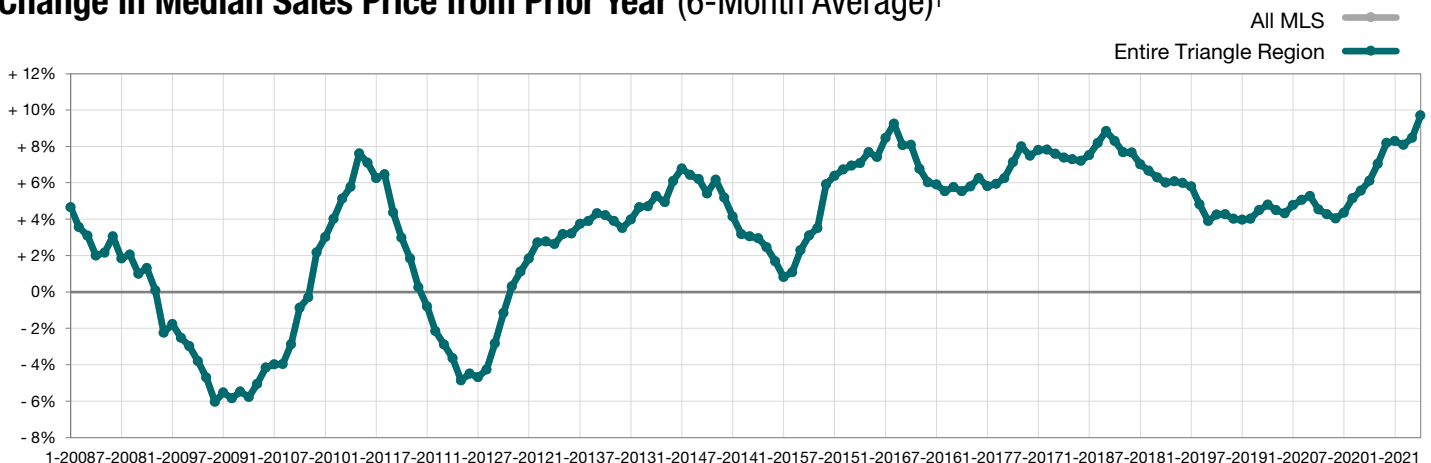


### Year to Date

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