

Local Market Update – September 2018

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Durham County

- 17.2%

Change in
New Listings

- 5.2%

Change in
Closed Sales

+ 7.9%

Change in
Median Sales Price

	September			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	478	396	- 17.2%	4,747	4,731	- 0.3%
Closed Sales	401	380	- 5.2%	3,908	3,882	- 0.7%
Median Sales Price*	\$227,000	\$245,000	+ 7.9%	\$229,900	\$254,900	+ 10.9%
Average Sales Price*	\$250,861	\$273,912	+ 9.2%	\$253,515	\$278,653	+ 9.9%
Total Dollar Volume (in millions)*	\$100.6	\$104.1	+ 3.5%	\$990.7	\$1,081.7	+ 9.2%
Percent of Original List Price Received*	99.1%	99.3%	+ 0.2%	99.0%	99.7%	+ 0.7%
Percent of List Price Received*	100.0%	99.9%	- 0.1%	99.7%	100.3%	+ 0.6%
Days on Market Until Sale**	23	18	- 21.7%	26	20	- 23.1%
Inventory of Homes for Sale	783	717	- 8.4%	--	--	--
Months Supply of Inventory	1.9	1.7	- 10.5%	--	--	--

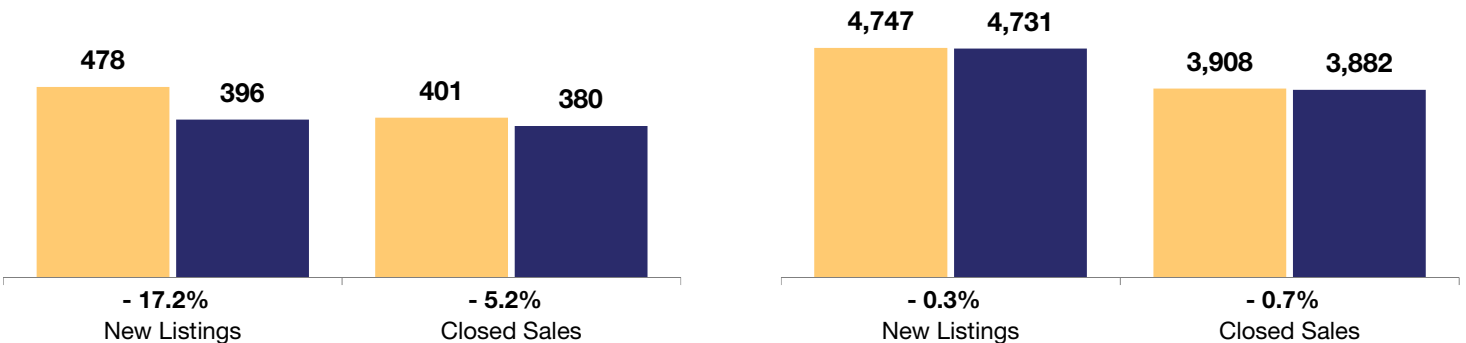
* Does not account for seller concessions. | ** Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

September

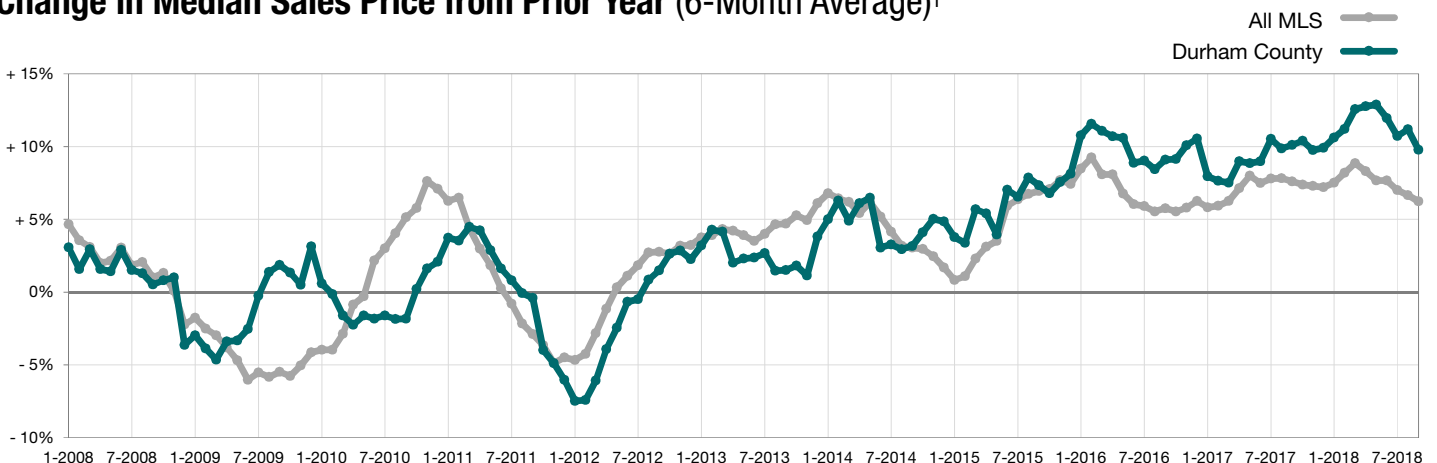
■ 2017 ■ 2018

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