

Local Market Update – November 2021

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Durham

+ 16.9%

Change in
New Listings

+ 4.4%

Change in
Closed Sales

+ 27.6%

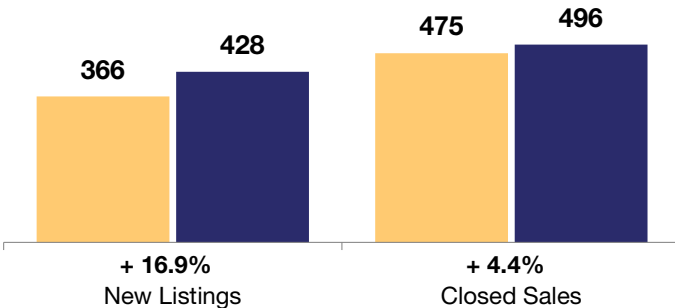
Change in
Median Sales Price

	November			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	366	428	+ 16.9%	5,528	5,583	+ 1.0%
Closed Sales	475	496	+ 4.4%	4,938	5,089	+ 3.1%
Median Sales Price*	\$298,065	\$380,250	+ 27.6%	\$287,900	\$340,580	+ 18.3%
Average Sales Price*	\$326,275	\$408,267	+ 25.1%	\$321,544	\$381,751	+ 18.7%
Total Dollar Volume (in millions)*	\$155.0	\$202.5	+ 30.7%	\$1,587.5	\$1,942.7	+ 22.4%
Percent of Original List Price Received*	100.5%	102.9%	+ 2.4%	99.4%	104.1%	+ 4.7%
Percent of List Price Received*	100.8%	103.3%	+ 2.5%	100.0%	104.2%	+ 4.2%
Days on Market Until Sale**	15	13	- 13.3%	22	12	- 45.5%
Inventory of Homes for Sale	500	343	- 31.4%	--	--	--
Months Supply of Inventory	1.1	0.7	- 36.4%	--	--	--

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

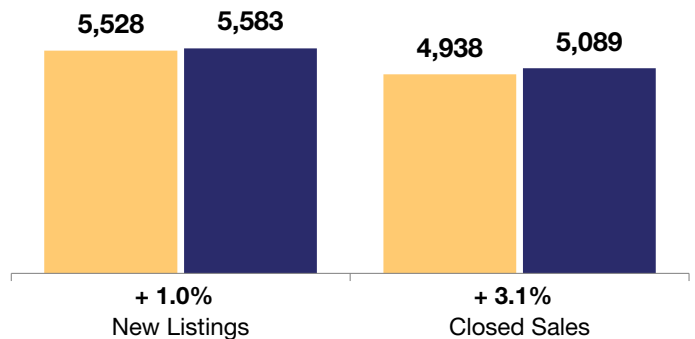
November

2020 2021

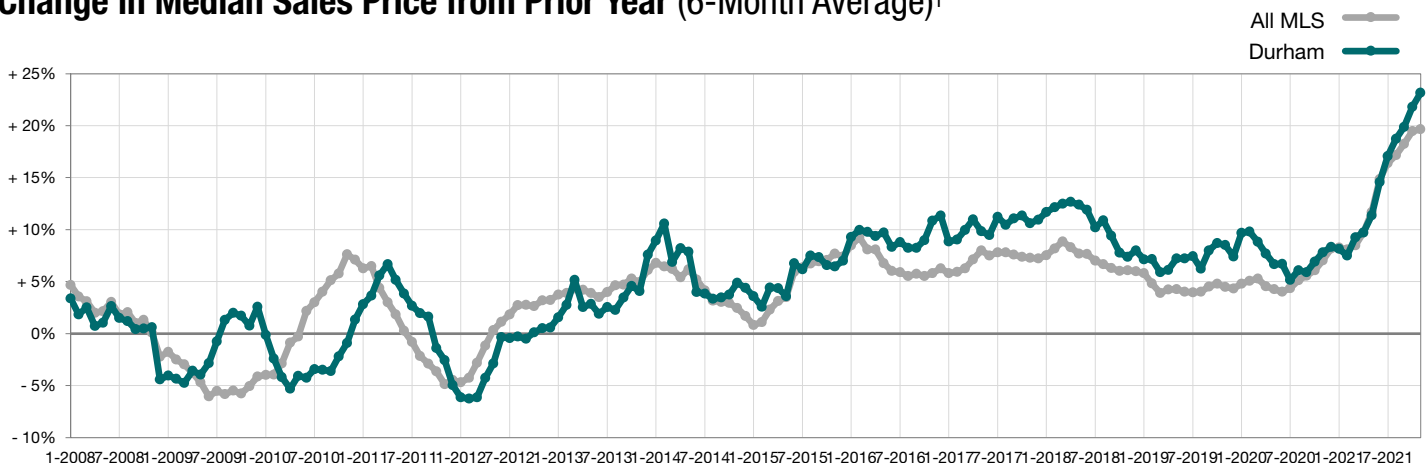


Year to Date

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