

# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



## Wake County

**- 9.6%**

Change in  
New Listings

**- 9.2%**

Change in  
Closed Sales

**+ 20.3%**

Change in  
Median Sales Price

	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	2,188	<b>1,978</b>	- 9.6%	21,754	<b>20,776</b>	- 4.5%
Closed Sales	2,137	<b>1,940</b>	- 9.2%	19,005	<b>19,096</b>	+ 0.5%
Median Sales Price*	\$345,000	<b>\$415,000</b>	+ 20.3%	\$335,000	<b>\$390,000</b>	+ 16.4%
Average Sales Price*	\$394,519	<b>\$477,360</b>	+ 21.0%	\$380,328	<b>\$448,642</b>	+ 18.0%
Total Dollar Volume (in millions)*	\$843.1	<b>\$926.1</b>	+ 9.8%	\$7,227.7	<b>\$8,567.3</b>	+ 18.5%
Percent of Original List Price Received*	99.7%	<b>103.9%</b>	+ 4.2%	99.0%	<b>103.7%</b>	+ 4.7%
Percent of List Price Received*	100.2%	<b>104.0%</b>	+ 3.8%	99.7%	<b>103.6%</b>	+ 3.9%
Days on Market Until Sale**	16	<b>9</b>	- 43.8%	24	<b>10</b>	- 58.3%
Inventory of Homes for Sale	2,453	<b>1,203</b>	- 51.0%	--	--	--
Months Supply of Inventory	1.3	<b>0.6</b>	- 53.8%	--	--	--

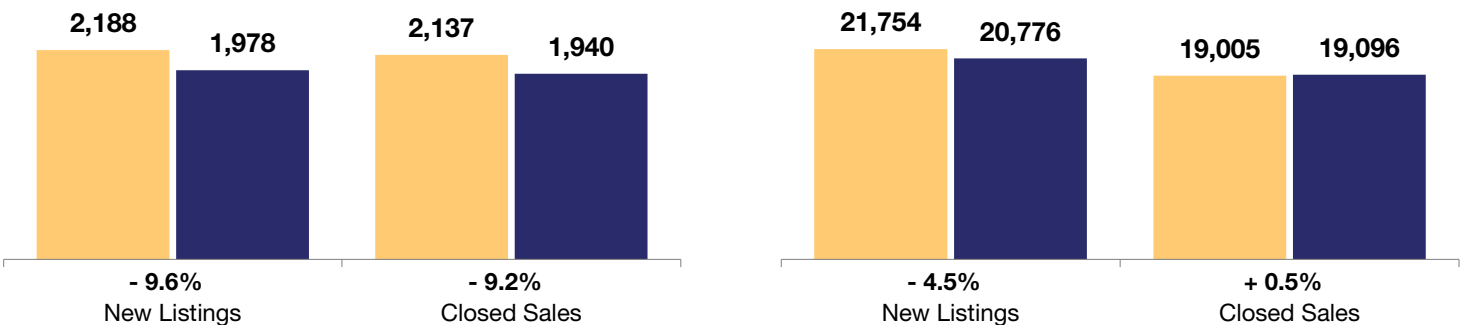
\* Does not account for seller concessions. | \*\* Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

### October

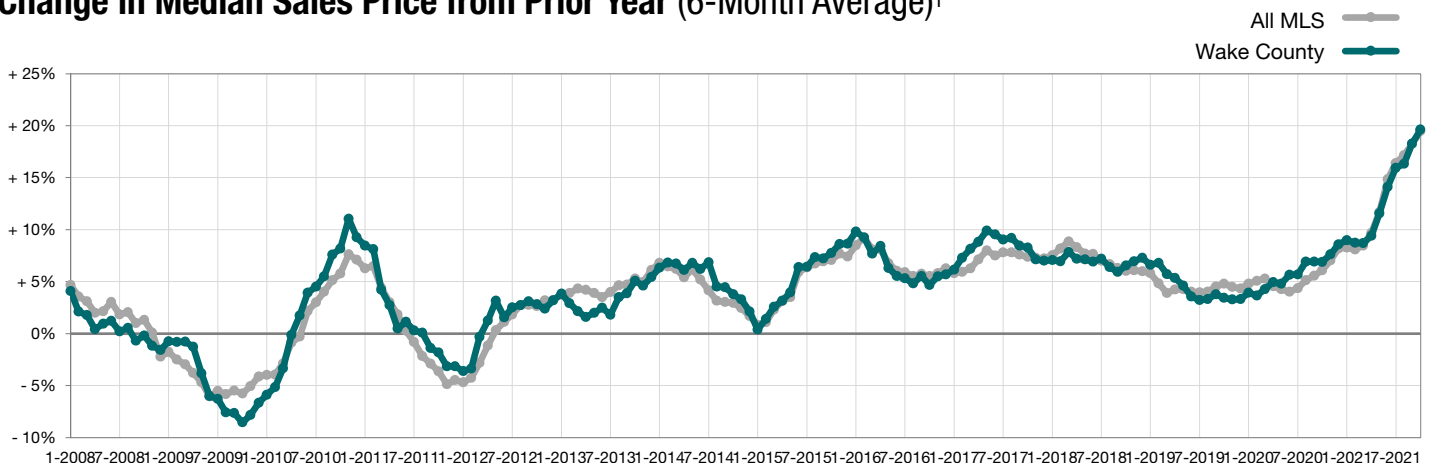
2020 2021

### 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