

Chapel Hill / Carrboro

- 8.9%

Change in
New Listings

- 1.0%

Change in
Closed Sales

+ 4.5%

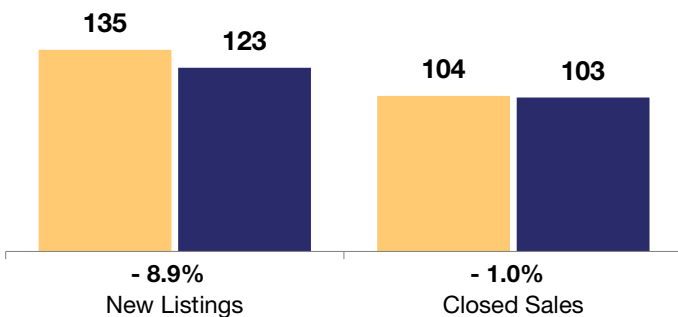
Change in
Median Sales Price

	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
New Listings	135	123	- 8.9%	1,410	1,181	- 16.2%
Closed Sales	104	103	- 1.0%	1,209	1,001	- 17.2%
Median Sales Price*	\$550,000	\$575,000	+ 4.5%	\$590,000	\$637,500	+ 8.1%
Average Sales Price*	\$609,849	\$623,454	+ 2.2%	\$666,143	\$709,102	+ 6.4%
Total Dollar Volume (in millions)*	\$63.4	\$64.2	+ 1.2%	\$805.4	\$709.8	- 11.9%
Percent of Original List Price Received*	101.0%	100.9%	- 0.1%	105.5%	100.5%	- 4.7%
Percent of List Price Received*	101.9%	101.6%	- 0.3%	105.9%	101.7%	- 4.0%
Days on Market Until Sale**	19	20	+ 5.3%	13	21	+ 61.5%
Housing Affordability Index	56	48	- 14.3%	52	44	- 15.4%
Inventory of Homes for Sale	207	185	- 10.6%	--	--	--
Months Supply of Inventory	1.6	1.8	+ 12.5%	--	--	--

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

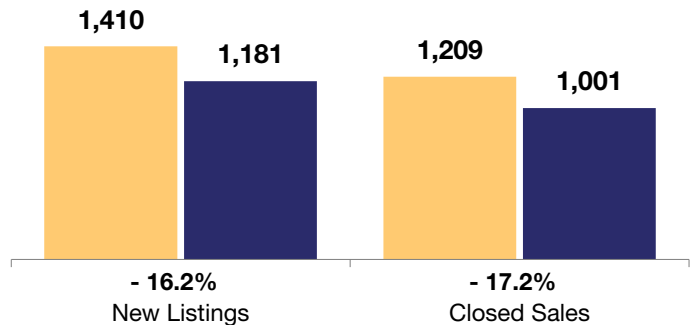
September

2022 2023

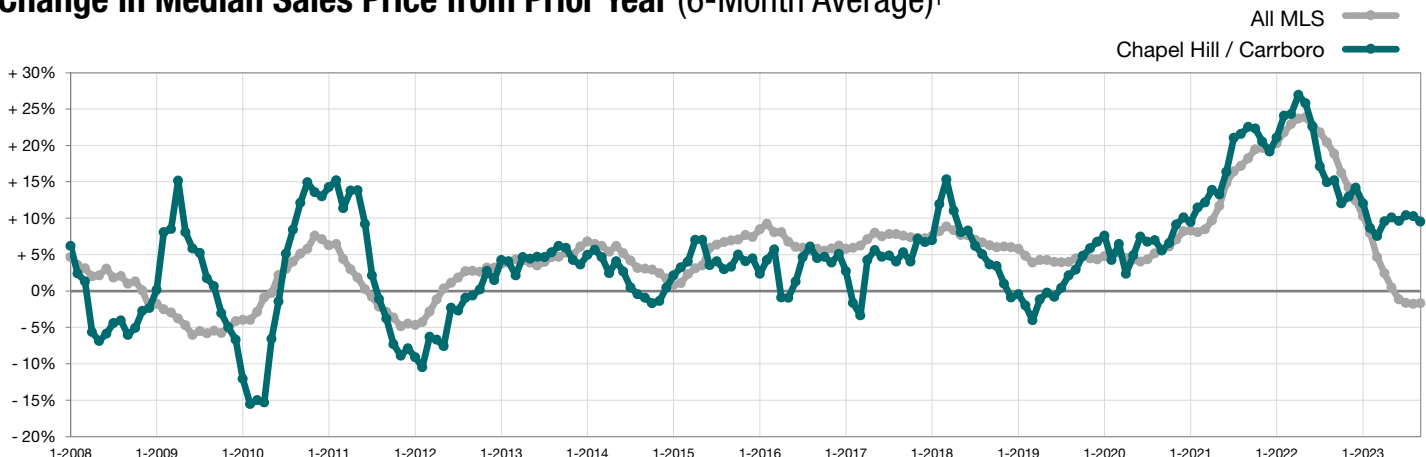


Year to Date

2022 2023



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