

Local Market Update – March 2024

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Hillsborough

- 25.5%

Change in
New Listings
All Properties

+ 52.0%

Change in
Closed Sales
All Properties

+ 16.5%

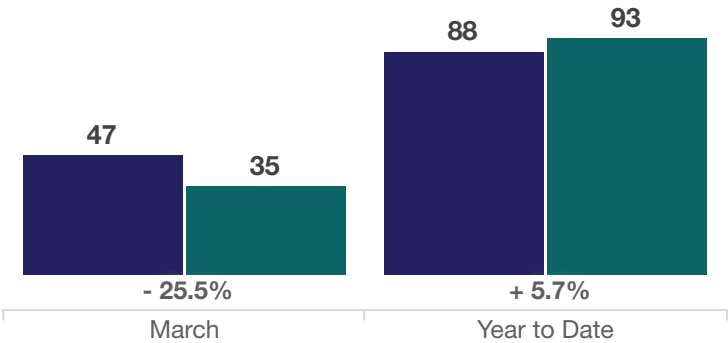
Change in
Median Sales Price
All Properties.

Key Metrics	March			Year to Date		
	2023	2024	% Change	Thru 3-2023	Thru 3-2024	% Change
New Listings	47	35	- 25.5%	88	93	+ 5.7%
Closed Sales	25	38	+ 52.0%	64	81	+ 26.6%
Median Sales Price*	\$381,000	\$443,695	+ 16.5%	\$380,905	\$410,873	+ 7.9%
Average Sales Price*	\$385,290	\$498,573	+ 29.4%	\$407,092	\$458,572	+ 12.6%
Total Dollar Volume (in millions)*	\$10	\$19	+ 90.0%	\$26	\$36	+ 38.5%
Percent of Original List Price Received*	95.0%	99.1%	+ 4.3%	97.2%	98.1%	+ 0.9%
Percent of List Price Received*	97.6%	100.5%	+ 3.0%	99.4%	100.1%	+ 0.7%
Days on Market Until Sale	69	34	- 50.7%	57	41	- 28.1%
Housing Affordability Index	105	87	- 17.1%	105	94	- 10.5%
Inventory of Homes for Sale	43	38	- 11.6%	—	—	—
Months Supply of Homes for Sale	1.4	1.3	- 7.1%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

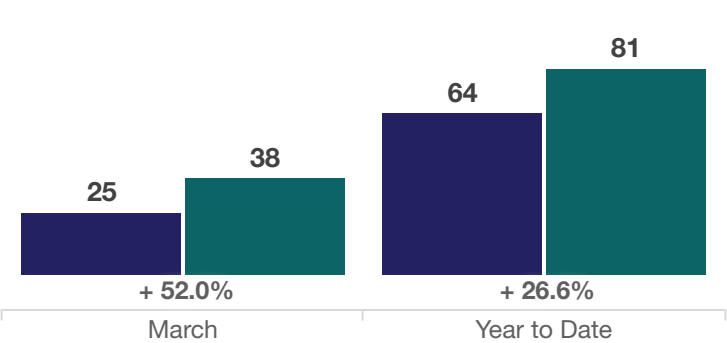
New Listings

2023 2024



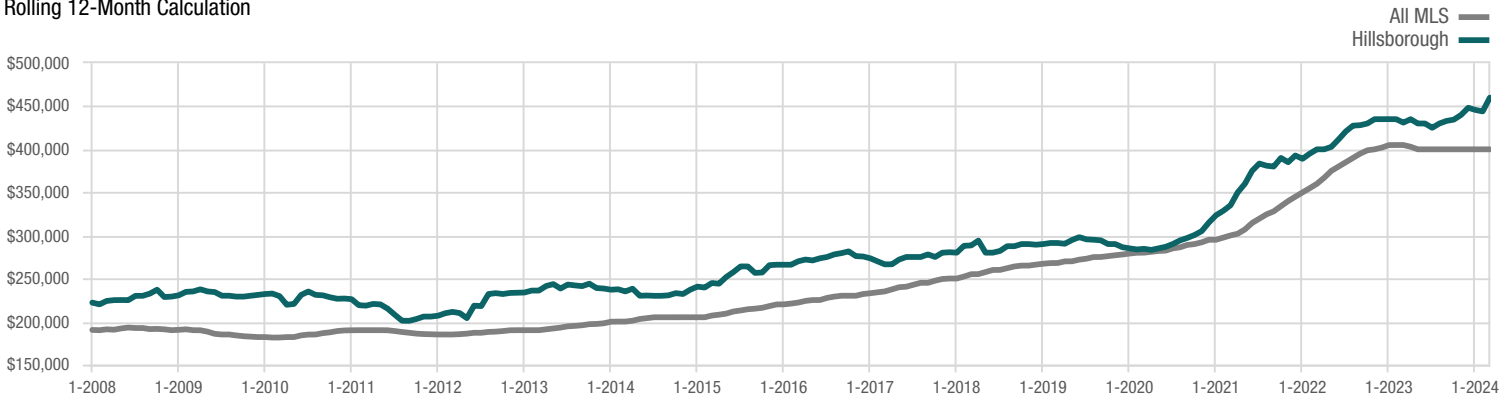
Closed Sales

2023 2024



Median Sales Price

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.