Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS

Months Supply of Inventory



Chapel Hill / Carrboro

- 34.4%

- 17.1%

+ 58.6%

Change in New Listings

January

Change in Closed Sales

- 63.6%

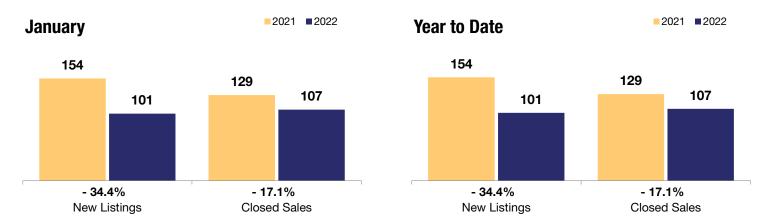
Change in Median Sales Price

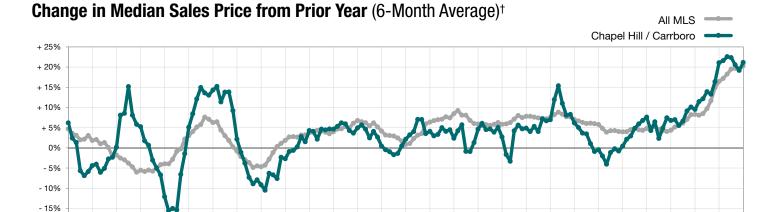
Year to Date

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	2021	2022	+/-	2021	2022	+/-	
New Listings	154	101	- 34.4%	154	101	- 34.4%	
Closed Sales	129	107	- 17.1%	129	107	- 17.1%	
Median Sales Price*	\$376,930	\$597,831	+ 58.6%	\$376,930	\$597,831	+ 58.6%	
Average Sales Price*	\$420,198	\$647,328	+ 54.1%	\$420,198	\$647,328	+ 54.1%	
Total Dollar Volume (in millions)*	\$54.2	\$68.6	+ 26.6%	\$54.2	\$68.6	+ 26.6%	
Percent of Original List Price Received*	98.8%	101.8%	+ 3.0%	98.8%	101.8%	+ 3.0%	
Percent of List Price Received*	99.6%	102.4%	+ 2.8%	99.6%	102.4%	+ 2.8%	
Days on Market Until Sale**	30	20	- 33.3%	30	20	- 33.3%	
Inventory of Homes for Sale	174	63	- 63.8%				

1.1

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





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[†] 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