

Local Market Update – February 2021

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Hillsborough

- 53.7%

Change in
New Listings

- 19.4%

Change in
Closed Sales

+ 27.7%

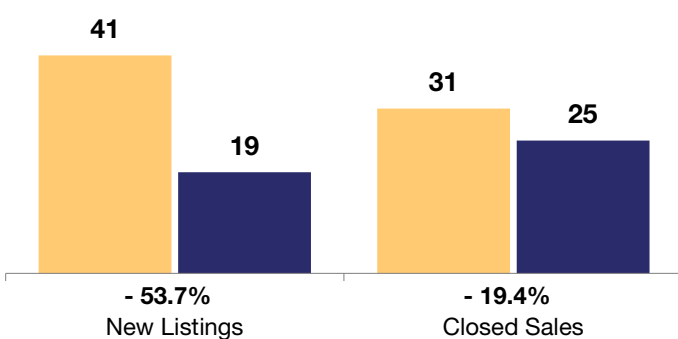
Change in
Median Sales Price

| | February | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2020 | 2021 | + / - | 2020 | 2021 | + / - |
| New Listings | 41 | 19 | - 53.7% | 75 | 53 | - 29.3% |
| Closed Sales | 31 | 25 | - 19.4% | 61 | 48 | - 21.3% |
| Median Sales Price* | \$277,990 | \$355,000 | + 27.7% | \$284,000 | \$400,000 | + 40.8% |
| Average Sales Price* | \$301,275 | \$398,156 | + 32.2% | \$319,136 | \$454,773 | + 42.5% |
| Total Dollar Volume (in millions)* | \$9.3 | \$10.0 | + 6.6% | \$19.5 | \$21.8 | + 12.1% |
| Percent of Original List Price Received* | 95.7% | 99.9% | + 4.4% | 97.2% | 99.1% | + 2.0% |
| Percent of List Price Received* | 97.8% | 100.4% | + 2.7% | 98.7% | 100.1% | + 1.4% |
| Days on Market Until Sale** | 52 | 45 | - 13.5% | 55 | 46 | - 16.4% |
| Inventory of Homes for Sale | 98 | 23 | - 76.5% | -- | -- | -- |
| Months Supply of Inventory | 2.3 | 0.6 | - 73.9% | -- | -- | -- |

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

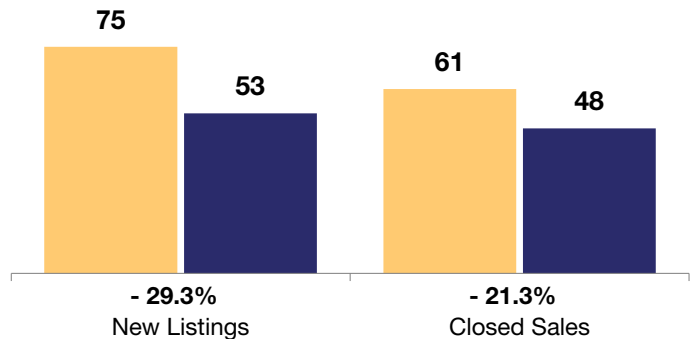
February

2020 2021

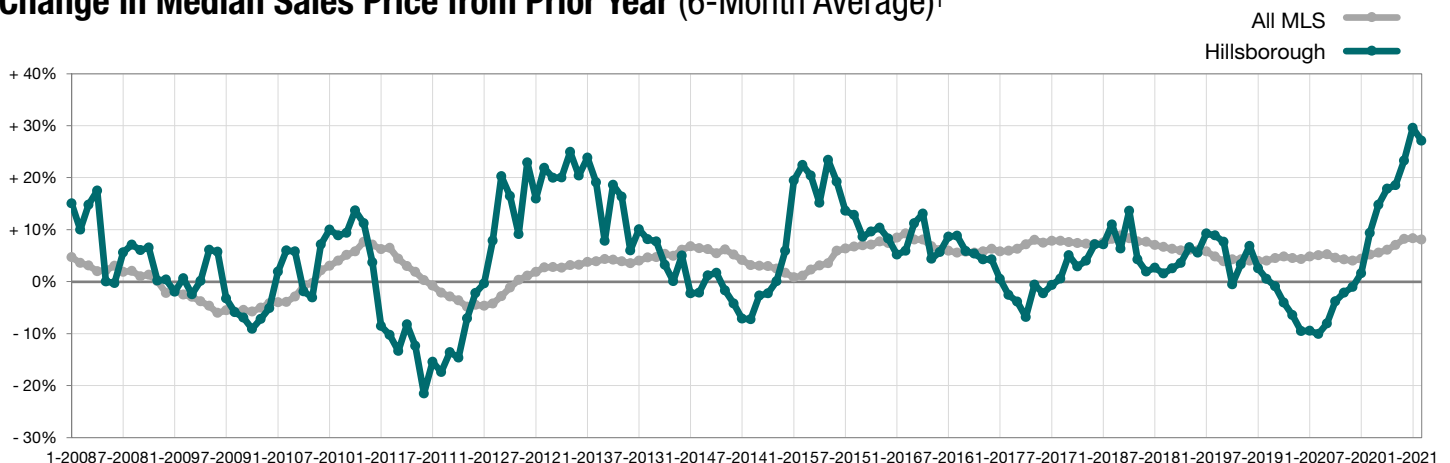


Year to Date

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