

Local Market Update for March 2026

A research tool provided by the Canopy Realtor® Association
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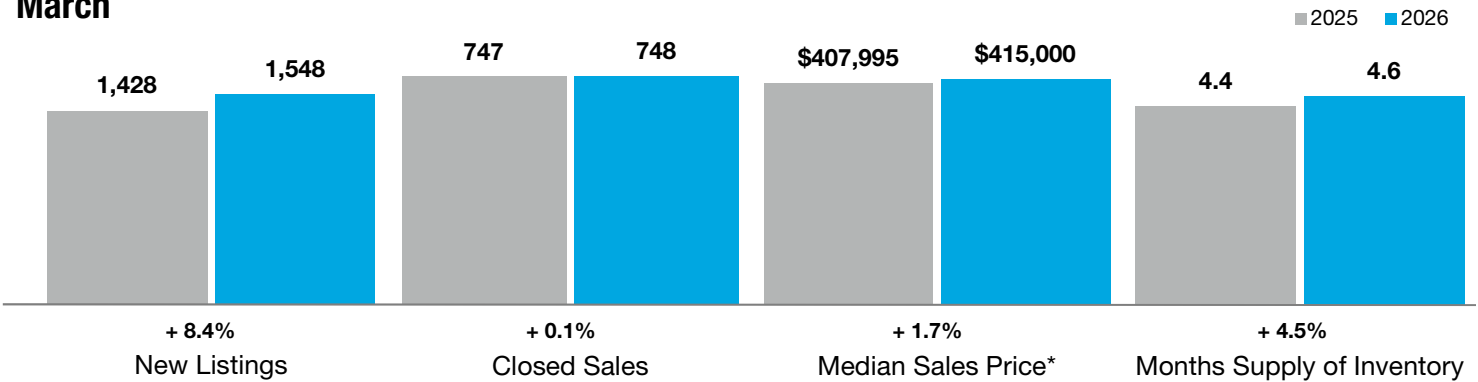
Asheville Region

Includes Buncombe, Burke, Haywood, Henderson, Jackson, Madison, McDowell, Mitchell, Polk, Rutherford, Swain, Transylvania and Yancey Counties

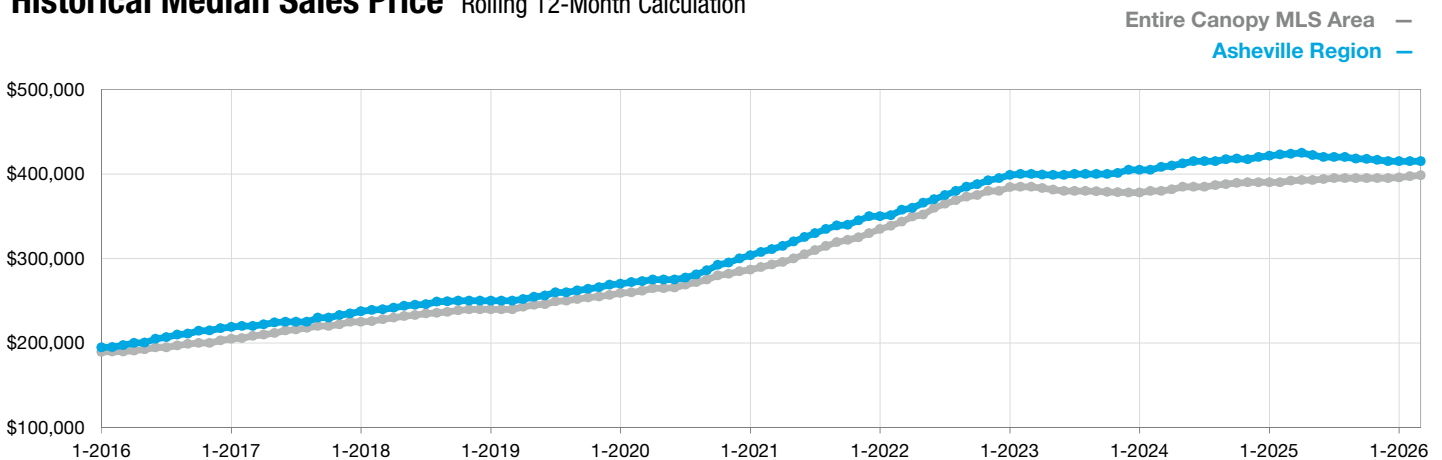
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	1,428	1,548	+ 8.4%	3,335	3,206	- 3.9%
Pending Sales	862	1,027	+ 19.1%	2,234	2,358	+ 5.6%
Closed Sales	747	748	+ 0.1%	2,001	1,947	- 2.7%
Median Sales Price*	\$407,995	\$415,000	+ 1.7%	\$410,000	\$410,000	0.0%
Average Sales Price*	\$498,391	\$549,241	+ 10.2%	\$502,399	\$534,321	+ 6.4%
Percent of Original List Price Received*	94.5%	92.7%	- 1.9%	93.8%	91.8%	- 2.1%
List to Close	118	133	+ 12.7%	119	136	+ 14.3%
Days on Market Until Sale	70	90	+ 28.6%	70	91	+ 30.0%
Cumulative Days on Market Until Sale	80	110	+ 37.5%	78	108	+ 38.5%
Average List Price	\$598,503	\$645,463	+ 7.8%	\$584,561	\$606,252	+ 3.7%
Inventory of Homes for Sale	3,378	3,826	+ 13.3%	--	--	--
Months Supply of Inventory	4.4	4.6	+ 4.5%	--	--	--

* 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.

March



Historical Median Sales Price Rolling 12-Month Calculation



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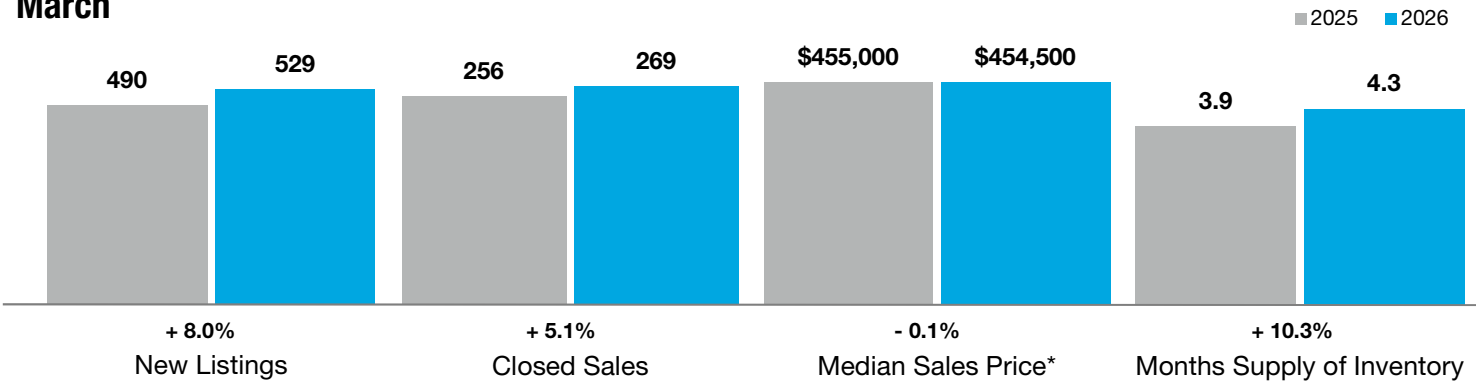
Buncombe County

North Carolina

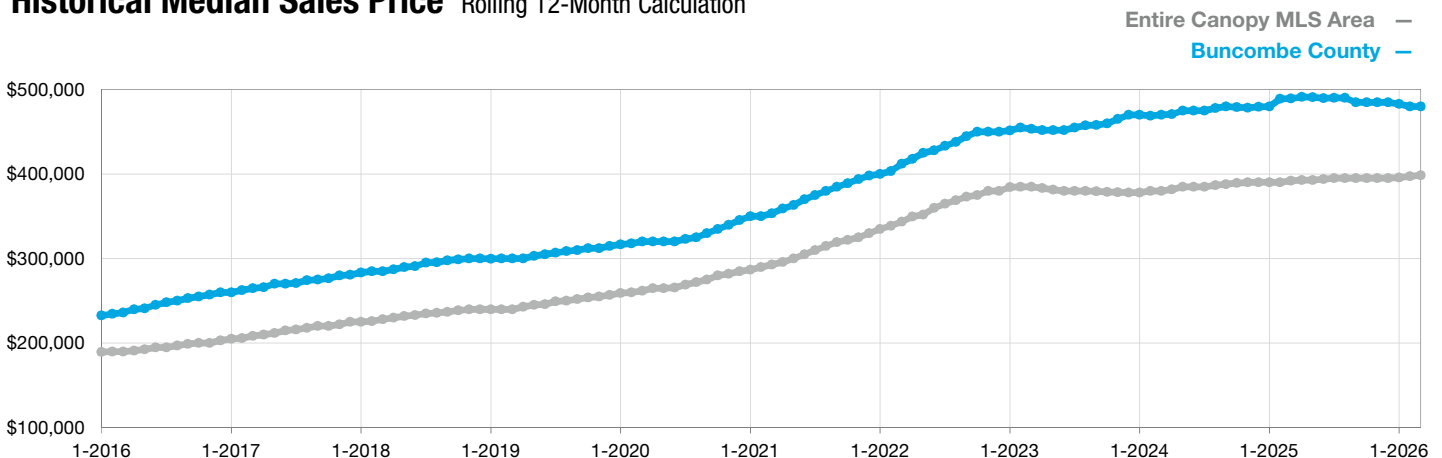
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	490	529	+ 8.0%	1,126	1,087	- 3.5%
Pending Sales	297	358	+ 20.5%	766	821	+ 7.2%
Closed Sales	256	269	+ 5.1%	678	664	- 2.1%
Median Sales Price*	\$455,000	\$454,500	- 0.1%	\$473,627	\$460,000	- 2.9%
Average Sales Price*	\$588,986	\$627,042	+ 6.5%	\$589,556	\$623,089	+ 5.7%
Percent of Original List Price Received*	95.3%	92.3%	- 3.1%	94.4%	91.7%	- 2.9%
List to Close	106	136	+ 28.3%	111	135	+ 21.6%
Days on Market Until Sale	63	94	+ 49.2%	64	91	+ 42.2%
Cumulative Days on Market Until Sale	75	116	+ 54.7%	73	108	+ 47.9%
Average List Price	\$712,296	\$768,495	+ 7.9%	\$697,897	\$730,433	+ 4.7%
Inventory of Homes for Sale	1,025	1,232	+ 20.2%	--	--	--
Months Supply of Inventory	3.9	4.3	+ 10.3%	--	--	--

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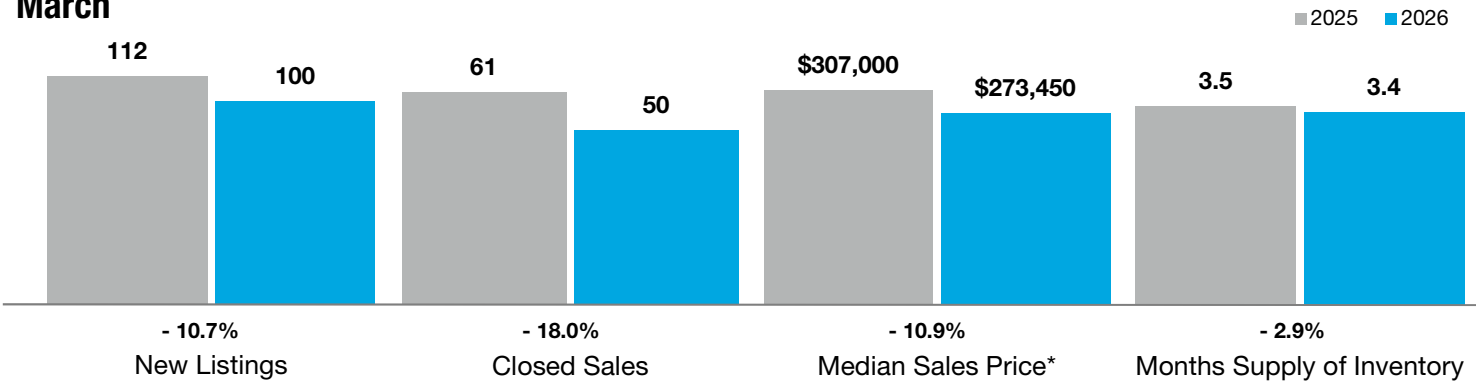
Burke County

North Carolina

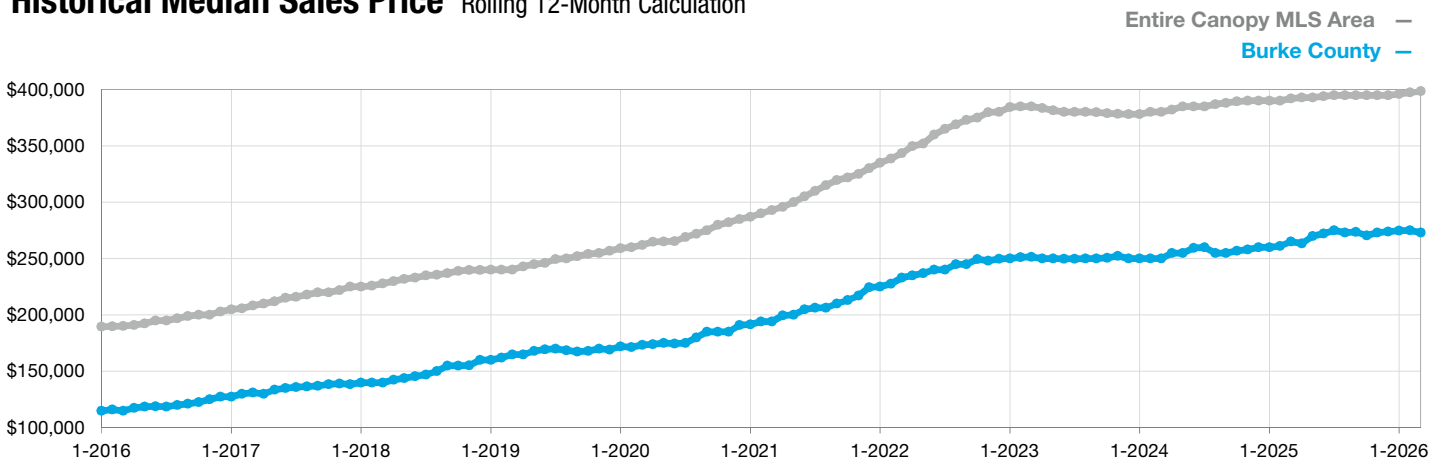
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	112	100	- 10.7%	265	233	- 12.1%
Pending Sales	77	76	- 1.3%	191	184	- 3.7%
Closed Sales	61	50	- 18.0%	165	142	- 13.9%
Median Sales Price*	\$307,000	\$273,450	- 10.9%	\$279,000	\$274,900	- 1.5%
Average Sales Price*	\$325,843	\$298,797	- 8.3%	\$341,391	\$337,855	- 1.0%
Percent of Original List Price Received*	93.6%	94.3%	+ 0.7%	92.8%	93.0%	+ 0.2%
List to Close	118	101	- 14.4%	114	123	+ 7.9%
Days on Market Until Sale	74	63	- 14.9%	75	81	+ 8.0%
Cumulative Days on Market Until Sale	80	66	- 17.5%	83	87	+ 4.8%
Average List Price	\$427,470	\$410,055	- 4.1%	\$385,611	\$386,207	+ 0.2%
Inventory of Homes for Sale	229	212	- 7.4%	--	--	--
Months Supply of Inventory	3.5	3.4	- 2.9%	--	--	--

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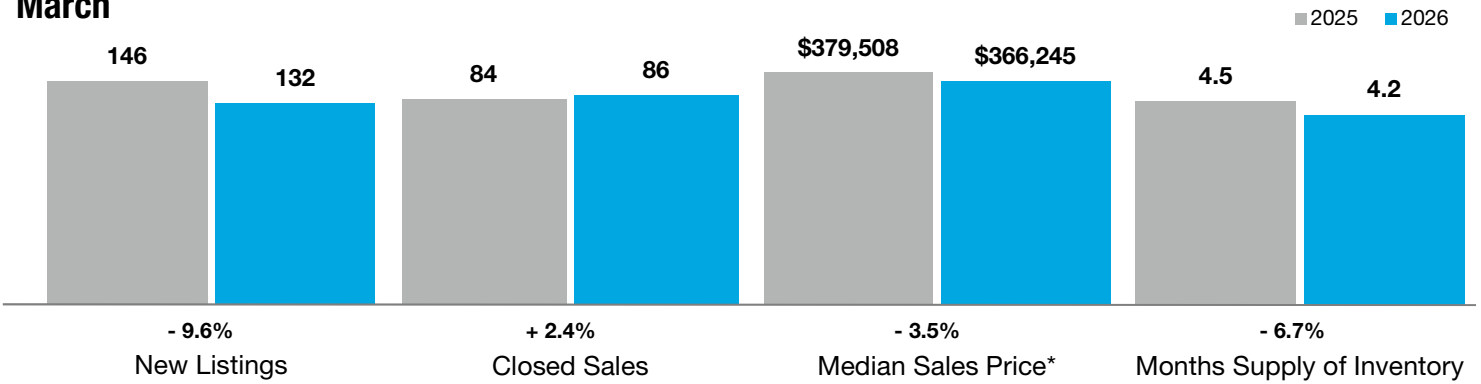
Haywood County

North Carolina

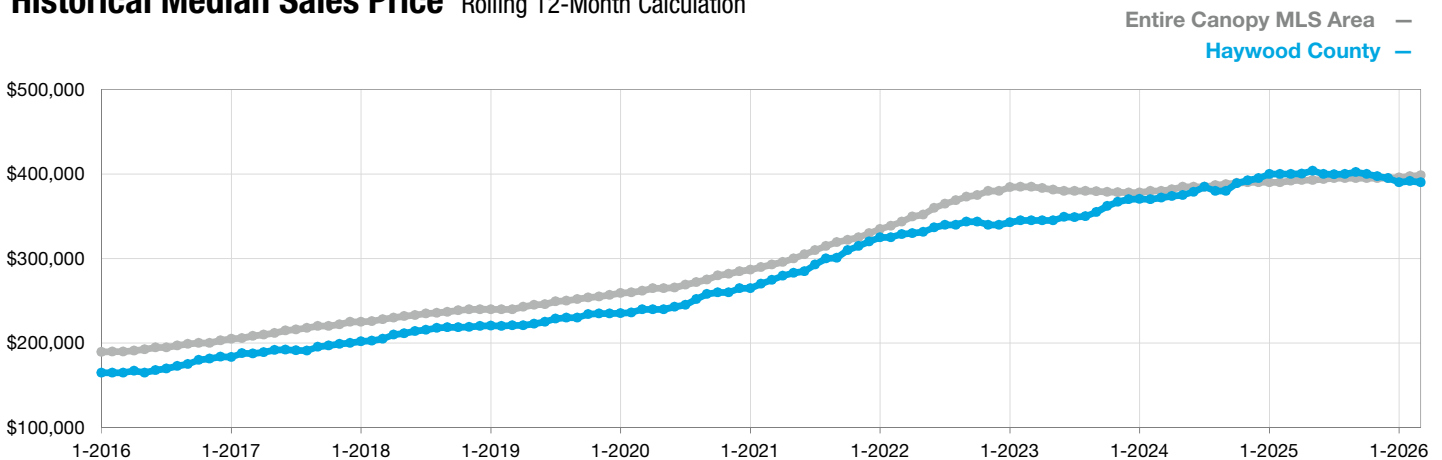
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	146	132	- 9.6%	328	321	- 2.1%
Pending Sales	86	106	+ 23.3%	220	248	+ 12.7%
Closed Sales	84	86	+ 2.4%	211	224	+ 6.2%
Median Sales Price*	\$379,508	\$366,245	- 3.5%	\$387,055	\$378,000	- 2.3%
Average Sales Price*	\$417,611	\$429,050	+ 2.7%	\$416,838	\$426,650	+ 2.4%
Percent of Original List Price Received*	93.4%	93.0%	- 0.4%	93.4%	92.4%	- 1.1%
List to Close	136	138	+ 1.5%	128	136	+ 6.3%
Days on Market Until Sale	88	88	0.0%	75	86	+ 14.7%
Cumulative Days on Market Until Sale	94	111	+ 18.1%	80	105	+ 31.3%
Average List Price	\$454,617	\$533,097	+ 17.3%	\$460,683	\$494,417	+ 7.3%
Inventory of Homes for Sale	350	377	+ 7.7%	--	--	--
Months Supply of Inventory	4.5	4.2	- 6.7%	--	--	--

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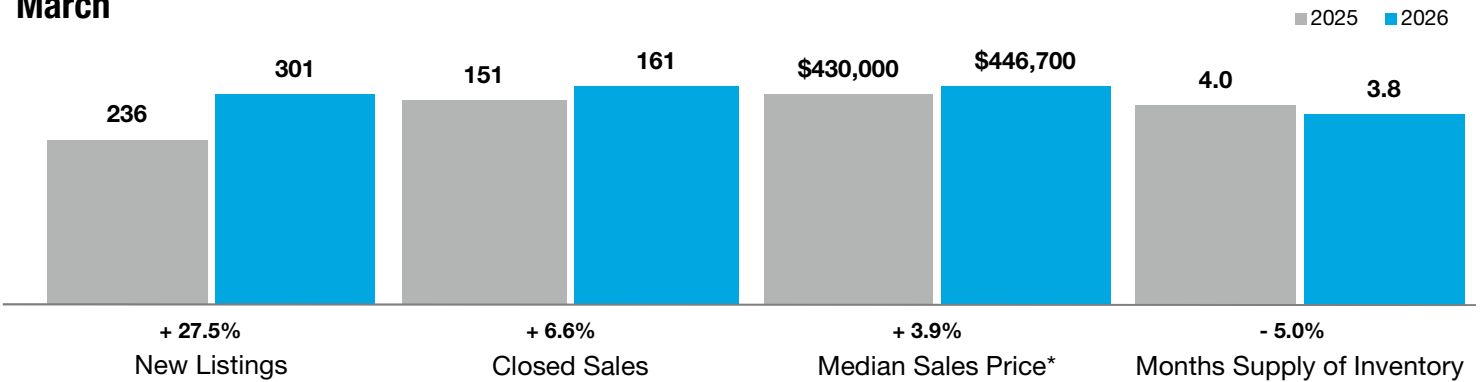
Henderson County

North Carolina

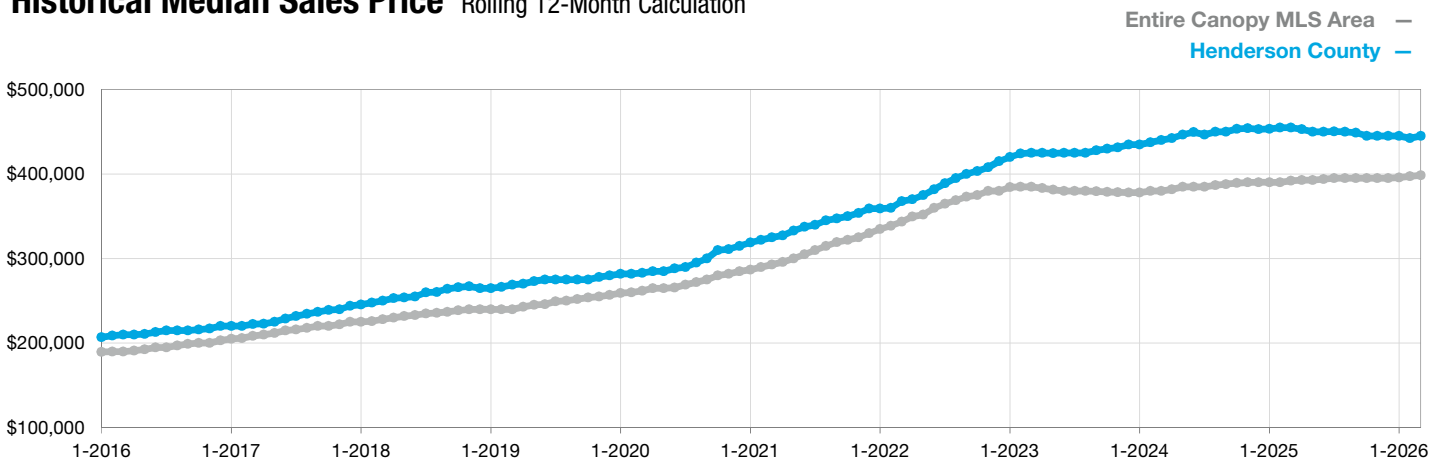
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	236	301	+ 27.5%	604	599	- 0.8%
Pending Sales	173	222	+ 28.3%	444	496	+ 11.7%
Closed Sales	151	161	+ 6.6%	396	388	- 2.0%
Median Sales Price*	\$430,000	\$446,700	+ 3.9%	\$439,495	\$435,000	- 1.0%
Average Sales Price*	\$479,933	\$511,779	+ 6.6%	\$503,252	\$500,181	- 0.6%
Percent of Original List Price Received*	96.4%	93.1%	- 3.4%	95.7%	92.7%	- 3.1%
List to Close	118	132	+ 11.9%	117	132	+ 12.8%
Days on Market Until Sale	57	90	+ 57.9%	59	88	+ 49.2%
Cumulative Days on Market Until Sale	64	108	+ 68.8%	65	103	+ 58.5%
Average List Price	\$596,115	\$600,882	+ 0.8%	\$578,775	\$584,510	+ 1.0%
Inventory of Homes for Sale	589	610	+ 3.6%	--	--	--
Months Supply of Inventory	4.0	3.8	- 5.0%	--	--	--

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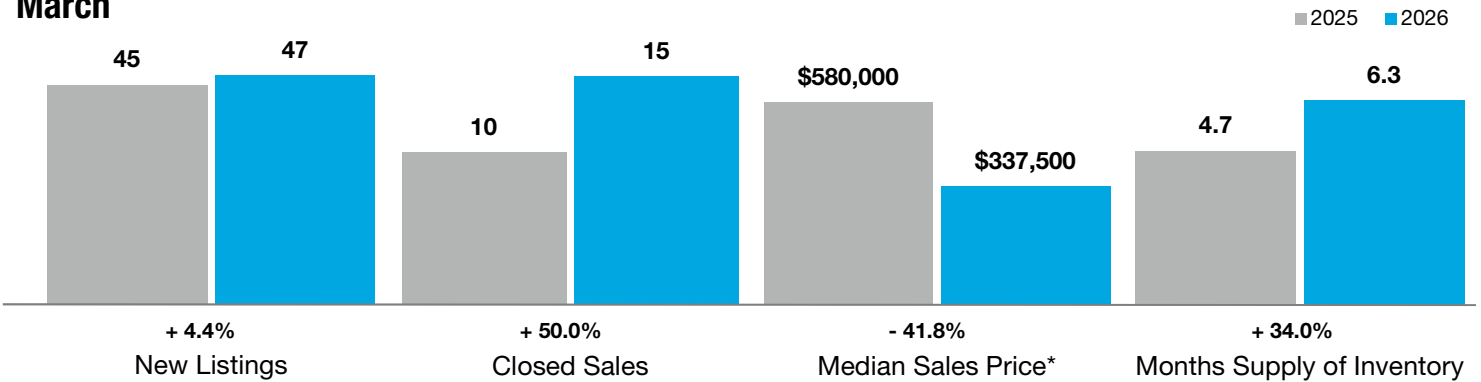
Jackson County

North Carolina

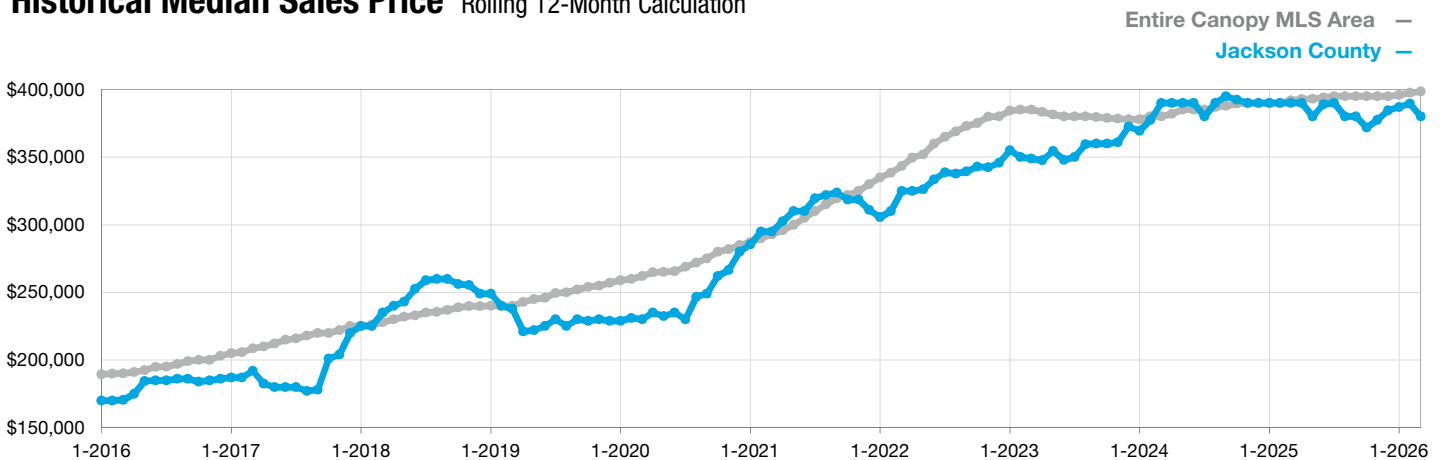
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	45	47	+ 4.4%	86	95	+ 10.5%
Pending Sales	26	28	+ 7.7%	50	54	+ 8.0%
Closed Sales	10	15	+ 50.0%	42	49	+ 16.7%
Median Sales Price*	\$580,000	\$337,500	- 41.8%	\$435,000	\$415,000	- 4.6%
Average Sales Price*	\$595,750	\$451,667	- 24.2%	\$612,452	\$784,785	+ 28.1%
Percent of Original List Price Received*	95.2%	91.7%	- 3.7%	95.5%	89.5%	- 6.3%
List to Close	130	131	+ 0.8%	124	167	+ 34.7%
Days on Market Until Sale	90	86	- 4.4%	74	108	+ 45.9%
Cumulative Days on Market Until Sale	144	117	- 18.8%	86	121	+ 40.7%
Average List Price	\$521,242	\$667,937	+ 28.1%	\$506,186	\$623,030	+ 23.1%
Inventory of Homes for Sale	96	135	+ 40.6%	--	--	--
Months Supply of Inventory	4.7	6.3	+ 34.0%	--	--	--

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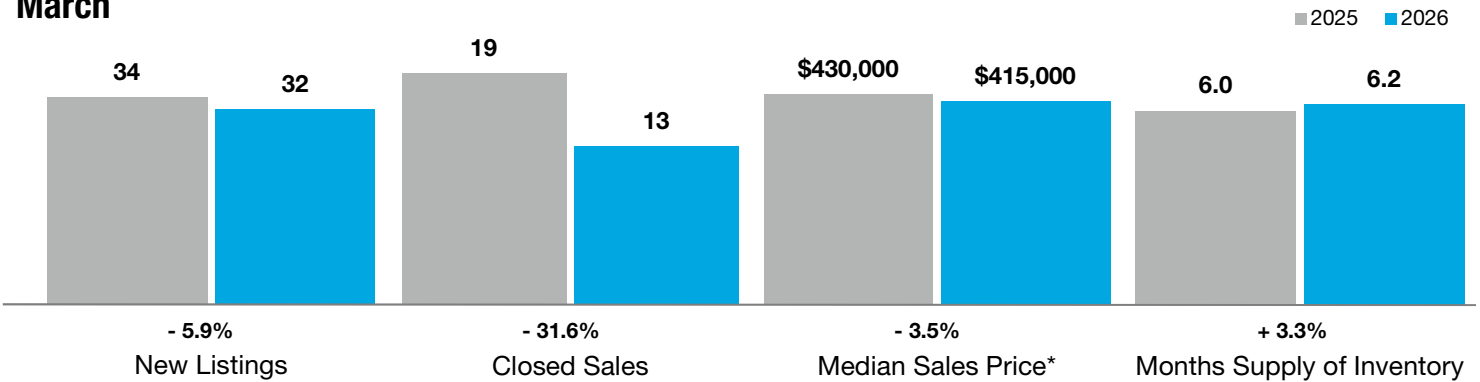
Madison County

North Carolina

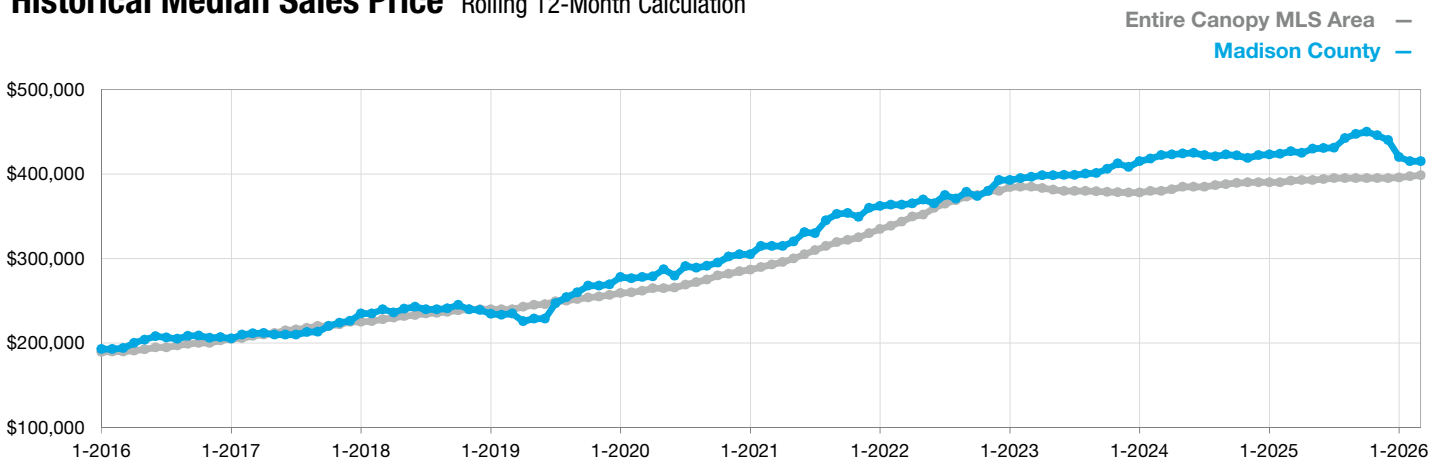
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	34	32	- 5.9%	77	68	- 11.7%
Pending Sales	12	26	+ 116.7%	50	47	- 6.0%
Closed Sales	19	13	- 31.6%	50	43	- 14.0%
Median Sales Price*	\$430,000	\$415,000	- 3.5%	\$466,000	\$385,000	- 17.4%
Average Sales Price*	\$466,916	\$418,308	- 10.4%	\$494,465	\$455,867	- 7.8%
Percent of Original List Price Received*	90.8%	92.3%	+ 1.7%	93.0%	90.5%	- 2.7%
List to Close	105	138	+ 31.4%	147	137	- 6.8%
Days on Market Until Sale	64	101	+ 57.8%	94	92	- 2.1%
Cumulative Days on Market Until Sale	70	102	+ 45.7%	112	102	- 8.9%
Average List Price	\$562,312	\$657,123	+ 16.9%	\$608,333	\$646,157	+ 6.2%
Inventory of Homes for Sale	103	111	+ 7.8%	--	--	--
Months Supply of Inventory	6.0	6.2	+ 3.3%	--	--	--

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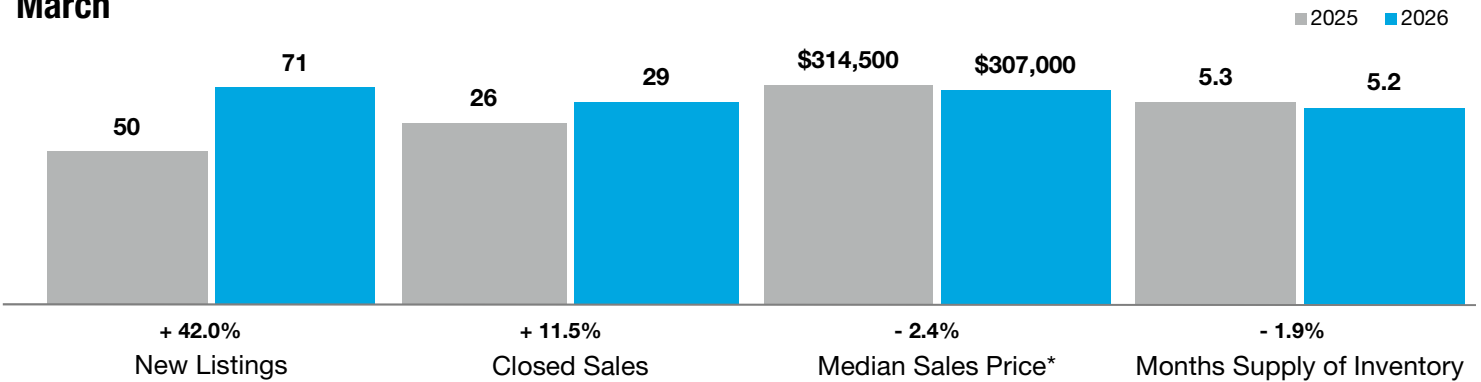
McDowell County

North Carolina

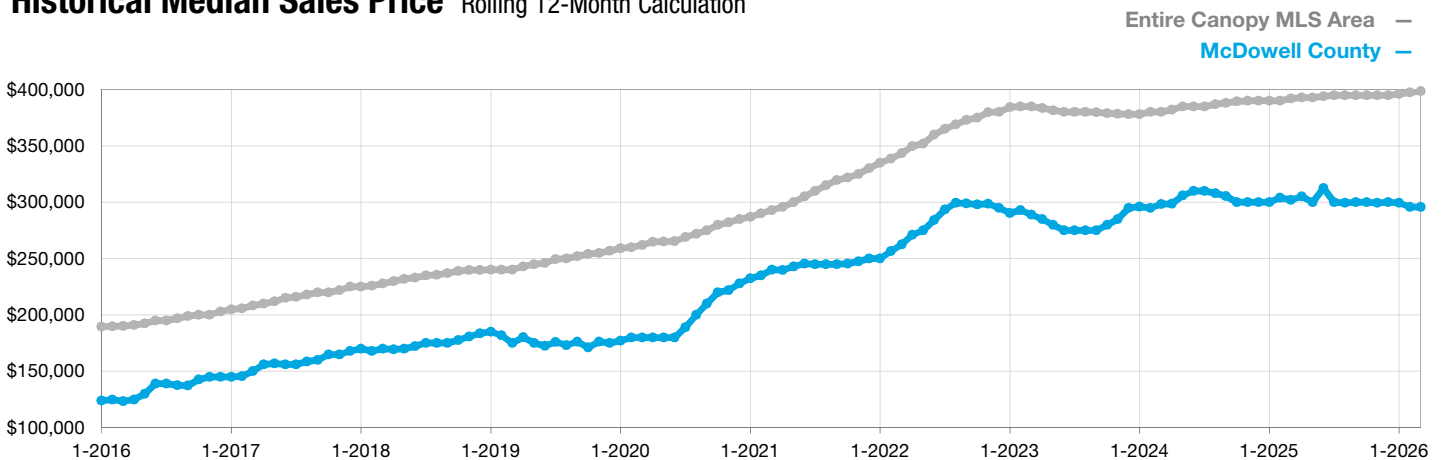
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	50	71	+ 42.0%	145	144	- 0.7%
Pending Sales	30	35	+ 16.7%	95	86	- 9.5%
Closed Sales	26	29	+ 11.5%	89	78	- 12.4%
Median Sales Price*	\$314,500	\$307,000	- 2.4%	\$310,000	\$295,000	- 4.8%
Average Sales Price*	\$382,881	\$389,083	+ 1.6%	\$370,520	\$422,253	+ 14.0%
Percent of Original List Price Received*	92.9%	92.8%	- 0.1%	91.8%	90.2%	- 1.7%
List to Close	151	132	- 12.6%	130	138	+ 6.2%
Days on Market Until Sale	88	89	+ 1.1%	77	105	+ 36.4%
Cumulative Days on Market Until Sale	93	114	+ 22.6%	80	125	+ 56.3%
Average List Price	\$546,487	\$568,117	+ 4.0%	\$514,768	\$512,394	- 0.5%
Inventory of Homes for Sale	158	188	+ 19.0%	--	--	--
Months Supply of Inventory	5.3	5.2	- 1.9%	--	--	--

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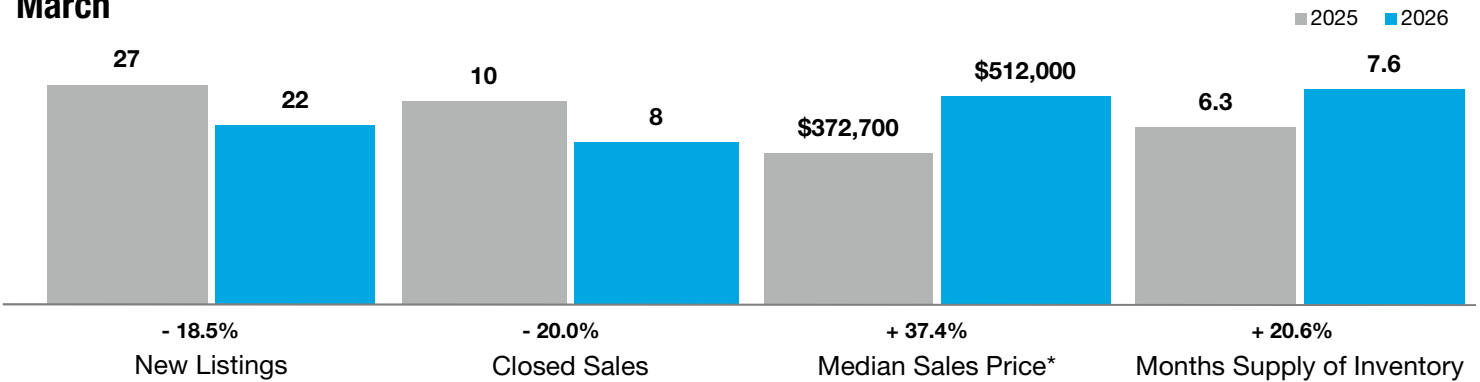
Mitchell County

North Carolina

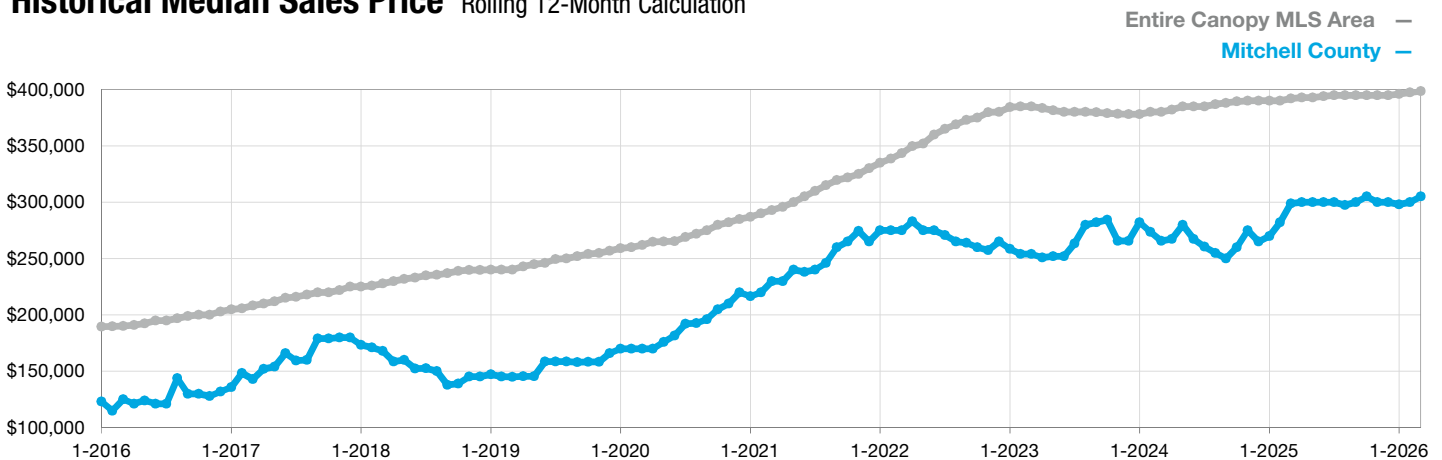
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	27	22	- 18.5%	49	47	- 4.1%
Pending Sales	12	11	- 8.3%	28	26	- 7.1%
Closed Sales	10	8	- 20.0%	26	27	+ 3.8%
Median Sales Price*	\$372,700	\$512,000	+ 37.4%	\$327,250	\$325,000	- 0.7%
Average Sales Price*	\$378,930	\$1,118,188	+ 195.1%	\$348,088	\$548,028	+ 57.4%
Percent of Original List Price Received*	91.1%	92.0%	+ 1.0%	88.9%	89.6%	+ 0.8%
List to Close	131	129	- 1.5%	158	115	- 27.2%
Days on Market Until Sale	97	89	- 8.2%	109	66	- 39.4%
Cumulative Days on Market Until Sale	99	100	+ 1.0%	128	99	- 22.7%
Average List Price	\$437,507	\$441,220	+ 0.8%	\$391,549	\$429,781	+ 9.8%
Inventory of Homes for Sale	61	81	+ 32.8%	--	--	--
Months Supply of Inventory	6.3	7.6	+ 20.6%	--	--	--

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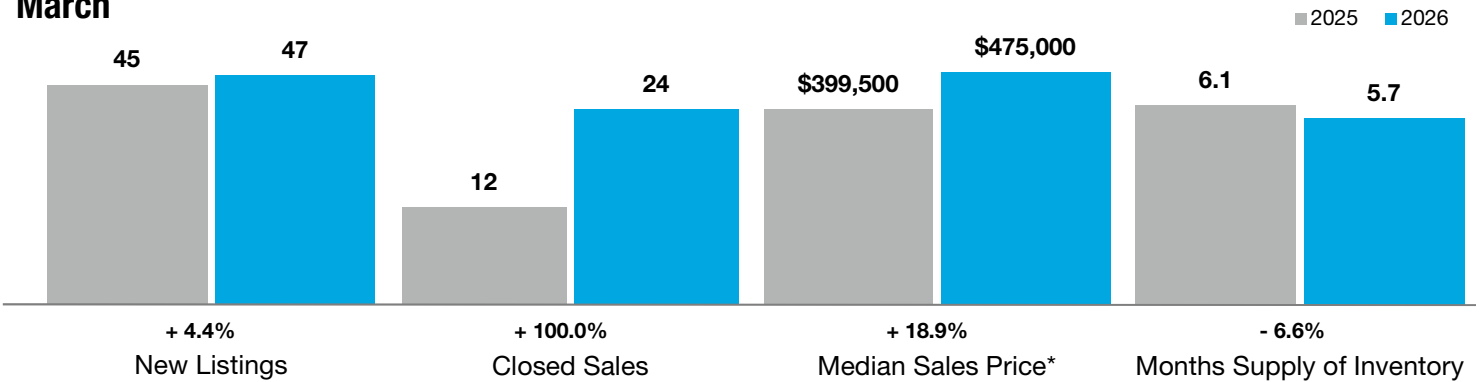
Polk County

North Carolina

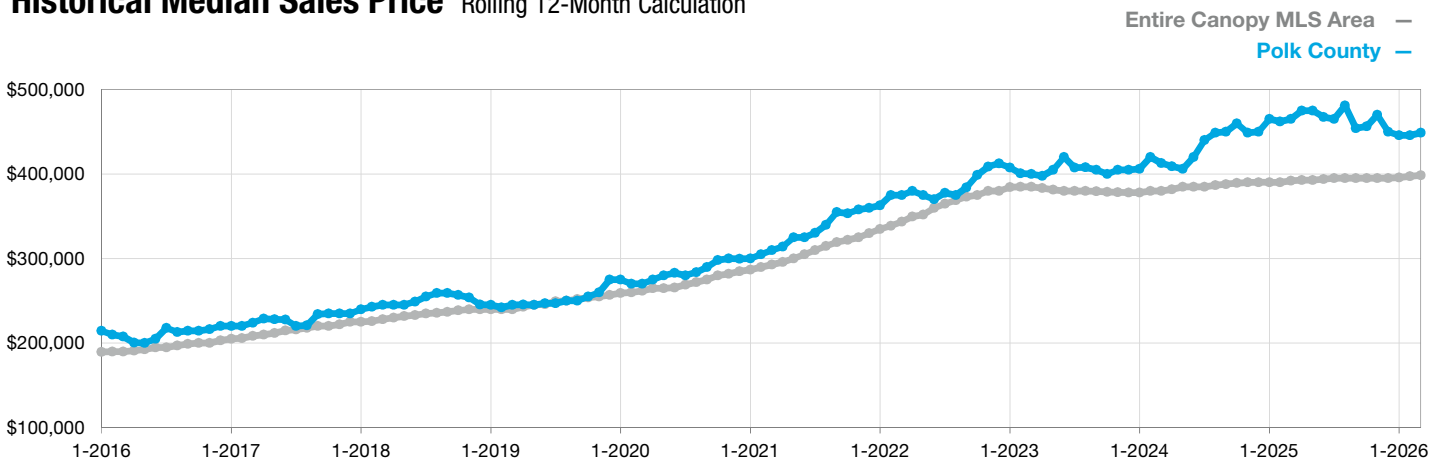
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	45	47	+ 4.4%	106	99	- 6.6%
Pending Sales	20	32	+ 60.0%	53	77	+ 45.3%
Closed Sales	12	24	+ 100.0%	47	58	+ 23.4%
Median Sales Price*	\$399,500	\$475,000	+ 18.9%	\$465,000	\$466,000	+ 0.2%
Average Sales Price*	\$610,792	\$754,621	+ 23.5%	\$551,107	\$711,710	+ 29.1%
Percent of Original List Price Received*	94.9%	92.8%	- 2.2%	91.1%	89.8%	- 1.4%
List to Close	118	115	- 2.5%	132	144	+ 9.1%
Days on Market Until Sale	77	73	- 5.2%	83	97	+ 16.9%
Cumulative Days on Market Until Sale	115	101	- 12.2%	100	126	+ 26.0%
Average List Price	\$837,737	\$730,846	- 12.8%	\$741,096	\$712,362	- 3.9%
Inventory of Homes for Sale	136	146	+ 7.4%	--	--	--
Months Supply of Inventory	6.1	5.7	- 6.6%	--	--	--

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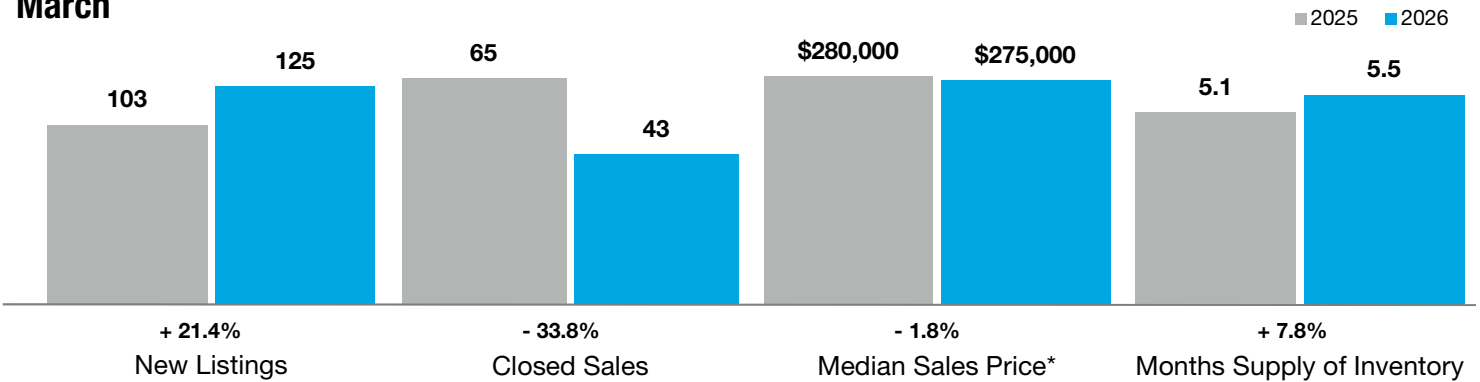
Rutherford County

North Carolina

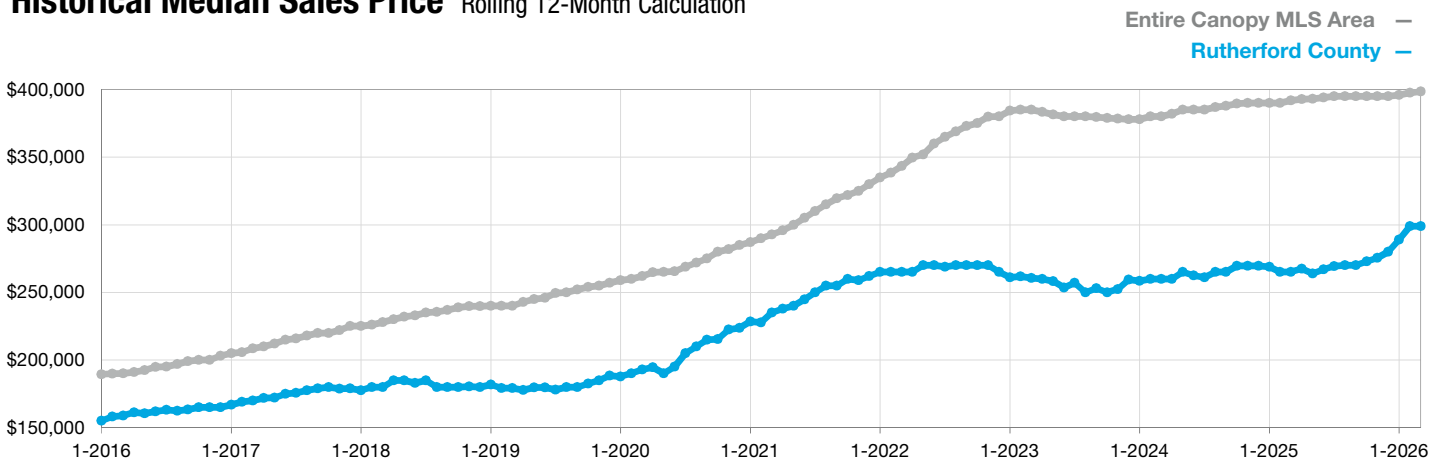
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	103	125	+ 21.4%	266	242	- 9.0%
Pending Sales	57	69	+ 21.1%	166	156	- 6.0%
Closed Sales	65	43	- 33.8%	150	125	- 16.7%
Median Sales Price*	\$280,000	\$275,000	- 1.8%	\$252,500	\$280,500	+ 11.1%
Average Sales Price*	\$372,214	\$495,271	+ 33.1%	\$315,551	\$418,277	+ 32.6%
Percent of Original List Price Received*	92.4%	92.3%	- 0.1%	92.4%	91.9%	- 0.5%
List to Close	122	142	+ 16.4%	117	132	+ 12.8%
Days on Market Until Sale	77	100	+ 29.9%	72	87	+ 20.8%
Cumulative Days on Market Until Sale	86	121	+ 40.7%	80	111	+ 38.8%
Average List Price	\$369,485	\$404,063	+ 9.4%	\$377,201	\$401,441	+ 6.4%
Inventory of Homes for Sale	296	311	+ 5.1%	--	--	--
Months Supply of Inventory	5.1	5.5	+ 7.8%	--	--	--

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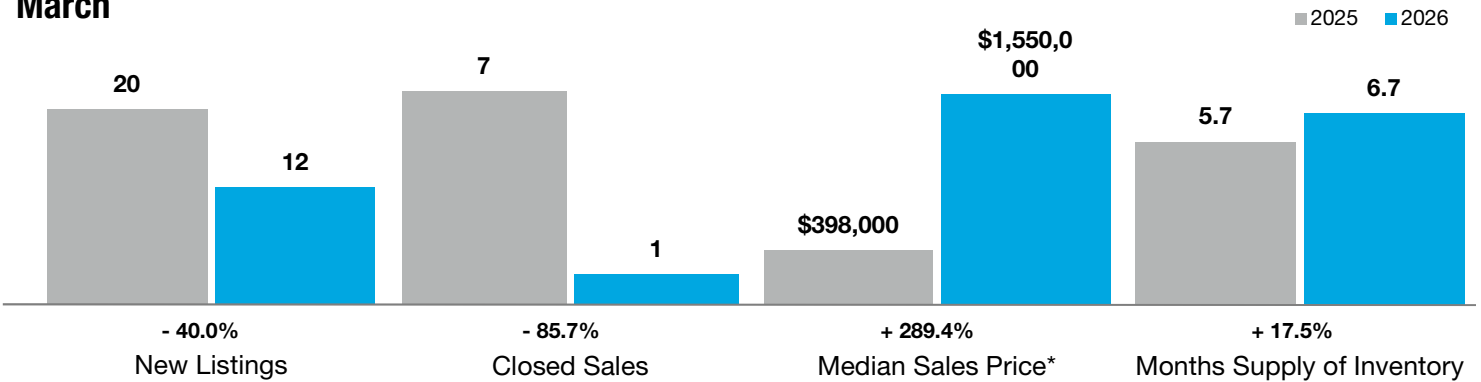
Swain County

North Carolina

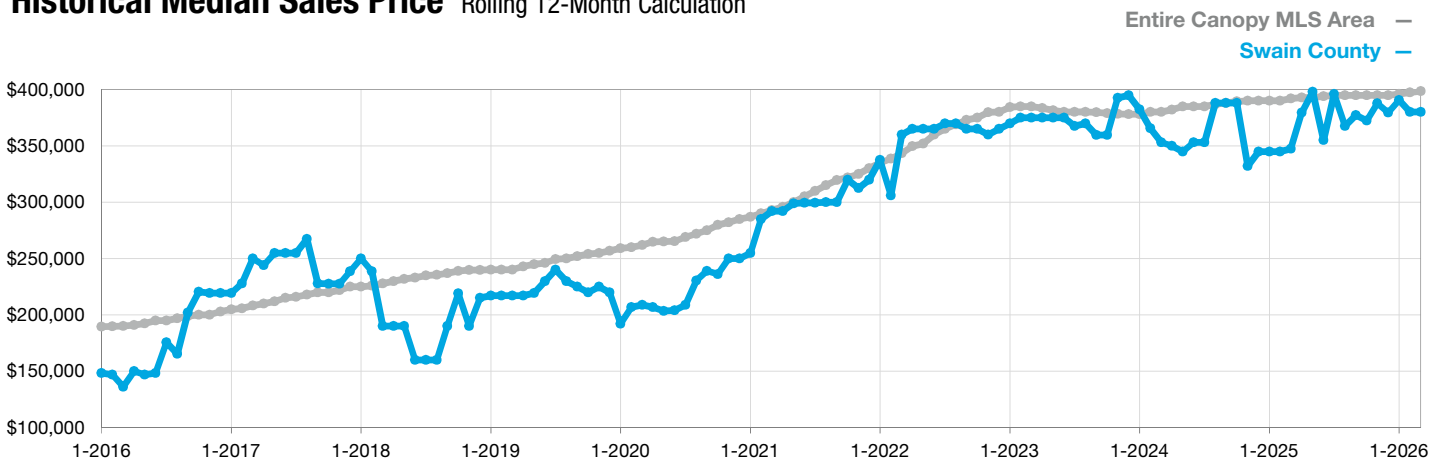
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	20	12	- 40.0%	34	30	- 11.8%
Pending Sales	10	4	- 60.0%	20	8	- 60.0%
Closed Sales	7	1	- 85.7%	21	4	- 81.0%
Median Sales Price*	\$398,000	\$1,550,000	+ 289.4%	\$379,400	\$410,000	+ 8.1%
Average Sales Price*	\$458,143	\$1,550,000	+ 238.3%	\$416,580	\$653,125	+ 56.8%
Percent of Original List Price Received*	86.8%	90.0%	+ 3.7%	91.6%	92.3%	+ 0.8%
List to Close	151	212	+ 40.4%	140	195	+ 39.3%
Days on Market Until Sale	102	174	+ 70.6%	84	141	+ 67.9%
Cumulative Days on Market Until Sale	118	339	+ 187.3%	95	185	+ 94.7%
Average List Price	\$739,760	\$623,137	- 15.8%	\$612,559	\$633,288	+ 3.4%
Inventory of Homes for Sale	43	41	- 4.7%	--	--	--
Months Supply of Inventory	5.7	6.7	+ 17.5%	--	--	--

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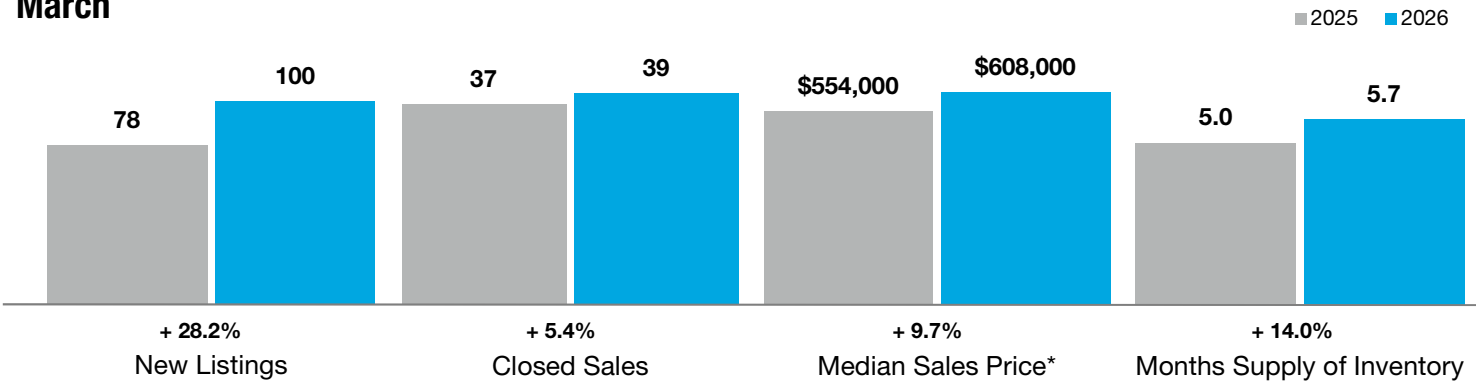
Transylvania County

North Carolina

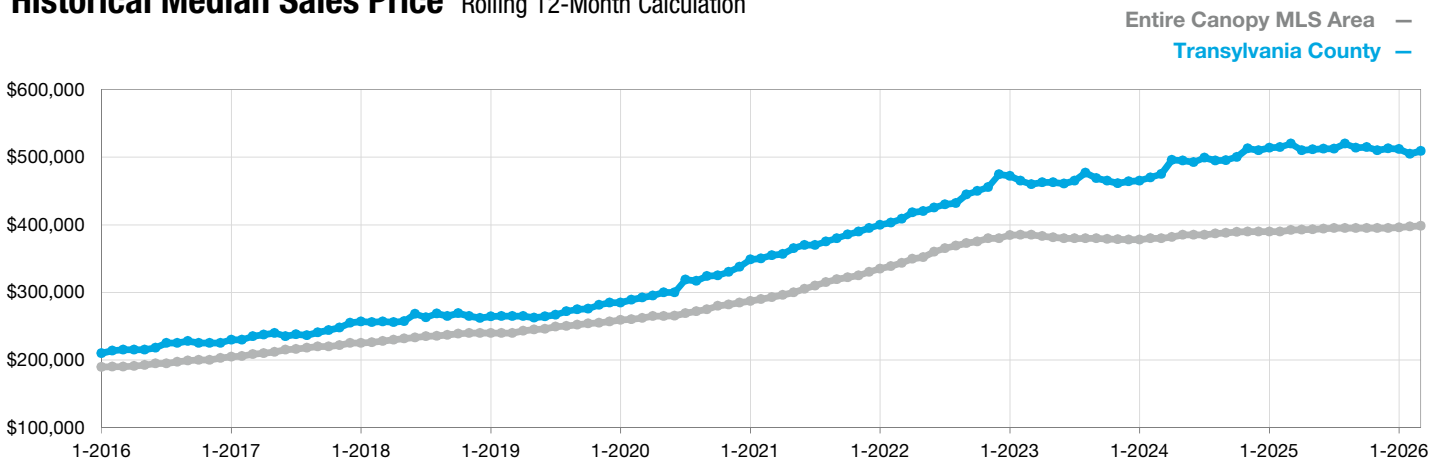
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	78	100	+ 28.2%	174	179	+ 2.9%
Pending Sales	43	43	0.0%	106	109	+ 2.8%
Closed Sales	37	39	+ 5.4%	91	102	+ 12.1%
Median Sales Price*	\$554,000	\$608,000	+ 9.7%	\$525,000	\$504,000	- 4.0%
Average Sales Price*	\$735,022	\$785,382	+ 6.9%	\$801,006	\$663,283	- 17.2%
Percent of Original List Price Received*	94.2%	93.8%	- 0.4%	91.8%	91.4%	- 0.4%
List to Close	124	120	- 3.2%	129	142	+ 10.1%
Days on Market Until Sale	79	80	+ 1.3%	83	98	+ 18.1%
Cumulative Days on Market Until Sale	84	102	+ 21.4%	92	112	+ 21.7%
Average List Price	\$741,512	\$844,631	+ 13.9%	\$798,000	\$735,776	- 7.8%
Inventory of Homes for Sale	194	242	+ 24.7%	--	--	--
Months Supply of Inventory	5.0	5.7	+ 14.0%	--	--	--

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March



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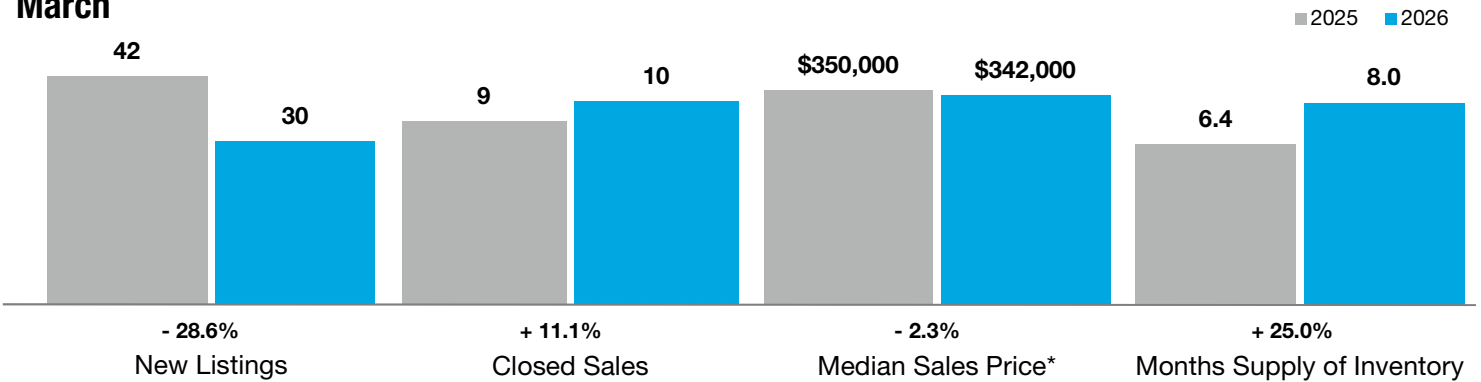
Yancey County

North Carolina

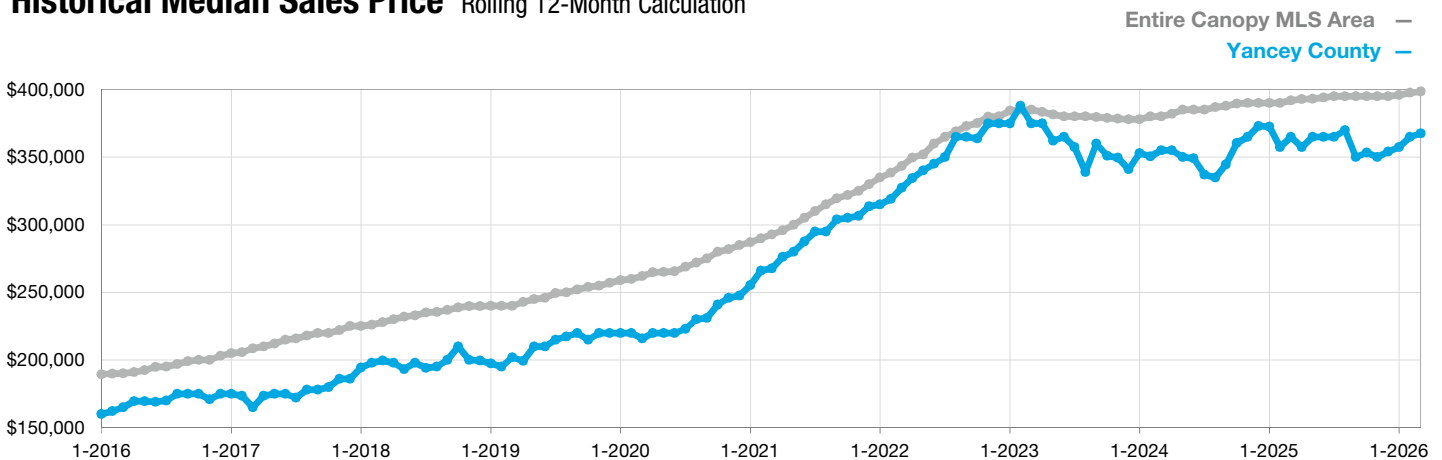
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	42	30	- 28.6%	75	62	- 17.3%
Pending Sales	19	17	- 10.5%	45	46	+ 2.2%
Closed Sales	9	10	+ 11.1%	35	43	+ 22.9%
Median Sales Price*	\$350,000	\$342,000	- 2.3%	\$329,000	\$389,000	+ 18.2%
Average Sales Price*	\$409,278	\$389,390	- 4.9%	\$413,086	\$450,169	+ 9.0%
Percent of Original List Price Received*	92.6%	84.5%	- 8.7%	93.6%	87.9%	- 6.1%
List to Close	127	221	+ 74.0%	120	196	+ 63.3%
Days on Market Until Sale	80	171	+ 113.8%	77	143	+ 85.7%
Cumulative Days on Market Until Sale	80	190	+ 137.5%	89	141	+ 58.4%
Average List Price	\$506,000	\$702,693	+ 38.9%	\$524,168	\$591,202	+ 12.8%
Inventory of Homes for Sale	98	140	+ 42.9%	--	--	--
Months Supply of Inventory	6.4	8.0	+ 25.0%	--	--	--

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March



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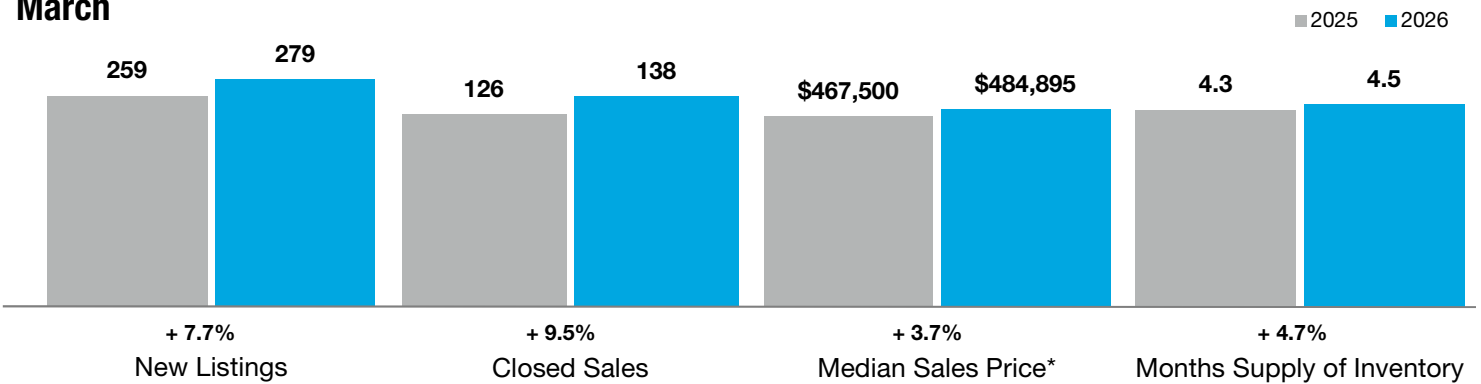
City of Asheville

North Carolina

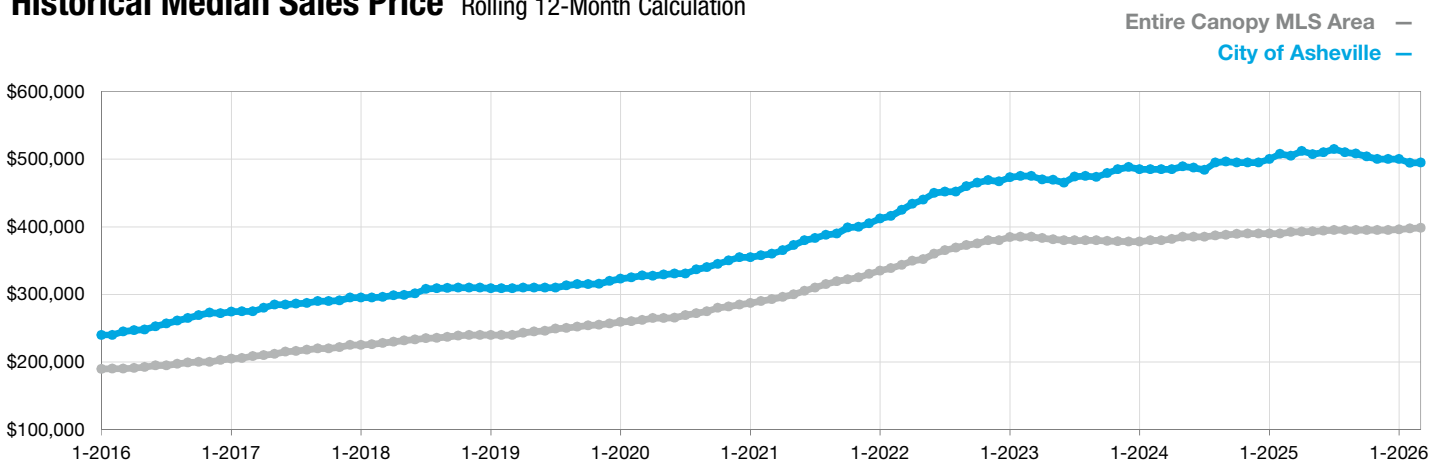
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	259	279	+ 7.7%	613	561	- 8.5%
Pending Sales	162	185	+ 14.2%	400	424	+ 6.0%
Closed Sales	126	138	+ 9.5%	347	347	0.0%
Median Sales Price*	\$467,500	\$484,895	+ 3.7%	\$505,000	\$475,000	- 5.9%
Average Sales Price*	\$602,017	\$600,529	- 0.2%	\$618,997	\$625,538	+ 1.1%
Percent of Original List Price Received*	95.8%	92.2%	- 3.8%	94.4%	91.2%	- 3.4%
List to Close	84	133	+ 58.3%	102	139	+ 36.3%
Days on Market Until Sale	46	94	+ 104.3%	58	94	+ 62.1%
Cumulative Days on Market Until Sale	57	118	+ 107.0%	66	111	+ 68.2%
Average List Price	\$702,542	\$826,910	+ 17.7%	\$701,128	\$768,883	+ 9.7%
Inventory of Homes for Sale	574	664	+ 15.7%	--	--	--
Months Supply of Inventory	4.3	4.5	+ 4.7%	--	--	--

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March



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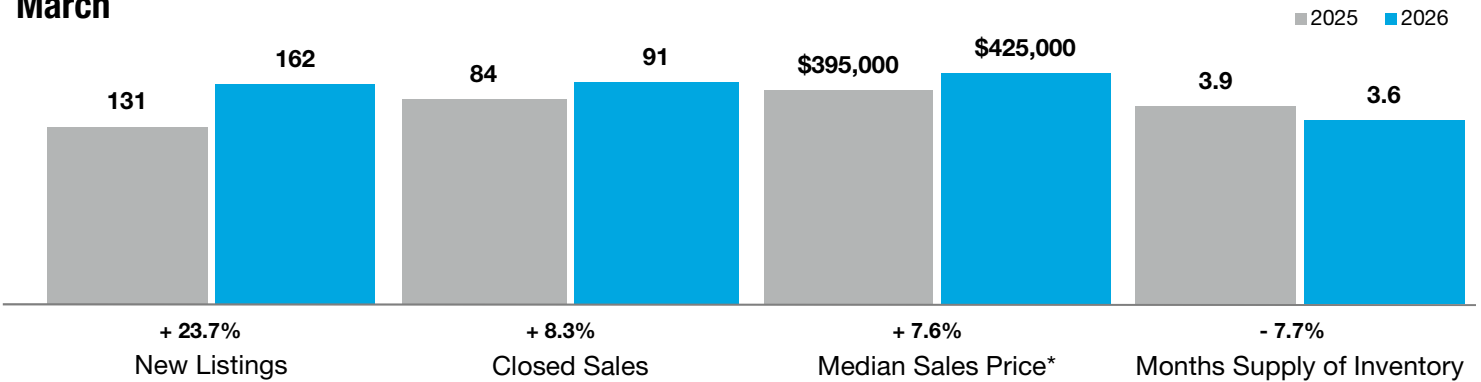
City of Hendersonville

North Carolina

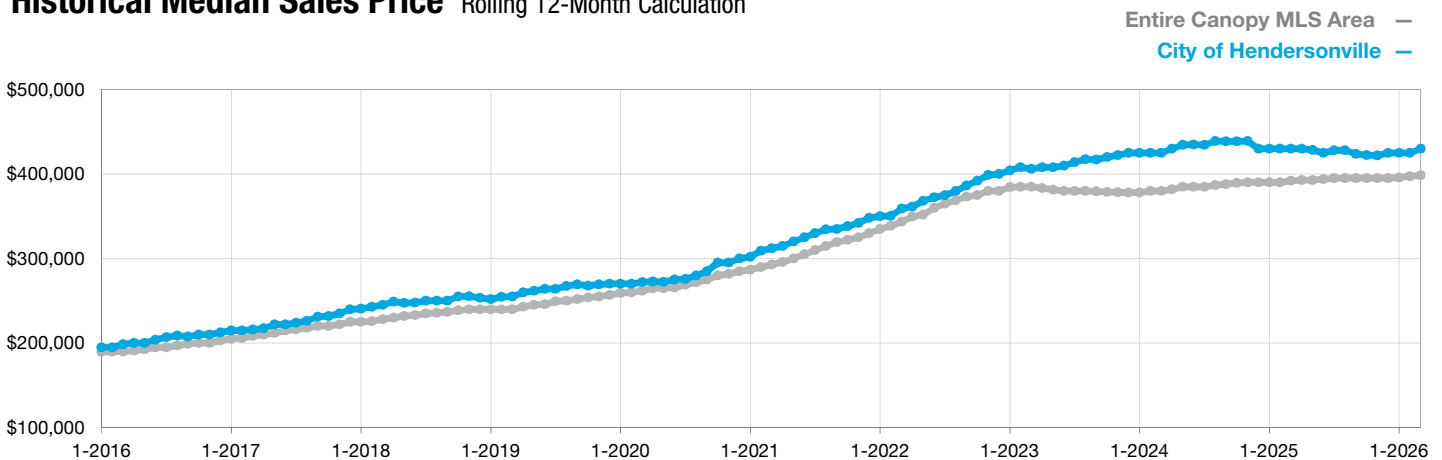
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	131	162	+ 23.7%	348	350	+ 0.6%
Pending Sales	91	117	+ 28.6%	245	283	+ 15.5%
Closed Sales	84	91	+ 8.3%	227	227	0.0%
Median Sales Price*	\$395,000	\$425,000	+ 7.6%	\$403,000	\$425,000	+ 5.5%
Average Sales Price*	\$452,649	\$468,735	+ 3.6%	\$466,046	\$474,263	+ 1.8%
Percent of Original List Price Received*	96.6%	93.3%	- 3.4%	95.6%	92.3%	- 3.5%
List to Close	111	124	+ 11.7%	112	129	+ 15.2%
Days on Market Until Sale	59	84	+ 42.4%	58	86	+ 48.3%
Cumulative Days on Market Until Sale	69	106	+ 53.6%	67	101	+ 50.7%
Average List Price	\$597,386	\$568,661	- 4.8%	\$555,632	\$551,138	- 0.8%
Inventory of Homes for Sale	336	344	+ 2.4%	--	--	--
Months Supply of Inventory	3.9	3.6	- 7.7%	--	--	--

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March



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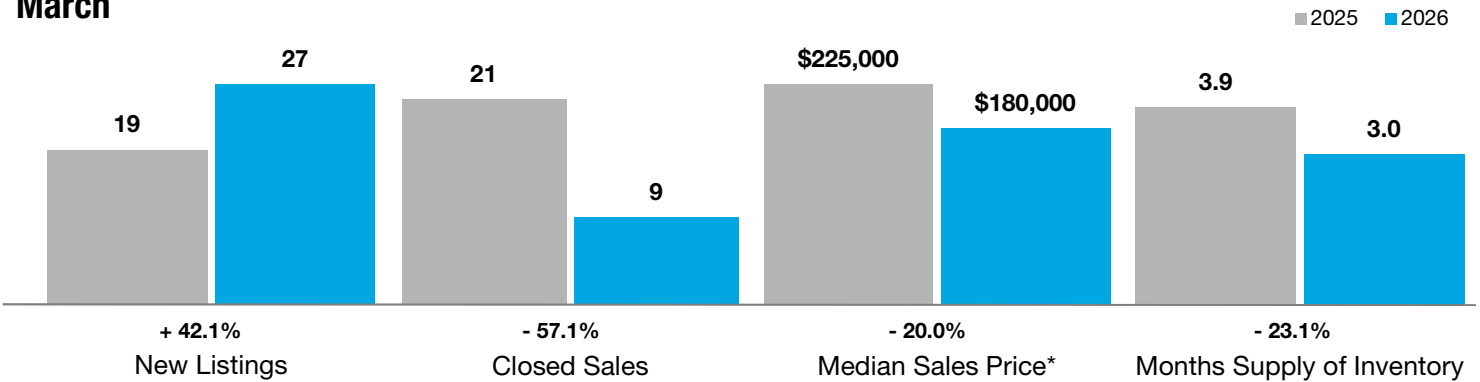
Forest City

North Carolina

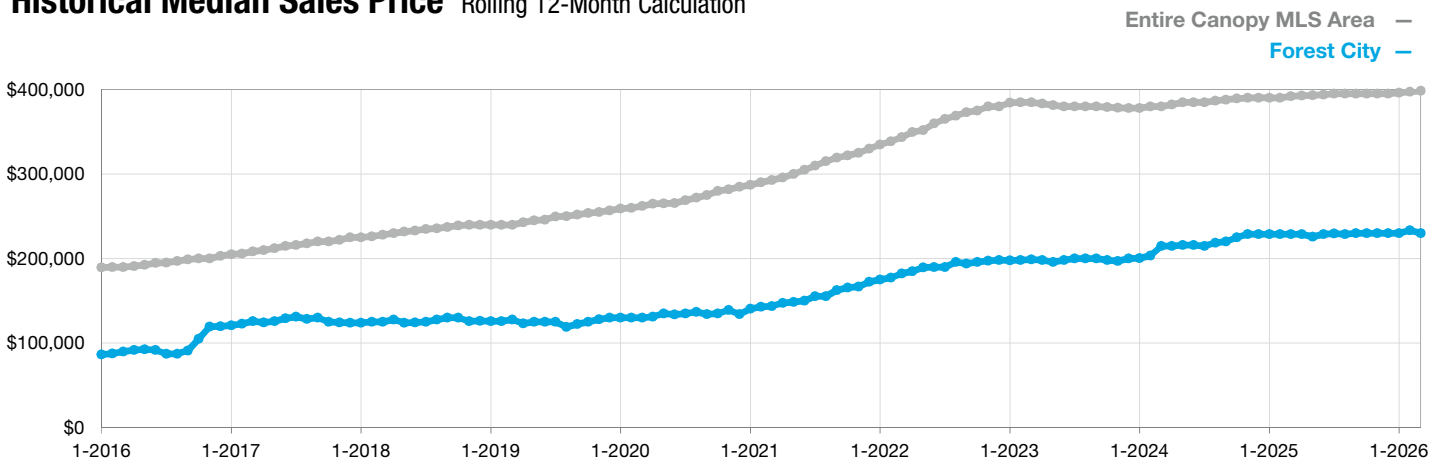
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	19	27	+ 42.1%	57	49	- 14.0%
Pending Sales	12	17	+ 41.7%	39	40	+ 2.6%
Closed Sales	21	9	- 57.1%	37	32	- 13.5%
Median Sales Price*	\$225,000	\$180,000	- 20.0%	\$225,000	\$209,500	- 6.9%
Average Sales Price*	\$253,307	\$172,687	- 31.8%	\$233,998	\$227,049	- 3.0%
Percent of Original List Price Received*	92.2%	95.3%	+ 3.4%	92.8%	93.7%	+ 1.0%
List to Close	117	90	- 23.1%	111	115	+ 3.6%
Days on Market Until Sale	71	51	- 28.2%	64	72	+ 12.5%
Cumulative Days on Market Until Sale	74	82	+ 10.8%	69	88	+ 27.5%
Average List Price	\$299,195	\$320,387	+ 7.1%	\$287,068	\$285,425	- 0.6%
Inventory of Homes for Sale	55	41	- 25.5%	--	--	--
Months Supply of Inventory	3.9	3.0	- 23.1%	--	--	--

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March



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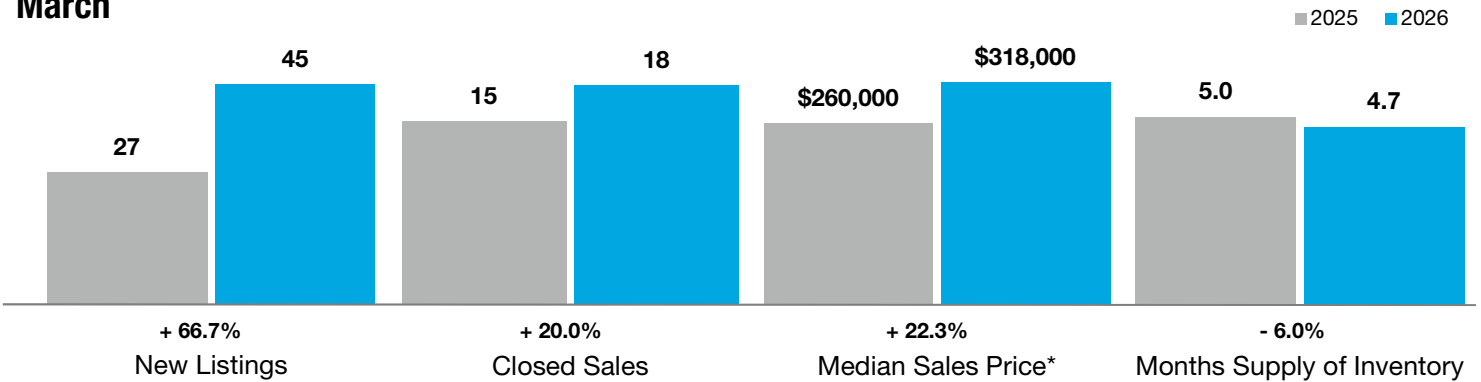
Marion

North Carolina

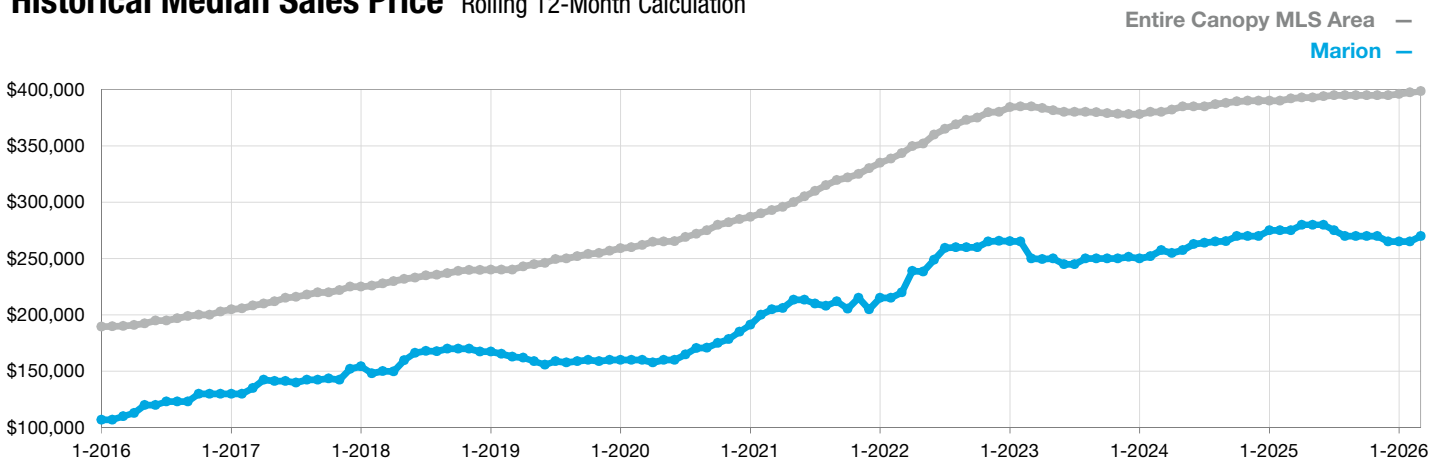
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	27	45	+ 66.7%	79	83	+ 5.1%
Pending Sales	15	17	+ 13.3%	54	46	- 14.8%
Closed Sales	15	18	+ 20.0%	52	43	- 17.3%
Median Sales Price*	\$260,000	\$318,000	+ 22.3%	\$285,525	\$295,000	+ 3.3%
Average Sales Price*	\$272,460	\$310,467	+ 13.9%	\$289,423	\$320,971	+ 10.9%
Percent of Original List Price Received*	92.8%	92.4%	- 0.4%	92.1%	89.5%	- 2.8%
List to Close	152	131	- 13.8%	124	138	+ 11.3%
Days on Market Until Sale	99	88	- 11.1%	71	110	+ 54.9%
Cumulative Days on Market Until Sale	99	114	+ 15.2%	73	125	+ 71.2%
Average List Price	\$329,137	\$424,096	+ 28.9%	\$387,252	\$393,196	+ 1.5%
Inventory of Homes for Sale	88	103	+ 17.0%	--	--	--
Months Supply of Inventory	5.0	4.7	- 6.0%	--	--	--

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March



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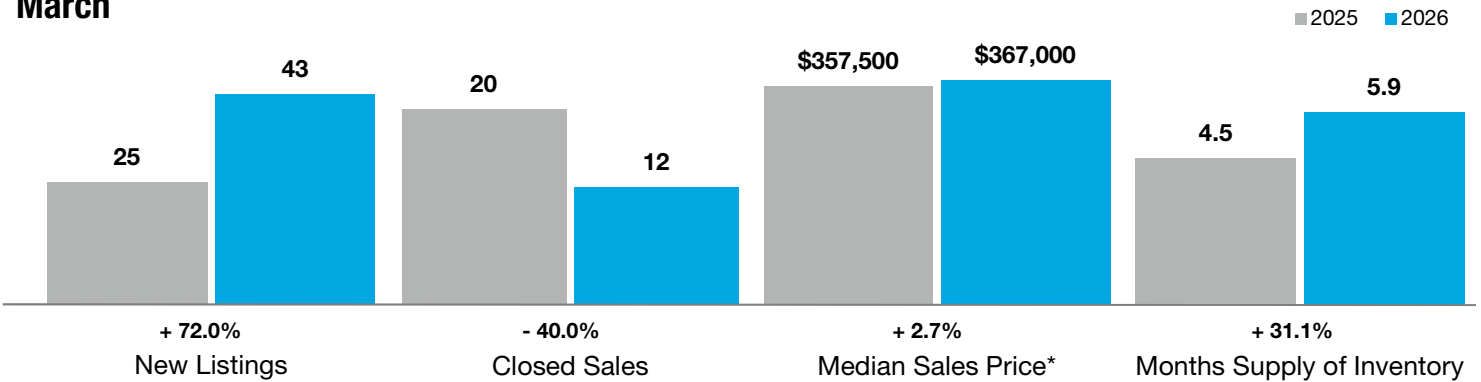
Rutherfordton

North Carolina

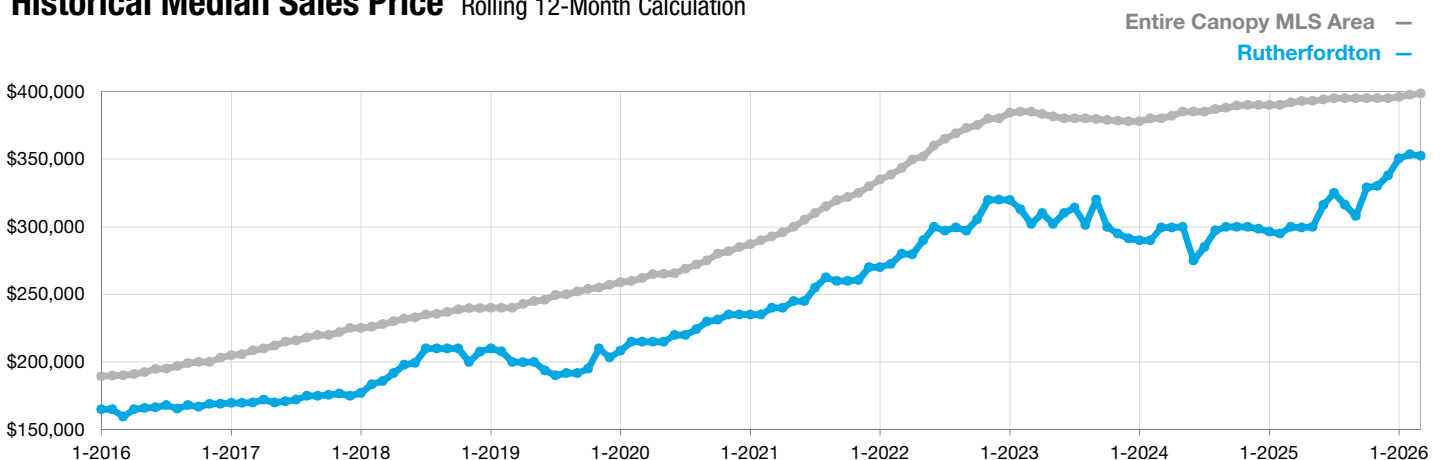
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	25	43	+ 72.0%	70	76	+ 8.6%
Pending Sales	19	20	+ 5.3%	53	43	- 18.9%
Closed Sales	20	12	- 40.0%	44	34	- 22.7%
Median Sales Price*	\$357,500	\$367,000	+ 2.7%	\$307,000	\$380,000	+ 23.8%
Average Sales Price*	\$393,115	\$402,555	+ 2.4%	\$331,852	\$397,902	+ 19.9%
Percent of Original List Price Received*	94.5%	93.4%	- 1.2%	94.2%	90.8%	- 3.6%
List to Close	131	136	+ 3.8%	102	148	+ 45.1%
Days on Market Until Sale	84	89	+ 6.0%	61	98	+ 60.7%
Cumulative Days on Market Until Sale	94	118	+ 25.5%	69	132	+ 91.3%
Average List Price	\$354,612	\$367,130	+ 3.5%	\$355,993	\$417,156	+ 17.2%
Inventory of Homes for Sale	70	95	+ 35.7%	--	--	--
Months Supply of Inventory	4.5	5.9	+ 31.1%	--	--	--

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March



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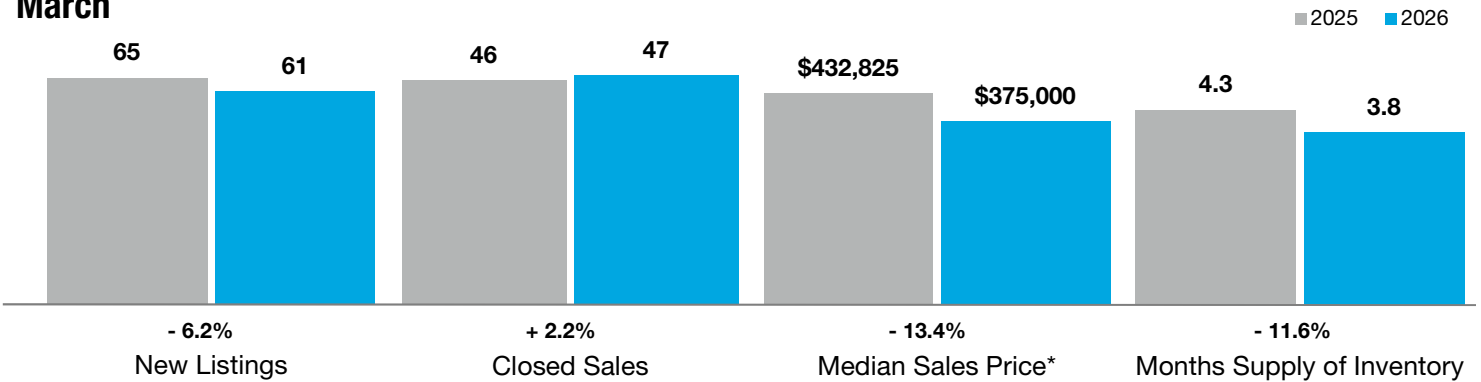
Waynesville

North Carolina

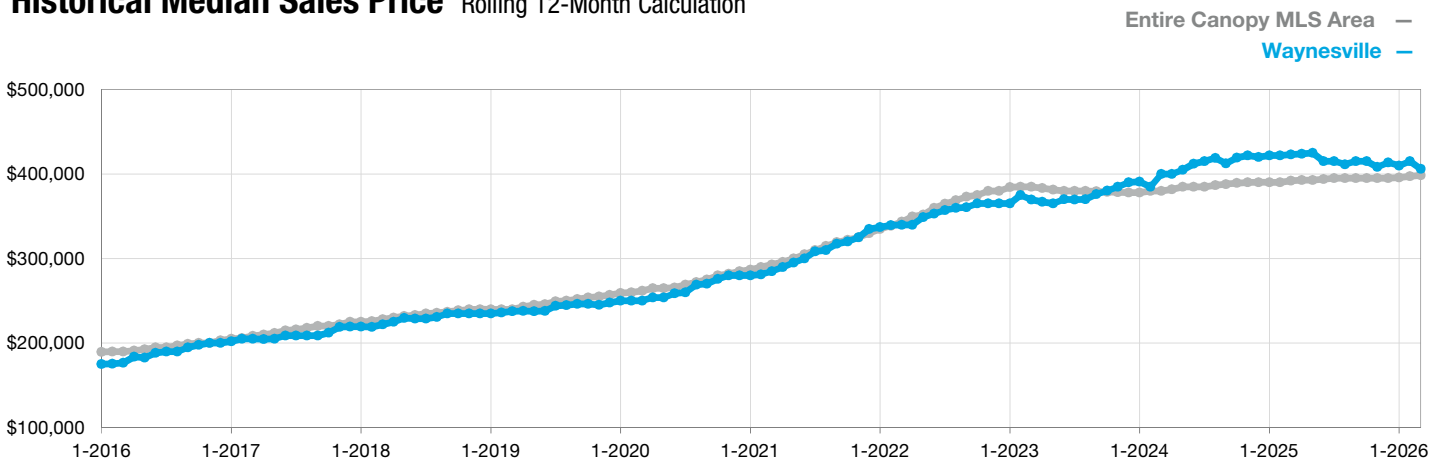
Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	65	61	- 6.2%	152	147	- 3.3%
Pending Sales	46	46	0.0%	113	114	+ 0.9%
Closed Sales	46	47	+ 2.2%	109	111	+ 1.8%
Median Sales Price*	\$432,825	\$375,000	- 13.4%	\$415,000	\$395,000	- 4.8%
Average Sales Price*	\$457,949	\$432,480	- 5.6%	\$444,745	\$447,260	+ 0.6%
Percent of Original List Price Received*	93.4%	93.7%	+ 0.3%	93.0%	91.7%	- 1.4%
List to Close	142	149	+ 4.9%	140	144	+ 2.9%
Days on Market Until Sale	91	87	- 4.4%	82	85	+ 3.7%
Cumulative Days on Market Until Sale	100	105	+ 5.0%	90	100	+ 11.1%
Average List Price	\$493,638	\$534,612	+ 8.3%	\$503,316	\$491,288	- 2.4%
Inventory of Homes for Sale	168	168	0.0%	--	--	--
Months Supply of Inventory	4.3	3.8	- 11.6%	--	--	--

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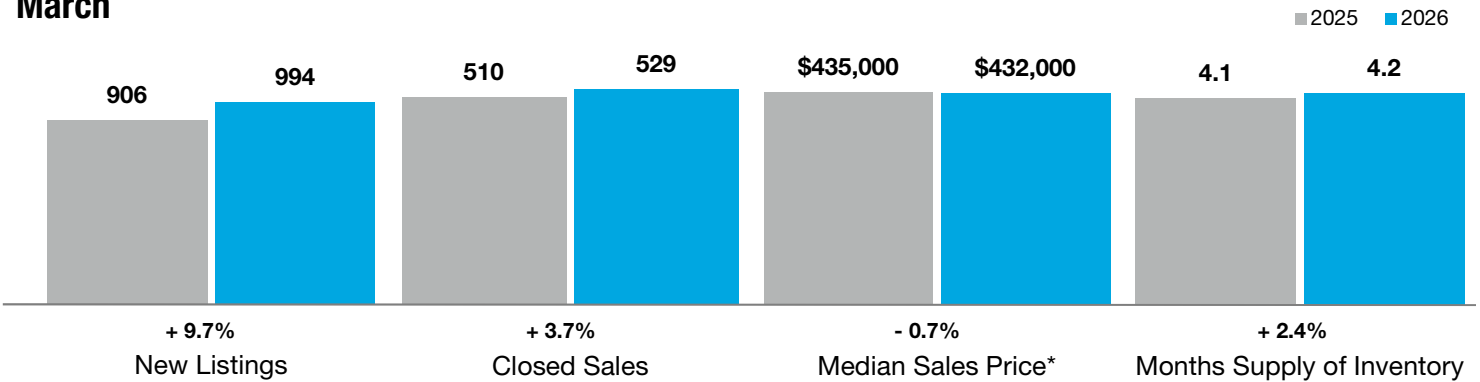
Asheville MSA

Includes Buncombe, Haywood, Henderson and Madison Counties

Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	906	994	+ 9.7%	2,135	2,075	- 2.8%
Pending Sales	568	712	+ 25.4%	1,480	1,612	+ 8.9%
Closed Sales	510	529	+ 3.7%	1,335	1,319	- 1.2%
Median Sales Price*	\$435,000	\$432,000	- 0.7%	\$440,965	\$432,000	- 2.0%
Average Sales Price*	\$523,795	\$554,645	+ 5.9%	\$533,053	\$548,122	+ 2.8%
Percent of Original List Price Received*	95.1%	92.7%	- 2.5%	94.6%	92.1%	- 2.6%
List to Close	115	135	+ 17.4%	117	134	+ 14.5%
Days on Market Until Sale	65	92	+ 41.5%	66	89	+ 34.8%
Cumulative Days on Market Until Sale	75	112	+ 49.3%	73	106	+ 45.2%
Average List Price	\$635,053	\$683,053	+ 7.6%	\$624,548	\$648,745	+ 3.9%
Inventory of Homes for Sale	2,067	2,330	+ 12.7%	--	--	--
Months Supply of Inventory	4.1	4.2	+ 2.4%	--	--	--

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