

# Local Market Update for March 2025

A research tool provided by the Canopy Realtor® Association  
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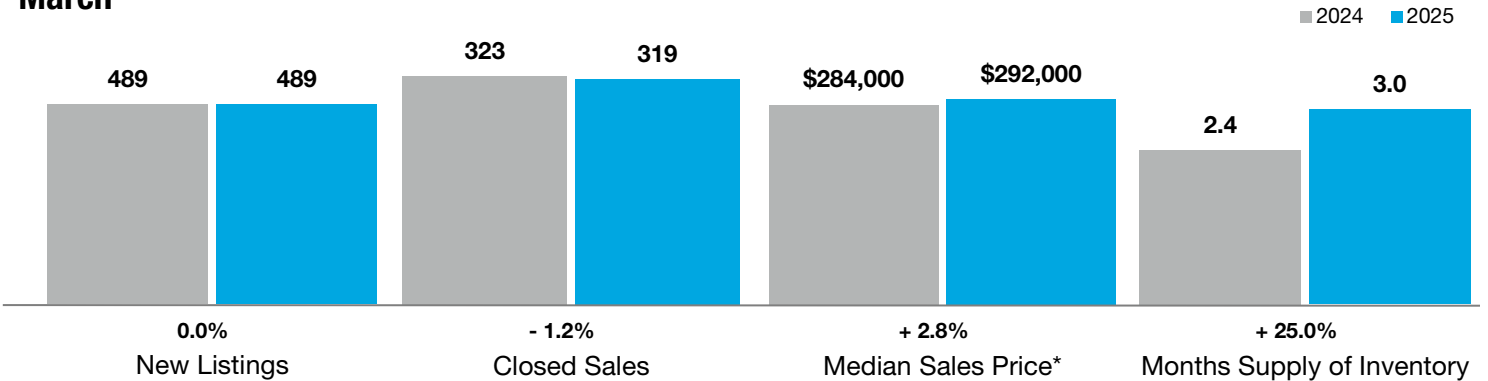
## Catawba Valley Region

Includes Alexander, Burke, Caldwell and Catawba Counties

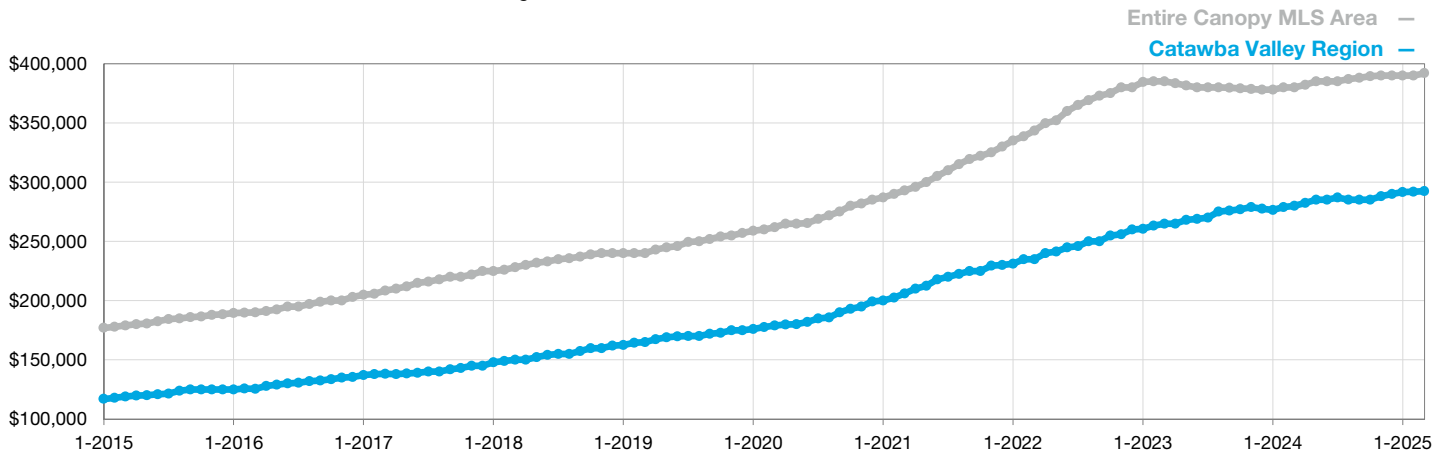
Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	489	489	0.0%	1,247	1,347	+ 8.0%
Pending Sales	399	385	- 3.5%	1,021	1,053	+ 3.1%
Closed Sales	323	319	- 1.2%	827	906	+ 9.6%
Median Sales Price*	\$284,000	\$292,000	+ 2.8%	\$279,900	\$291,500	+ 4.1%
Average Sales Price*	\$332,990	\$367,826	+ 10.5%	\$321,077	\$352,609	+ 9.8%
Percent of Original List Price Received*	96.3%	94.8%	- 1.6%	94.9%	94.4%	- 0.5%
List to Close	89	100	+ 12.4%	90	100	+ 11.1%
Days on Market Until Sale	44	55	+ 25.0%	46	56	+ 21.7%
Cumulative Days on Market Until Sale	48	66	+ 37.5%	50	65	+ 30.0%
Average List Price	\$412,770	\$439,579	+ 6.5%	\$384,388	\$426,534	+ 11.0%
Inventory of Homes for Sale	767	1,024	+ 33.5%	--	--	--
Months Supply of Inventory	2.4	3.0	+ 25.0%	--	--	--

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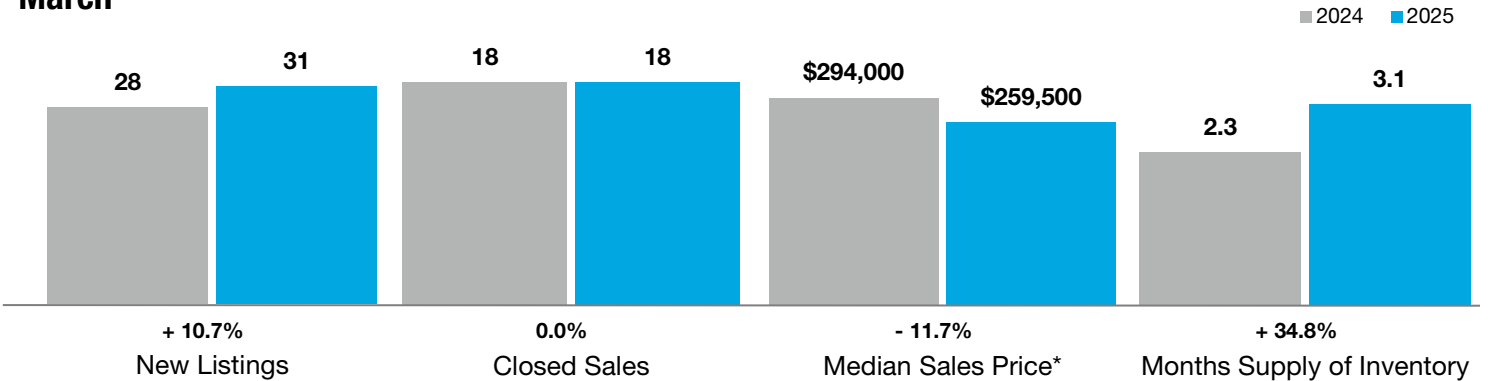
## Alexander County

North Carolina

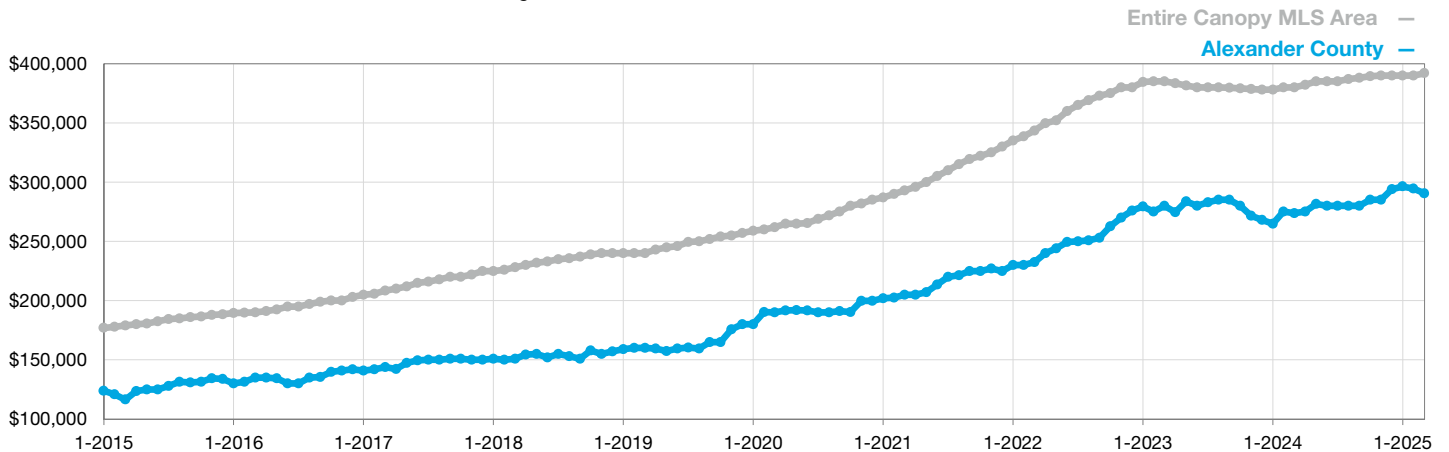
Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	28	31	+ 10.7%	78	75	- 3.8%
Pending Sales	28	26	- 7.1%	63	70	+ 11.1%
Closed Sales	18	18	0.0%	51	56	+ 9.8%
Median Sales Price*	\$294,000	\$259,500	- 11.7%	\$280,000	\$268,500	- 4.1%
Average Sales Price*	\$341,744	\$370,683	+ 8.5%	\$367,418	\$363,795	- 1.0%
Percent of Original List Price Received*	101.5%	99.4%	- 2.1%	96.5%	97.5%	+ 1.0%
List to Close	76	78	+ 2.6%	88	88	0.0%
Days on Market Until Sale	30	32	+ 6.7%	43	43	0.0%
Cumulative Days on Market Until Sale	34	45	+ 32.4%	45	58	+ 28.9%
Average List Price	\$403,675	\$472,277	+ 17.0%	\$382,758	\$391,136	+ 2.2%
Inventory of Homes for Sale	52	67	+ 28.8%	--	--	--
Months Supply of Inventory	2.3	3.1	+ 34.8%	--	--	--

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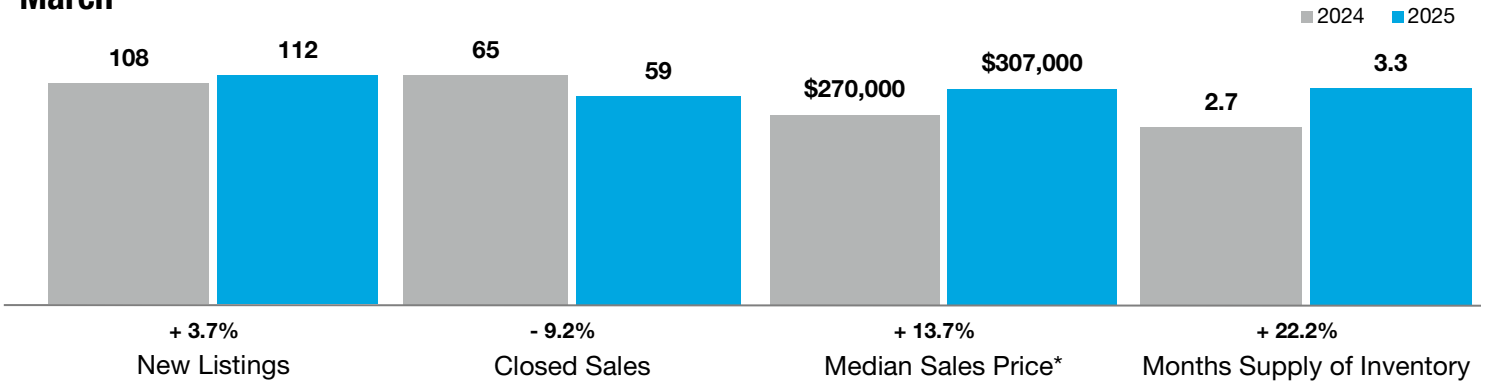
## Burke County

North Carolina

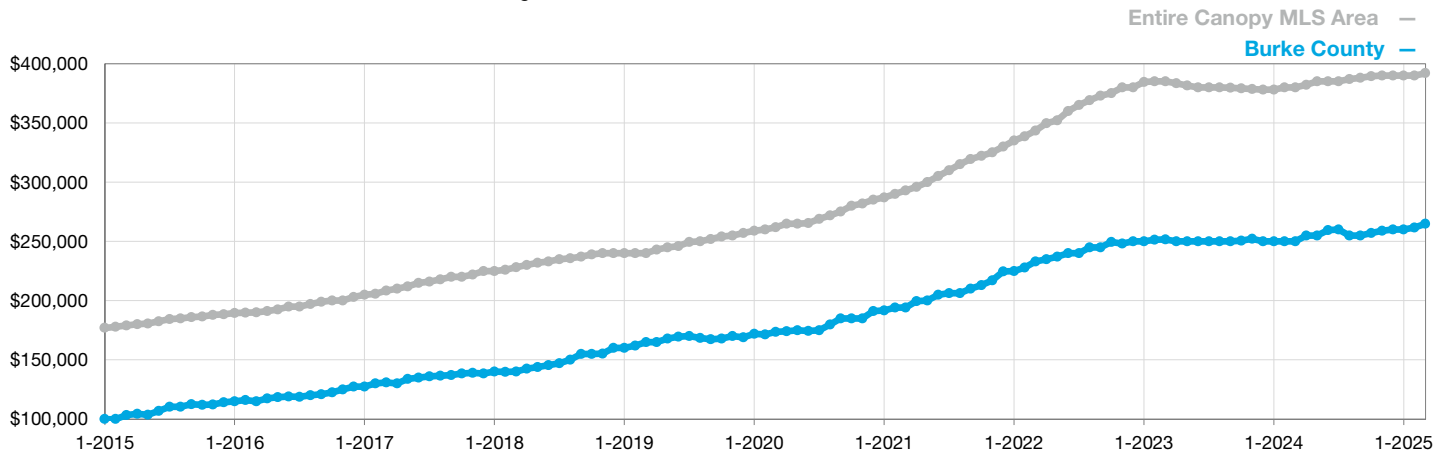
Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	108	112	+ 3.7%	269	265	- 1.5%
Pending Sales	80	87	+ 8.7%	206	206	0.0%
Closed Sales	65	59	- 9.2%	163	163	0.0%
Median Sales Price*	\$270,000	\$307,000	+ 13.7%	\$240,000	\$277,000	+ 15.4%
Average Sales Price*	\$278,009	\$324,465	+ 16.7%	\$275,223	\$341,081	+ 23.9%
Percent of Original List Price Received*	94.8%	93.6%	- 1.3%	93.7%	92.7%	- 1.1%
List to Close	78	118	+ 51.3%	82	114	+ 39.0%
Days on Market Until Sale	38	75	+ 97.4%	41	76	+ 85.4%
Cumulative Days on Market Until Sale	41	82	+ 100.0%	44	83	+ 88.6%
Average List Price	\$386,380	\$455,390	+ 17.9%	\$348,363	\$403,376	+ 15.8%
Inventory of Homes for Sale	174	222	+ 27.6%	--	--	--
Months Supply of Inventory	2.7	3.3	+ 22.2%	--	--	--

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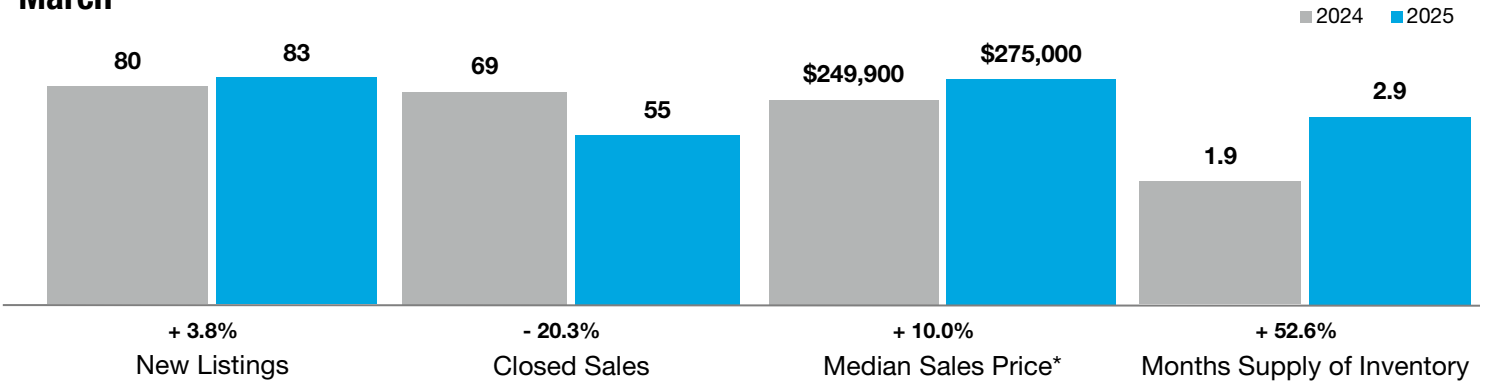
## Caldwell County

North Carolina

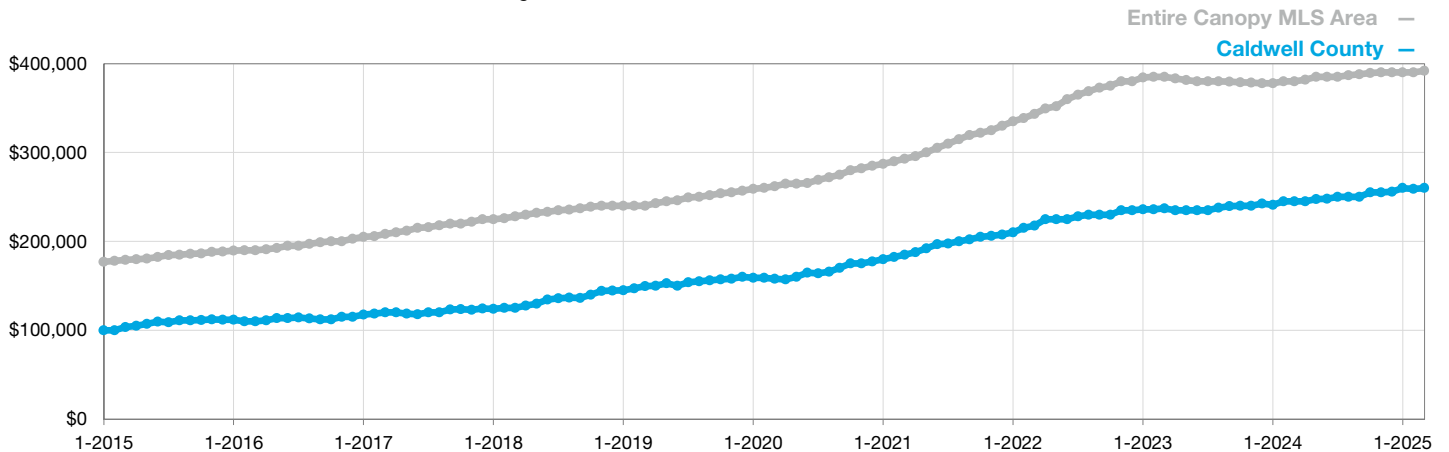
Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	80	83	+ 3.8%	219	233	+ 6.4%
Pending Sales	80	64	- 20.0%	201	181	- 10.0%
Closed Sales	69	55	- 20.3%	169	163	- 3.6%
Median Sales Price*	\$249,900	\$275,000	+ 10.0%	\$248,000	\$259,000	+ 4.4%
Average Sales Price*	\$302,738	\$377,976	+ 24.9%	\$296,869	\$323,518	+ 9.0%
Percent of Original List Price Received*	97.5%	95.5%	- 2.1%	96.1%	93.7%	- 2.5%
List to Close	84	96	+ 14.3%	84	94	+ 11.9%
Days on Market Until Sale	40	54	+ 35.0%	42	51	+ 21.4%
Cumulative Days on Market Until Sale	47	57	+ 21.3%	45	58	+ 28.9%
Average List Price	\$377,318	\$412,830	+ 9.4%	\$343,470	\$402,811	+ 17.3%
Inventory of Homes for Sale	120	174	+ 45.0%	--	--	--
Months Supply of Inventory	1.9	2.9	+ 52.6%	--	--	--

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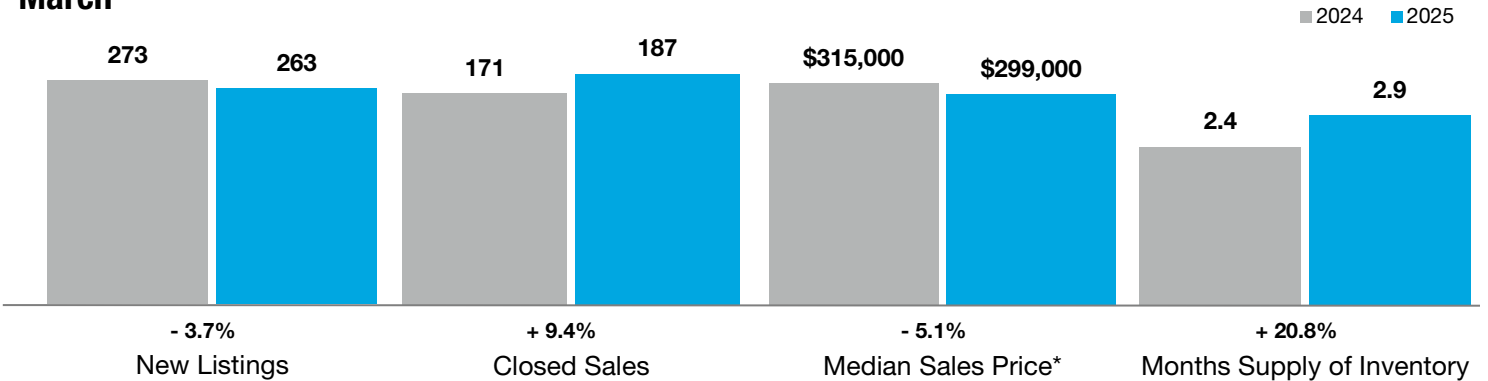
## Catawba County

North Carolina

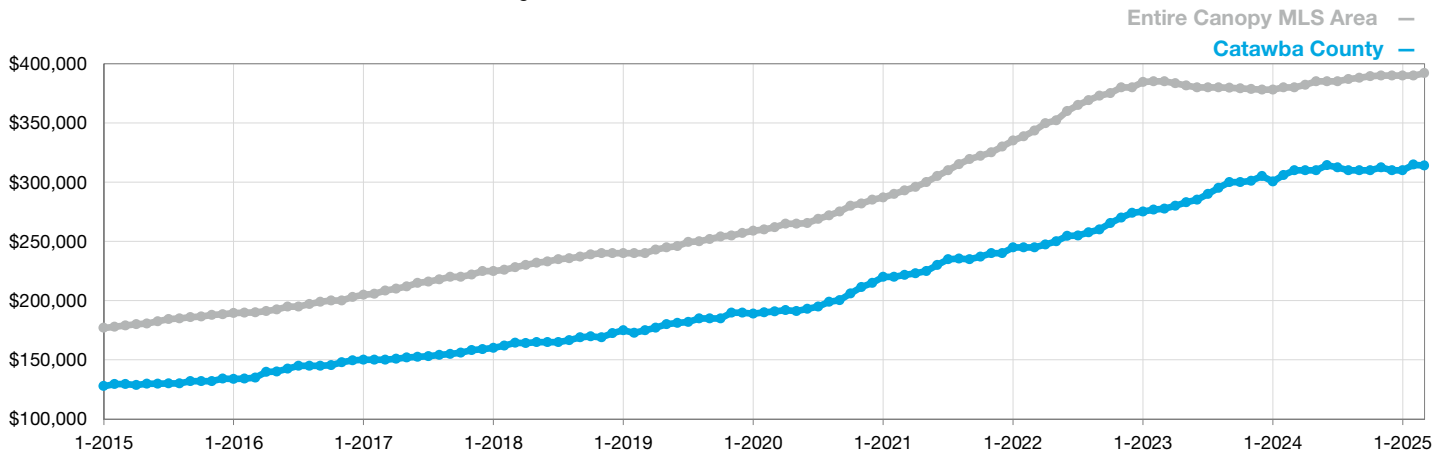
Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	273	263	- 3.7%	681	774	+ 13.7%
Pending Sales	211	208	- 1.4%	551	596	+ 8.2%
Closed Sales	171	187	+ 9.4%	444	524	+ 18.0%
Median Sales Price*	\$315,000	\$299,000	- 5.1%	\$295,250	\$307,000	+ 4.0%
Average Sales Price*	\$365,174	\$378,246	+ 3.6%	\$341,802	\$364,028	+ 6.5%
Percent of Original List Price Received*	95.8%	94.6%	- 1.3%	94.8%	94.9%	+ 0.1%
List to Close	96	97	+ 1.0%	95	99	+ 4.2%
Days on Market Until Sale	48	51	+ 6.3%	50	53	+ 6.0%
Cumulative Days on Market Until Sale	52	65	+ 25.0%	54	62	+ 14.8%
Average List Price	\$434,447	\$437,425	+ 0.7%	\$411,965	\$445,082	+ 8.0%
Inventory of Homes for Sale	421	561	+ 33.3%	--	--	--
Months Supply of Inventory	2.4	2.9	+ 20.8%	--	--	--

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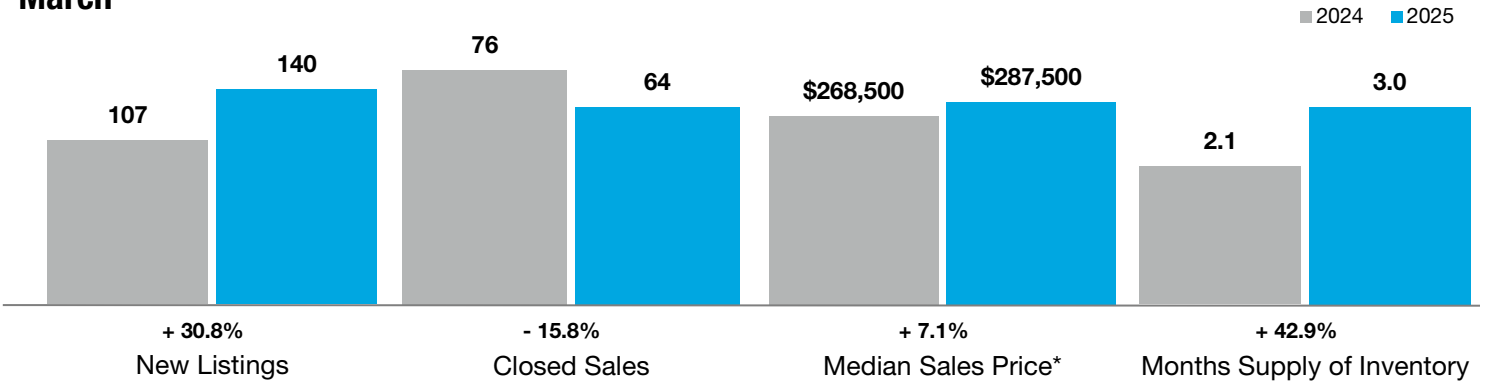
## Hickory

North Carolina

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	107	140	+ 30.8%	304	360	+ 18.4%
Pending Sales	97	101	+ 4.1%	254	247	- 2.8%
Closed Sales	76	64	- 15.8%	210	211	+ 0.5%
Median Sales Price*	\$268,500	\$287,500	+ 7.1%	\$274,950	\$284,000	+ 3.3%
Average Sales Price*	\$304,333	\$348,119	+ 14.4%	\$292,282	\$330,101	+ 12.9%
Percent of Original List Price Received*	96.7%	96.8%	+ 0.1%	95.0%	96.2%	+ 1.3%
List to Close	87	76	- 12.6%	94	89	- 5.3%
Days on Market Until Sale	40	38	- 5.0%	48	45	- 6.3%
Cumulative Days on Market Until Sale	45	41	- 8.9%	53	51	- 3.8%
Average List Price	\$351,359	\$383,145	+ 9.0%	\$343,875	\$393,518	+ 14.4%
Inventory of Homes for Sale	175	261	+ 49.1%	--	--	--
Months Supply of Inventory	2.1	3.0	+ 42.9%	--	--	--

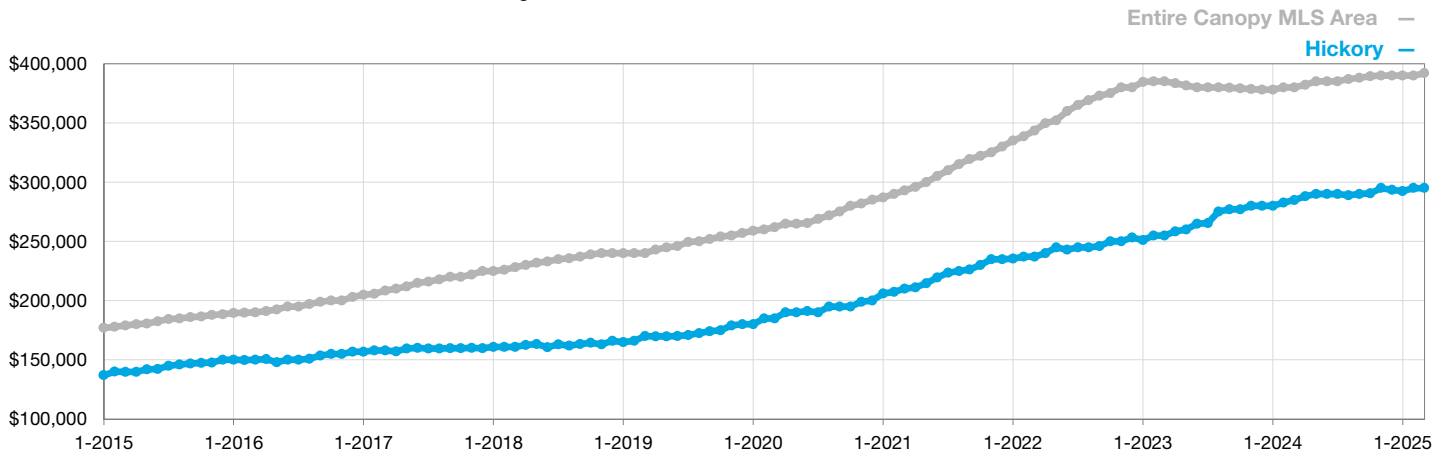
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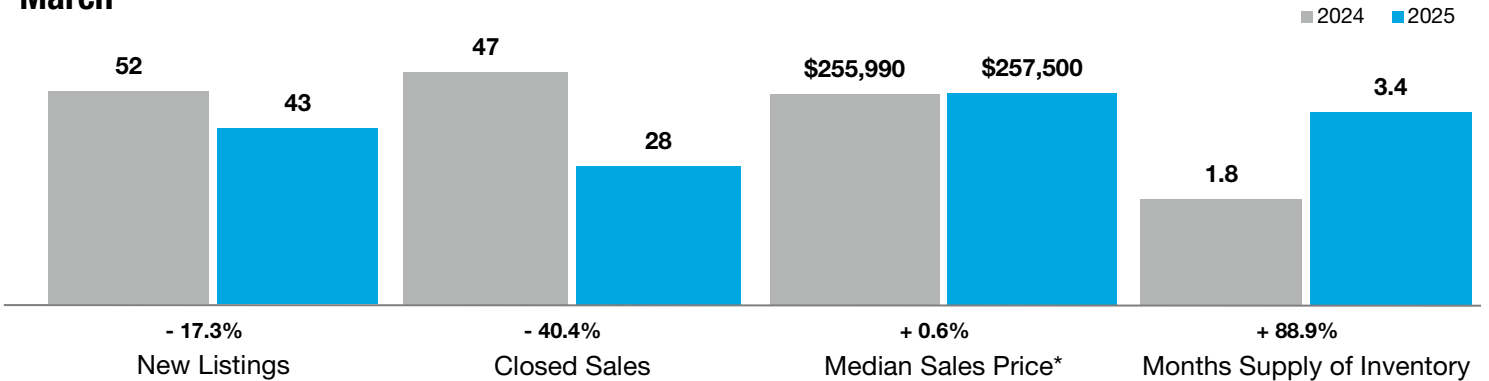
## Lenoir

North Carolina

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	52	43	- 17.3%	134	135	+ 0.7%
Pending Sales	48	32	- 33.3%	127	106	- 16.5%
Closed Sales	47	28	- 40.4%	107	98	- 8.4%
Median Sales Price*	\$255,990	\$257,500	+ 0.6%	\$255,990	\$247,750	- 3.2%
Average Sales Price*	\$315,248	\$376,500	+ 19.4%	\$306,009	\$298,954	- 2.3%
Percent of Original List Price Received*	96.5%	94.5%	- 2.1%	95.1%	92.9%	- 2.3%
List to Close	90	100	+ 11.1%	91	96	+ 5.5%
Days on Market Until Sale	47	60	+ 27.7%	49	55	+ 12.2%
Cumulative Days on Market Until Sale	54	63	+ 16.7%	53	63	+ 18.9%
Average List Price	\$322,746	\$378,107	+ 17.2%	\$314,276	\$383,450	+ 22.0%
Inventory of Homes for Sale	73	109	+ 49.3%	--	--	--
Months Supply of Inventory	1.8	3.4	+ 88.9%	--	--	--

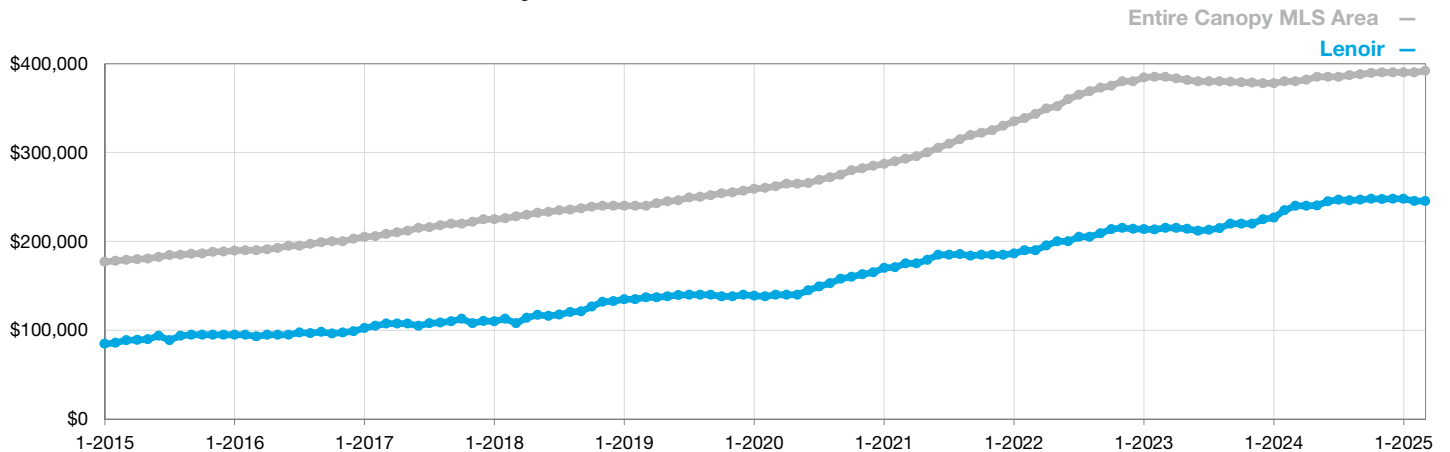
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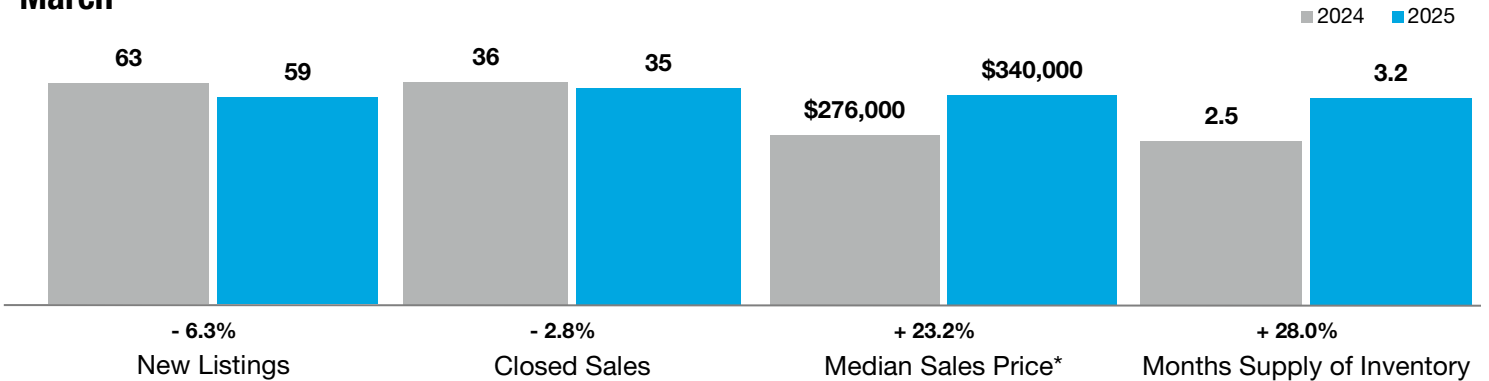
## Morganton

North Carolina

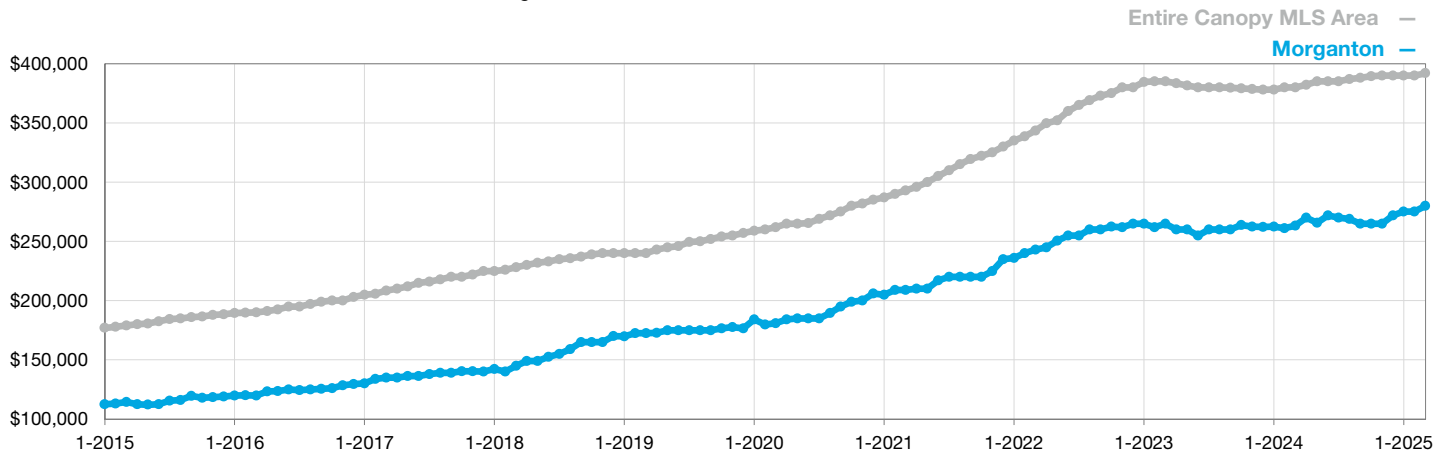
Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	63	59	- 6.3%	154	143	- 7.1%
Pending Sales	51	48	- 5.9%	120	122	+ 1.7%
Closed Sales	36	35	- 2.8%	97	106	+ 9.3%
Median Sales Price*	\$276,000	\$340,000	+ 23.2%	\$255,000	\$285,000	+ 11.8%
Average Sales Price*	\$289,925	\$357,558	+ 23.3%	\$288,180	\$345,058	+ 19.7%
Percent of Original List Price Received*	96.3%	93.1%	- 3.3%	94.6%	92.1%	- 2.6%
List to Close	66	128	+ 93.9%	76	120	+ 57.9%
Days on Market Until Sale	30	86	+ 186.7%	37	84	+ 127.0%
Cumulative Days on Market Until Sale	32	88	+ 175.0%	40	88	+ 120.0%
Average List Price	\$426,464	\$454,320	+ 6.5%	\$365,062	\$392,642	+ 7.6%
Inventory of Homes for Sale	98	131	+ 33.7%	--	--	--
Months Supply of Inventory	2.5	3.2	+ 28.0%	--	--	--

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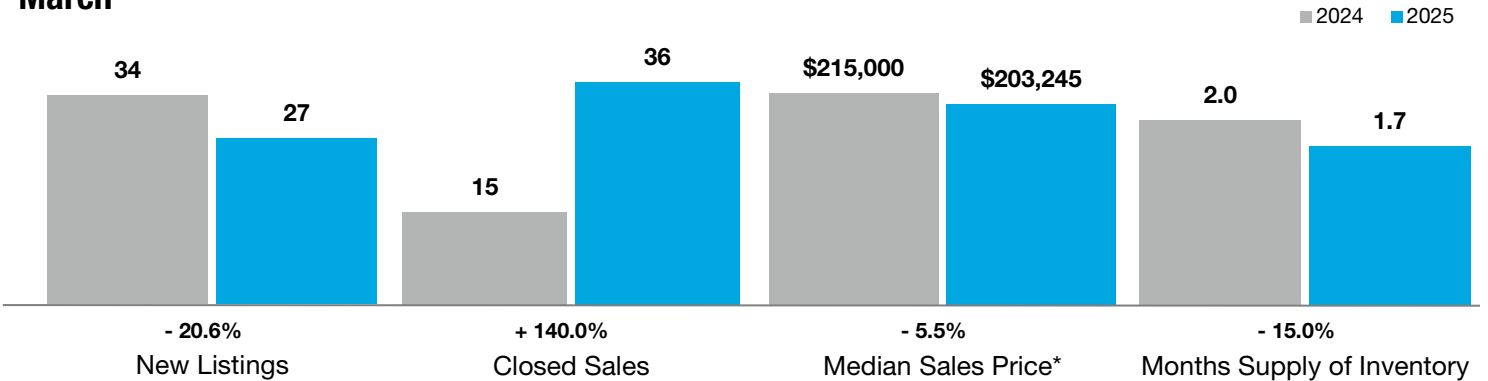
## Newton

North Carolina

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	34	27	- 20.6%	76	93	+ 22.4%
Pending Sales	32	26	- 18.8%	62	96	+ 54.8%
Closed Sales	15	36	+ 140.0%	42	93	+ 121.4%
Median Sales Price*	\$215,000	\$203,245	- 5.5%	\$213,500	\$220,000	+ 3.0%
Average Sales Price*	\$272,433	\$235,998	- 13.4%	\$251,221	\$230,712	- 8.2%
Percent of Original List Price Received*	94.7%	92.1%	- 2.7%	92.0%	92.2%	+ 0.2%
List to Close	114	87	- 23.7%	99	96	- 3.0%
Days on Market Until Sale	56	39	- 30.4%	48	52	+ 8.3%
Cumulative Days on Market Until Sale	57	40	- 29.8%	60	55	- 8.3%
Average List Price	\$305,007	\$298,138	- 2.3%	\$282,628	\$283,247	+ 0.2%
Inventory of Homes for Sale	41	51	+ 24.4%	--	--	--
Months Supply of Inventory	2.0	1.7	- 15.0%	--	--	--

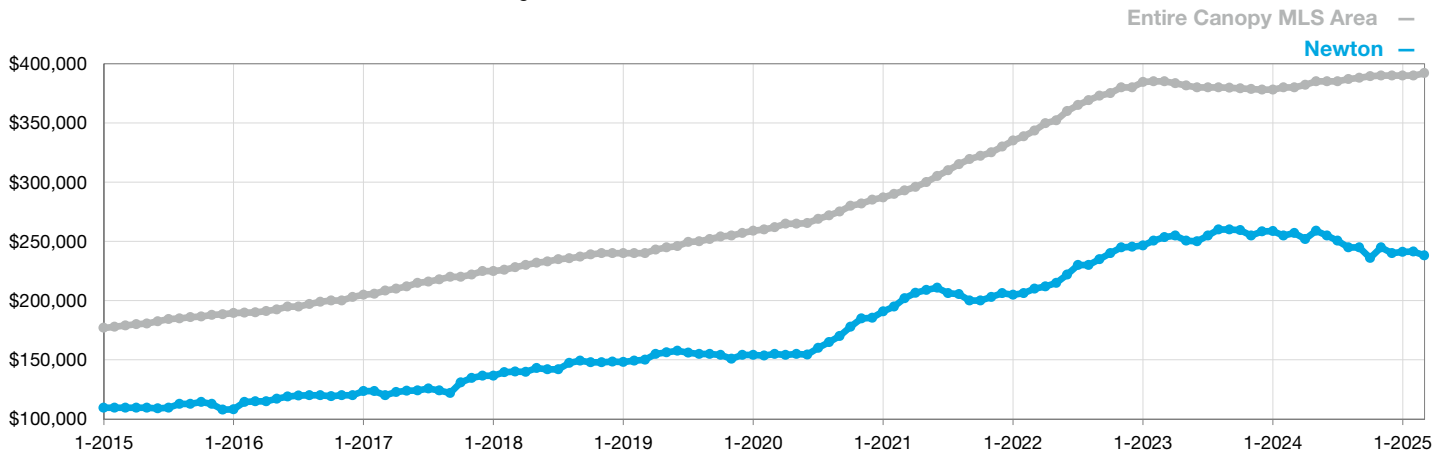
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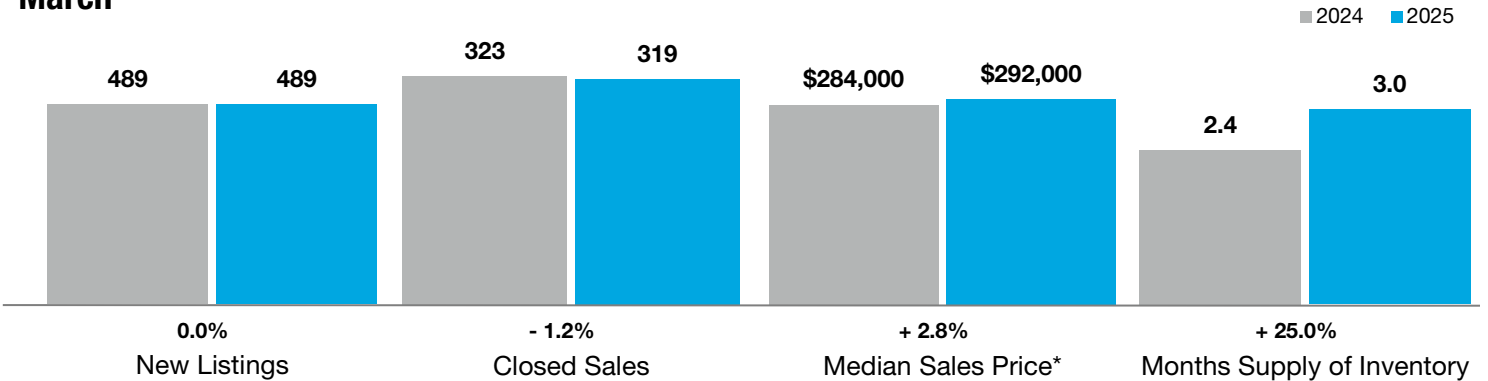
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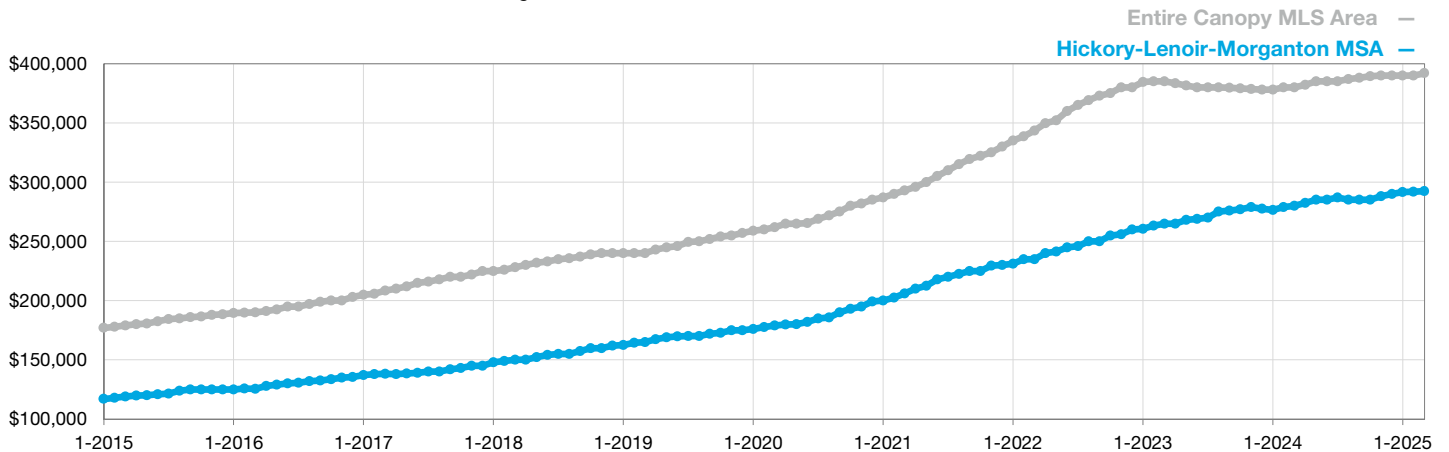
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