

# Charlotte Region Rental Report – December 2023

A research tool provided by the Canopy Realtor® Association  
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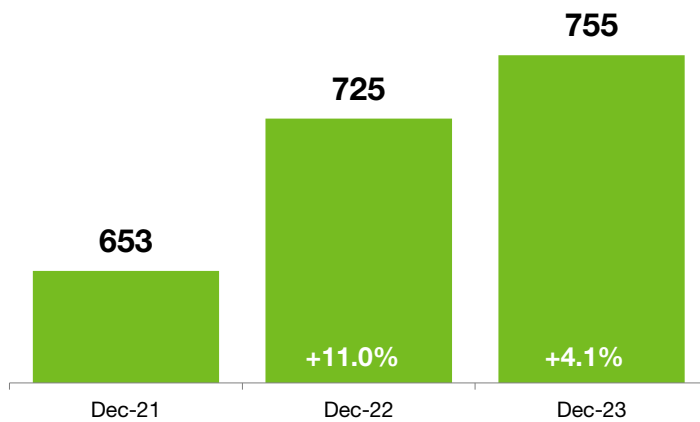


## Activity for the Charlotte Region

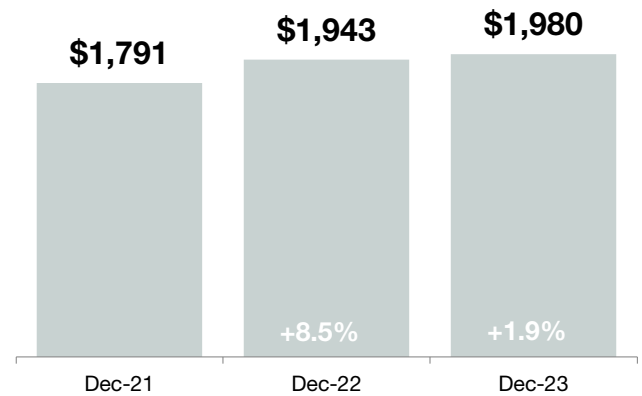
Includes Alexander, Anson, Cabarrus, Catawba, Cleveland, Gaston, Iredell, Lincoln, Mecklenburg, Rowan, Stanly and Union Counties in North Carolina and Chester, Chesterfield, Cleveland, and York Counties in South Carolina

	December			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
<b>Number of Active Rentals</b>	1,202	<b>1,774</b>	+47.6%	--	--	--
<b>Number of Properties Leased</b>	725	<b>755</b>	+4.1%	10,319	<b>10,837</b>	+5.0%
<b>Average Monthly Lease Price</b>	\$1,943	<b>\$1,980</b>	+1.9%	\$1,943	<b>\$2,019</b>	+3.9%

### Number of Properties Leased

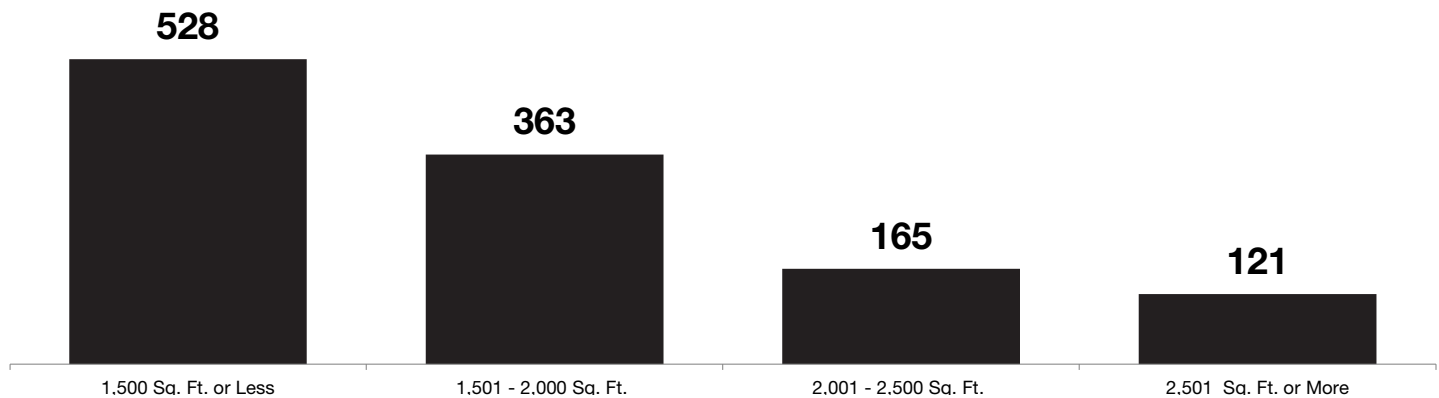


### Average Monthly Lease Price



### Number of Active Rentals by Total Finished Square Footage

The sum of these segments is not equal to Number of Active Rentals.



This report provides a sample/representation of the rental activity that occurred during the time period shown. It is based on limited historical records, and not all information for each rental is complete. Report provided by the Canopy Realtor® Association. Canopy Realtor® Association does not guarantee nor is it responsible for the accuracy of the data provided in this report. Data maintained by Canopy Realtor® Association may not reflect all real estate activity in these areas.

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## Activity by Area

	Active Rentals			Properties Leased			Avg Monthly Lease Price		
	For the Current Time Period			For the 12 Months Ending...			For the 12 Months Ending...		
	Dec-22	Dec-23	Percent Change	Dec-22	Dec-23	Percent Change	Dec-22	Dec-23	Percent Change
The Charlotte Region	1,202	1,774	+47.6%	10,319	10,837	+5.0%	\$1,943	\$2,019	+3.9%
Charlotte MSA	1,094	1,536	+40.4%	9,286	9,711	+4.6%	\$1,977	\$2,054	+3.9%
Alexander County, NC	0	1	--	3	7	+133.3%	\$1,342	\$1,548	+15.4%
Anson County, NC	1	1	0.0%	5	5	0.0%	\$999	\$1,238	+23.9%
Cabarrus County, NC	93	138	+48.4%	854	872	+2.1%	\$1,816	\$1,870	+3.0%
Chester County, SC	3	3	0.0%	2	5	+150.0%	\$1,500	\$1,426	-4.9%
Chesterfield County, SC	0	0	--	1	1	0.0%	\$1,300	\$900	-30.8%
Cleveland County, SC	10	8	-20.0%	83	69	-16.9%	\$1,426	\$1,338	-6.2%
Gaston County, NC	91	101	+11.0%	876	784	-10.5%	\$1,547	\$1,567	+1.3%
Iredell County, NC	90	196	+117.8%	783	833	+6.4%	\$1,780	\$1,868	+4.9%
Lincoln County, NC	23	28	+21.7%	222	284	+27.9%	\$1,702	\$1,720	+1.0%
Mecklenburg County, NC	701	1,091	+55.6%	6,041	6,326	+4.7%	\$2,058	\$2,145	+4.2%
Montgomery County, NC	1	3	+200.0%	0	1	--	\$0	\$2,000	--
Stanly County, NC	7	8	+14.3%	69	82	+18.8%	\$1,340	\$1,404	+4.7%
Union County, NC	70	68	-2.9%	634	667	+5.2%	\$2,184	\$2,244	+2.7%
Lancaster County, SC	18	13	-27.8%	74	99	+33.8%	\$2,270	\$2,301	+1.4%
York County, SC	72	71	-1.4%	387	484	+25.1%	\$2,067	\$2,096	+1.4%
City of Charlotte, NC	588	979	+66.5%	5,196	5,435	+4.6%	\$2,030	\$2,120	+4.4%
Concord, NC	41	83	+102.4%	531	517	-2.6%	\$1,793	\$1,841	+2.7%
Davidson, NC	11	10	-9.1%	103	114	+10.7%	\$2,410	\$2,484	+3.1%
Denver, NC	11	17	+54.5%	92	109	+18.5%	\$2,167	\$2,149	-0.8%
Gastonia, NC	50	53	+6.0%	478	392	-18.0%	\$1,477	\$1,474	-0.2%
Huntersville, NC	44	32	-27.3%	339	345	+1.8%	\$2,201	\$2,282	+3.7%
Kannapolis, NC	33	29	-12.1%	207	201	-2.9%	\$1,573	\$1,563	-0.6%
Lincolnton, NC	10	12	+20.0%	110	154	+40.0%	\$1,304	\$1,408	+8.0%
Matthews, NC	26	21	-19.2%	207	221	+6.8%	\$2,145	\$2,181	+1.7%
Monroe, NC	15	28	+86.7%	220	226	+2.7%	\$1,895	\$1,951	+3.0%
Mooresville, NC	58	119	+105.2%	501	524	+4.6%	\$1,928	\$2,055	+6.6%
Salisbury, NC	14	14	0.0%	98	107	+9.2%	\$1,452	\$1,488	+2.5%
Statesville, NC	22	46	+109.1%	195	241	+23.6%	\$1,430	\$1,433	+0.2%
Waxhaw, NC	16	14	-12.5%	172	162	-5.8%	\$2,594	\$2,778	+7.1%
Fort Mill, SC	17	20	+17.6%	114	174	+52.6%	\$2,326	\$2,366	+1.7%
Rock Hill, SC	34	35	+2.9%	151	192	+27.2%	\$1,783	\$1,797	+0.8%
Lake Norman	75	115	+53.3%	468	473	+1.1%	\$2,207	\$2,383	+8.0%
Lake Wylie	25	17	-32.0%	134	144	+7.5%	\$2,576	\$2,629	+2.1%
Uptown Charlotte	34	58	+70.6%	173	153	-11.6%	\$2,138	\$2,214	+3.6%

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Current as of January 5, 2024. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2024 ShowingTime.