

Charlotte Region Rental Report – January 2024

A research tool provided by the Canopy Realtor® Association
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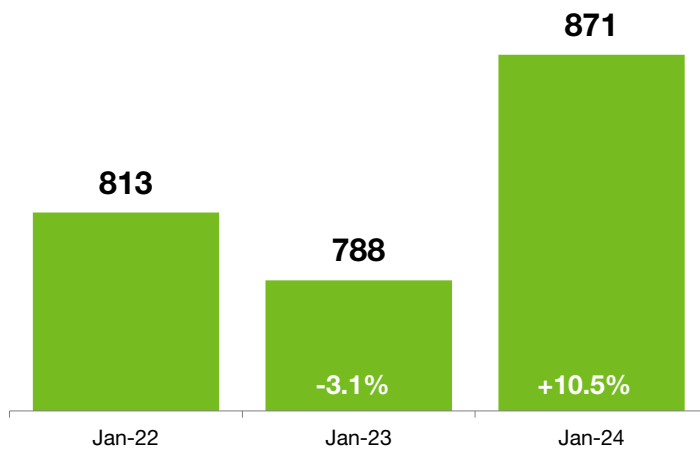


Activity for the Charlotte Region

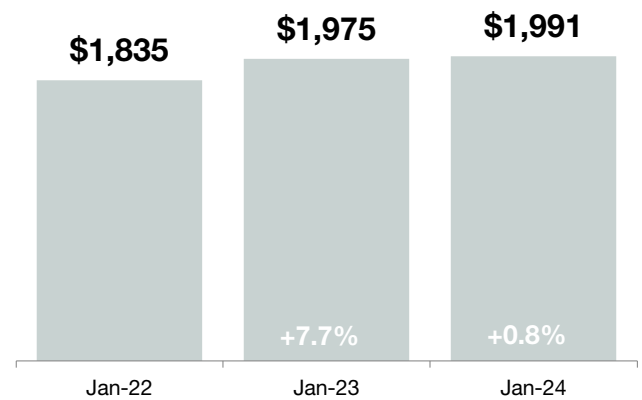
Includes Alexander, Anson, Cabarrus, Catawba, Cleveland, Gaston, Iredell, Lincoln, Mecklenburg, Rowan, Stanly and Union Counties in North Carolina and Chester, Chesterfield, Cleveland, and York Counties in South Carolina

	January			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
Number of Active Rentals	1,210	1,689	+39.6%	--	--	--
Number of Properties Leased	788	871	+10.5%	788	871	+10.5%
Average Monthly Lease Price	\$1,975	\$1,991	+0.8%	\$1,975	\$1,991	+0.8%

Number of Properties Leased

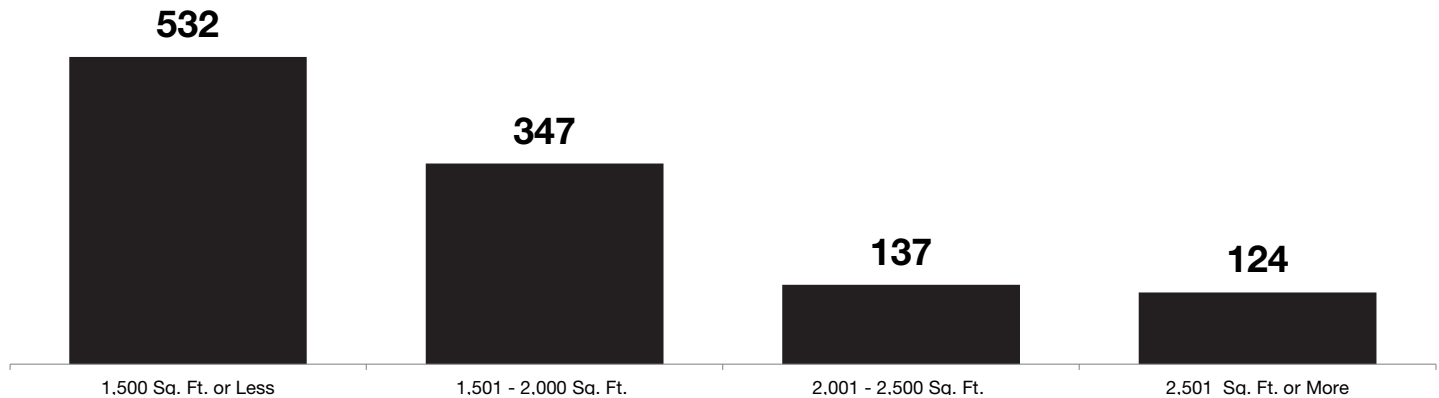


Average Monthly Lease Price



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...		
	Jan-23	Jan-24	Percent Change	Jan-23	Jan-24	Percent Change	Jan-23	Jan-24	Percent Change
The Charlotte Region	1,210	1,689	+39.6%	10,295	10,938	+6.2%	\$1,954	\$2,021	+3.4%
Charlotte MSA	1,077	1,460	+35.6%	9,258	9,802	+5.9%	\$1,987	\$2,054	+3.4%
Alexander County, NC	0	1	--	3	9	+200.0%	\$1,342	\$1,454	+8.4%
Anson County, NC	2	1	-50.0%	5	5	0.0%	\$999	\$1,238	+23.9%
Cabarrus County, NC	77	120	+55.8%	832	895	+7.6%	\$1,831	\$1,875	+2.4%
Chester County, SC	2	2	0.0%	3	7	+133.3%	\$1,332	\$1,448	+8.7%
Chesterfield County, SC	0	0	--	1	1	0.0%	\$1,300	\$900	-30.8%
Cleveland County, SC	15	8	-46.7%	79	70	-11.4%	\$1,456	\$1,348	-7.4%
Gaston County, NC	92	93	+1.1%	878	779	-11.3%	\$1,553	\$1,571	+1.2%
Iredell County, NC	108	177	+63.9%	769	858	+11.6%	\$1,799	\$1,882	+4.6%
Lincoln County, NC	22	40	+81.8%	231	294	+27.3%	\$1,693	\$1,711	+1.1%
Mecklenburg County, NC	700	1,029	+47.0%	5,997	6,386	+6.5%	\$2,067	\$2,149	+3.9%
Montgomery County, NC	1	4	+300.0%	0	4	--	\$0	\$1,500	--
Stanly County, NC	8	7	-12.5%	74	75	+1.4%	\$1,339	\$1,395	+4.1%
Union County, NC	63	73	+15.9%	645	670	+3.9%	\$2,195	\$2,242	+2.2%
Lancaster County, SC	24	18	-25.0%	72	99	+37.5%	\$2,299	\$2,293	-0.3%
York County, SC	70	70	0.0%	407	479	+17.7%	\$2,092	\$2,065	-1.3%
City of Charlotte, NC	594	917	+54.4%	5,159	5,494	+6.5%	\$2,039	\$2,123	+4.1%
Concord, NC	37	67	+81.1%	512	534	+4.3%	\$1,816	\$1,852	+2.0%
Davidson, NC	10	8	-20.0%	107	111	+3.7%	\$2,409	\$2,490	+3.4%
Denver, NC	14	18	+28.6%	92	115	+25.0%	\$2,166	\$2,109	-2.6%
Gastonia, NC	46	40	-13.0%	480	389	-19.0%	\$1,477	\$1,482	+0.4%
Huntersville, NC	38	39	+2.6%	325	342	+5.2%	\$2,204	\$2,287	+3.8%
Kannapolis, NC	20	33	+65.0%	210	199	-5.2%	\$1,570	\$1,568	-0.1%
Lincolnton, NC	7	18	+157.1%	119	158	+32.8%	\$1,318	\$1,402	+6.3%
Matthews, NC	23	23	0.0%	199	219	+10.1%	\$2,167	\$2,177	+0.4%
Monroe, NC	15	26	+73.3%	225	237	+5.3%	\$1,901	\$1,963	+3.2%
Mooresville, NC	77	94	+22.1%	483	547	+13.3%	\$1,962	\$2,063	+5.1%
Salisbury, NC	15	8	-46.7%	99	109	+10.1%	\$1,467	\$1,452	-1.1%
Statesville, NC	21	50	+138.1%	206	239	+16.0%	\$1,437	\$1,437	-0.0%
Waxhaw, NC	16	20	+25.0%	174	166	-4.6%	\$2,626	\$2,761	+5.1%
Fort Mill, SC	16	21	+31.3%	119	168	+41.2%	\$2,398	\$2,344	-2.3%
Rock Hill, SC	37	35	-5.4%	160	197	+23.1%	\$1,791	\$1,772	-1.1%
Lake Norman	83	99	+19.3%	464	481	+3.7%	\$2,240	\$2,406	+7.4%
Lake Wylie	17	18	+5.9%	144	135	-6.3%	\$2,600	\$2,652	+2.0%
Uptown Charlotte	36	49	+36.1%	165	163	-1.2%	\$2,144	\$2,200	+2.6%

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