

# 2025 May Market Overview

## ASHEVILLE REGION

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

### New Listings

**1,844**

↑ +28.5% YoY

### Pending Sales

**971**

↑ +3.7% YoY

### Closed Sales

**839**

↓ -13.8% YoY

### Median Sales Price

**\$420,000**

↓ -3.4% YoY

### Average Sales Price

**\$504,917**

↓ -7.5% YoY

### Average List Price

**\$641,349**

↓ -3.2% YoY

### Days on Market

**53**

↑ +20.5% YoY

### Inventory of Homes for sale

**4,488**

↑ +57.3% YoY

### Months Supply of Inventory

**5.8**

↑ +70.6% YoY