

# Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



## Durham County

**+ 7.2%**

Change in  
New Listings

**+ 6.5%**

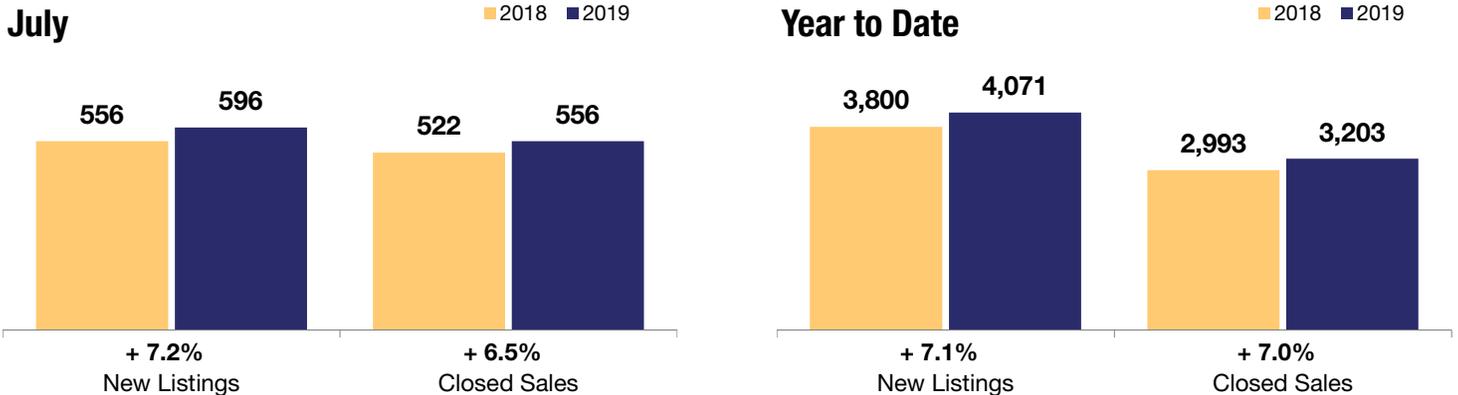
Change in  
Closed Sales

**+ 4.7%**

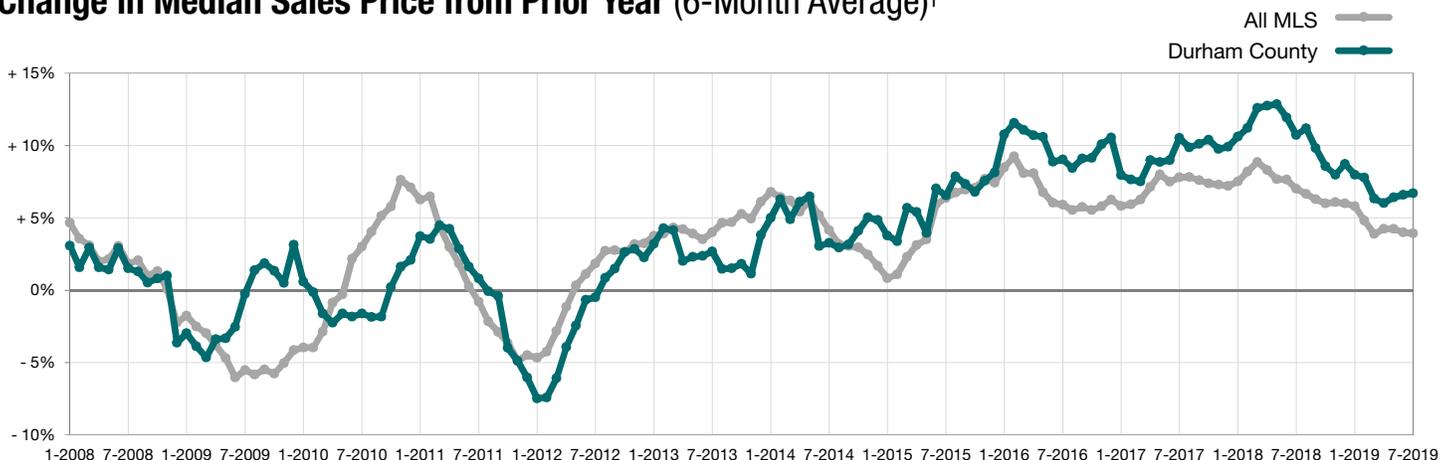
Change in  
Median Sales Price

	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	556	596	+ 7.2%	3,800	4,071	+ 7.1%
Closed Sales	522	556	+ 6.5%	2,993	3,203	+ 7.0%
Median Sales Price*	\$259,950	\$272,250	+ 4.7%	\$255,000	\$270,000	+ 5.9%
Average Sales Price*	\$279,366	\$300,735	+ 7.6%	\$278,581	\$298,140	+ 7.0%
Total Dollar Volume (in millions)*	\$145.8	\$167.2	+ 14.7%	\$833.8	\$954.9	+ 14.5%
Percent of Original List Price Received*	100.2%	98.9%	- 1.3%	99.8%	98.9%	- 0.9%
Percent of List Price Received*	100.8%	99.7%	- 1.1%	100.4%	99.8%	- 0.6%
Days on Market Until Sale**	17	17	0.0%	20	22	+ 10.0%
Inventory of Homes for Sale	758	844	+ 11.3%	--	--	--
Months Supply of Inventory	1.8	1.9	+ 5.6%	--	--	--

\* Does not account for seller concessions. | \*\* Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.



### Change in Median Sales Price from Prior Year (6-Month Average)†



† Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period