

# Local Market Update – January 2019

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



## Durham County

**+ 12.0%**

Change in  
New Listings

**- 9.5%**

Change in  
Closed Sales

**+ 1.1%**

Change in  
Median Sales Price

	January			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	376	421	+ 12.0%	376	421	+ 12.0%
Closed Sales	274	248	- 9.5%	274	248	- 9.5%
Median Sales Price*	\$234,850	\$237,438	+ 1.1%	\$234,850	\$237,438	+ 1.1%
Average Sales Price*	\$262,009	\$261,674	- 0.1%	\$262,009	\$261,674	- 0.1%
Total Dollar Volume (in millions)*	\$71.8	\$64.9	- 9.6%	\$71.8	\$64.9	- 9.6%
Percent of Original List Price Received*	98.2%	97.2%	- 1.0%	98.2%	97.2%	- 1.0%
Percent of List Price Received*	99.1%	98.6%	- 0.5%	99.1%	98.6%	- 0.5%
Days on Market Until Sale**	29	29	0.0%	29	29	0.0%
Inventory of Homes for Sale	565	637	+ 12.7%	--	--	--
Months Supply of Inventory	1.3	1.5	+ 15.4%	--	--	--

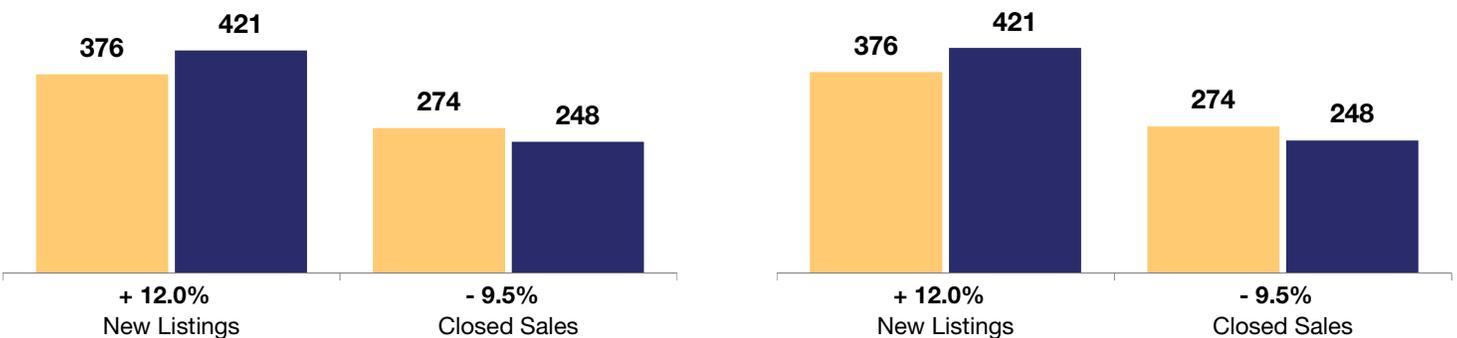
\* Does not account for seller concessions. | \*\* Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

### January

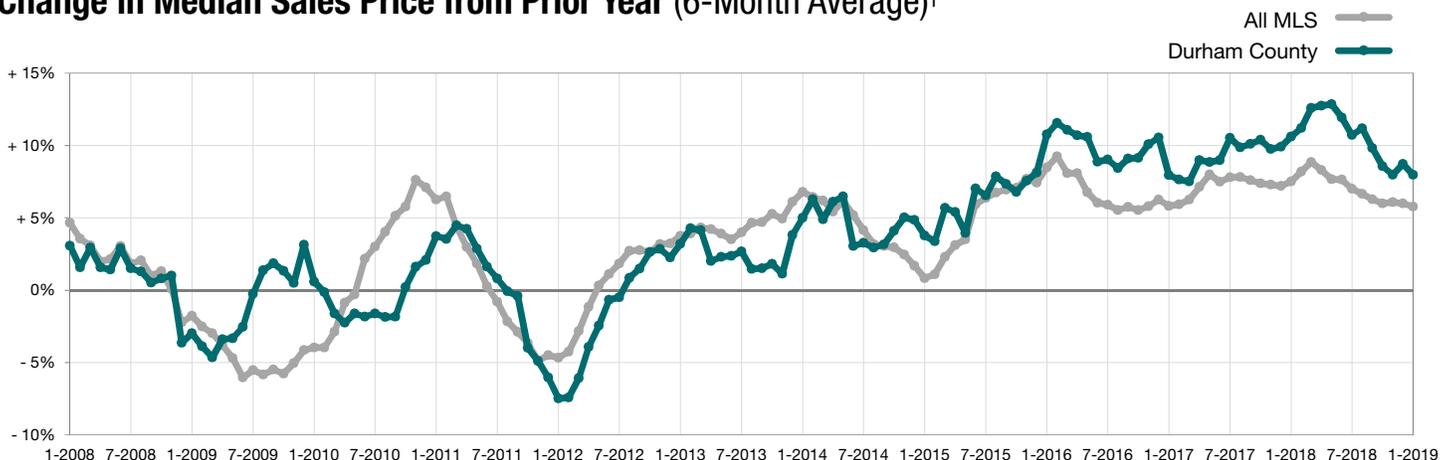
■ 2018 ■ 2019

### Year to Date

■ 2018 ■ 2019



### 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