

Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Durham County

+ 27.8%

Change in
New Listings

+ 41.7%

Change in
Closed Sales

+ 3.1%

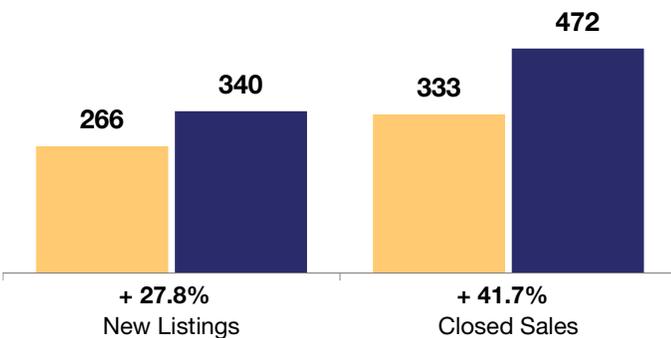
Change in
Median Sales Price

| | December | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2018 | 2019 | + / - | 2018 | 2019 | + / - |
| New Listings | 266 | 340 | + 27.8% | 5,835 | 6,338 | + 8.6% |
| Closed Sales | 333 | 472 | + 41.7% | 5,001 | 5,467 | + 9.3% |
| Median Sales Price* | \$270,000 | \$278,450 | + 3.1% | \$255,000 | \$271,000 | + 6.3% |
| Average Sales Price* | \$291,898 | \$318,590 | + 9.1% | \$278,862 | \$300,558 | + 7.8% |
| Total Dollar Volume (in millions)* | \$97.2 | \$150.4 | + 54.7% | \$1,394.6 | \$1,642.6 | + 17.8% |
| Percent of Original List Price Received* | 98.2% | 98.4% | + 0.2% | 99.4% | 98.7% | - 0.7% |
| Percent of List Price Received* | 99.3% | 99.1% | - 0.2% | 100.1% | 99.6% | - 0.5% |
| Days on Market Until Sale** | 27 | 31 | + 14.8% | 20 | 23 | + 15.0% |
| Inventory of Homes for Sale | 728 | 727 | - 0.1% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 1.6 | - 5.9% | -- | -- | -- |

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

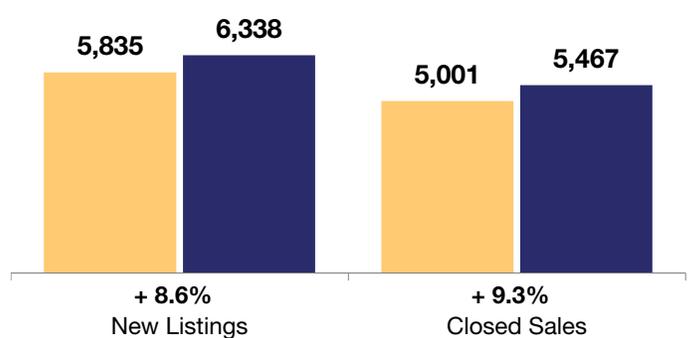
December

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