## **Local Market Update – January 2022**

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS

Months Supply of Inventory



## **Durham County**

- 11.4%

+ 5.2%

+ 28.8%

Change in New Listings

January

0.5

Change in Closed Sales

- 37.5%

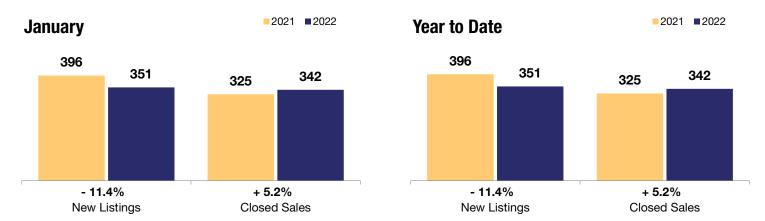
Change in Median Sales Price

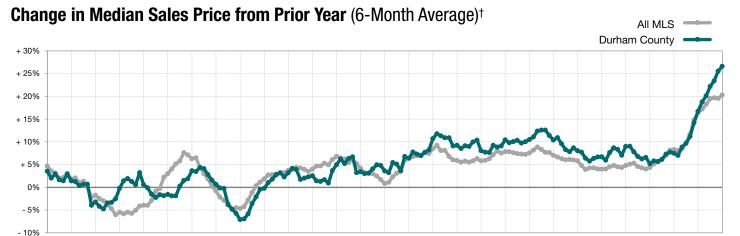
Year to Date

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	2021	2022	+/-	2021	2022	+/-	
New Listings	396	351	- 11.4%	396	351	- 11.4%	
Closed Sales	325	342	+ 5.2%	325	342	+ 5.2%	
Median Sales Price*	\$291,000	\$374,950	+ 28.8%	\$291,000	\$374,950	+ 28.8%	
Average Sales Price*	\$331,090	\$405,757	+ 22.6%	\$331,090	\$405,757	+ 22.6%	
Total Dollar Volume (in millions)*	\$107.6	\$138.8	+ 29.0%	\$107.6	\$138.8	+ 29.0%	
Percent of Original List Price Received*	100.1%	102.5%	+ 2.4%	100.1%	102.5%	+ 2.4%	
Percent of List Price Received*	100.7%	102.8%	+ 2.1%	100.7%	102.8%	+ 2.1%	
Days on Market Until Sale**	22	13	- 40.9%	22	13	- 40.9%	
Inventory of Homes for Sale	392	261	- 33.4%				

0.8

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





<sup>1-20087-20081-20097-20091-20107-20101-20117-20111-20127-20121-20137-20131-20137-20141-20157-20151-20157-20161-20177-20171-20187-20181-20197-20191-20207-20201-20217-20211-202217-20211-202211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-20211-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202217-202111-202111-202217-202111-202217-202111-202217-2021111-2021111-202111-202111-202111-202111-202111-202111-202111-202111-202111-202111-202111-2021</sup> 

<sup>†</sup> 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