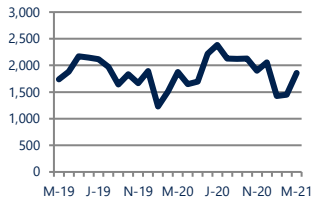


Focus On: Wake County Housing Market

March 2021

Units Sold

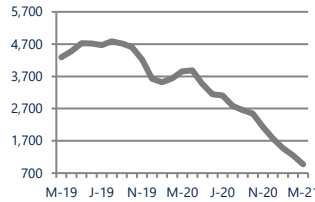
1,858



Down -1%
Vs. Year Ago

Active Inventory

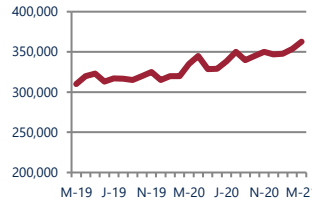
973



Down -75%
Vs. Year Ago

Median Sale Price

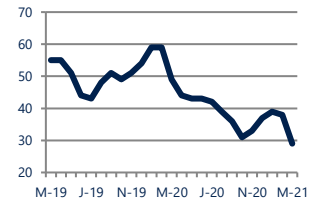
\$362,691



Up 8%
Vs. Year Ago

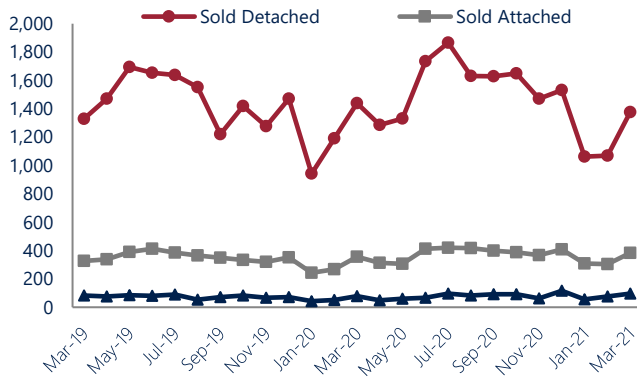
Days On Market

29



Down -41%
Vs. Year Ago

Units Sold*



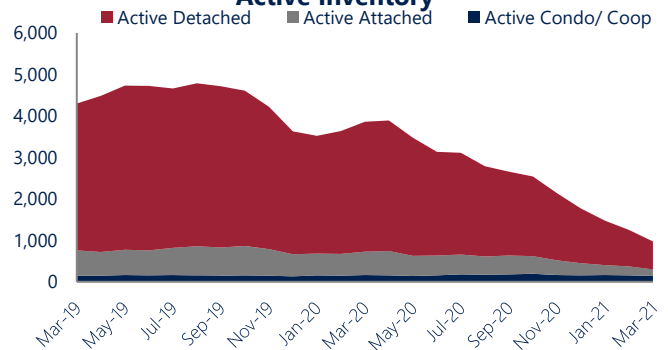
Units Sold

There was an increase in total units sold in March, with 1,858 sold this month in Wake County versus 1,448 last month, an increase of 28%. This month's total units sold was lower than at this time last year, a decrease of 1% versus March 2020.

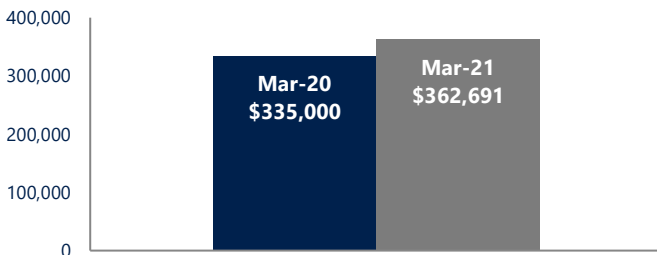
Active Inventory

Versus last year, the total number of homes available this month is lower by 2,887 units or 75%. The total number of active inventory this March was 973 compared to 3,860 in March 2020. This month's total of 973 is lower than the previous month's total supply of available inventory of 1,250, a decrease of 22%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Wake County Homes was \$335,000. This March, the median sale price was \$362,691, an increase of 8% or \$27,691 compared to last year. The current median sold price is 3% higher than in February.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

Wake County are defined as properties listed in zip code/s .

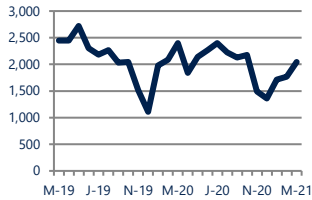
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

Information included in this report is based on data supplied by TRIANGLE and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of TRIANGLE or Long & Foster Real Estate, Inc.

Focus On: Wake County Housing Market

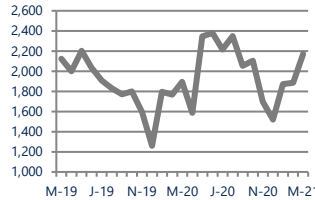
March 2021

New Listings
2,043



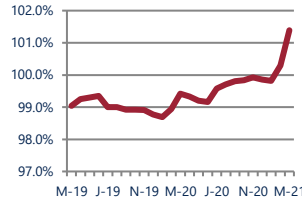
Down -15%
Vs. Year Ago

Current Contracts
2,172



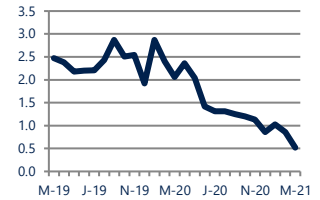
Up 15%
Vs. Year Ago

Sold Vs. List Price
101.4%



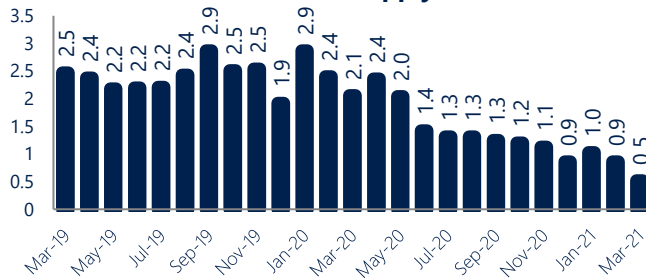
Up 2%
Vs. Year Ago

Months of Supply
0.5



Down -75%
Vs. Year Ago

Months Of Supply



Months of Supply

In March, there was 0.5 months of supply available in Wake County, compared to 2.1 in March 2020. That is a decrease of 75% versus a year ago.

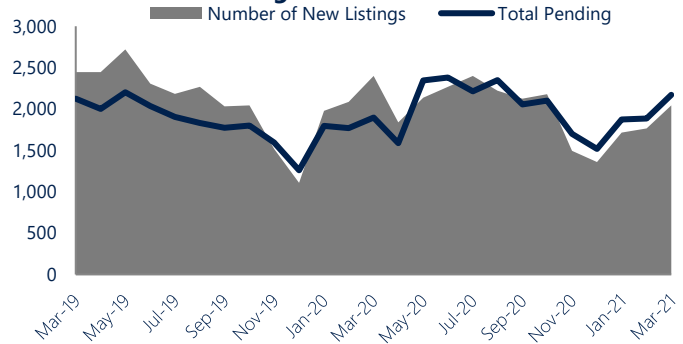
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts

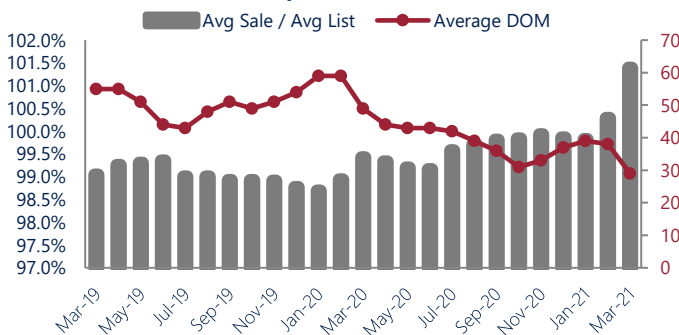
This month there were 2,043 homes newly listed for sale in Wake County compared to 2,400 in March 2020, a decrease of 15%.

There were 2,172 current contracts pending sale this March compared to 1,895 a year ago. The number of current contracts is 15% higher than last March.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In March, the average sale price in Wake County was 101.4% of the average list price, which is 2.0% higher than at this time last year.

Days On Market

This month, the average number of days on market was 29, lower than the average last year, which was 49, a decrease of 41%.



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