Local Market Update – December 2013

A RESEARCH TOOL PROVIDED BY **TRIANGLE MLS**

TRIANGLE MLS™
MULTIPLE LISTING SERVICES

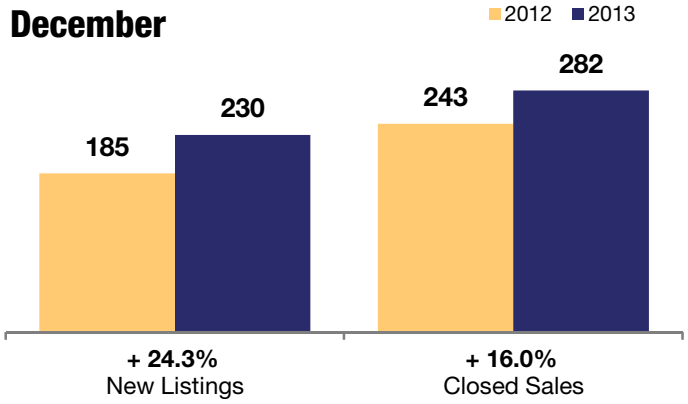
Durham County

+ 24.3%	+ 16.0%	+ 18.7%
Change in **New Listings**	Change in **Closed Sales**	Change in **Median Sales Price**

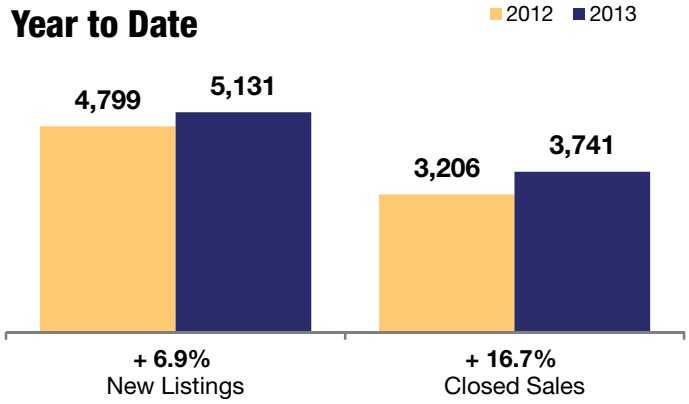
	December			Year to Date		
	2012	2013	+ / –	2012	2013	+ / –
New Listings	185	**230**	+ 24.3%	4,799	**5,131**	+ 6.9%
Closed Sales	243	**282**	+ 16.0%	3,206	**3,741**	+ 16.7%
Median Sales Price*	$156,000	**$185,125**	+ 18.7%	$170,000	**$175,000**	+ 2.9%
Average Sales Price*	$188,493	**$201,477**	+ 6.9%	$194,425	**$201,255**	+ 3.5%
Total Dollar Volume (in millions)*	$45.7	**$56.8**	+ 24.5%	$621.7	**$752.6**	+ 21.0%
Percent of Original List Price Received*	93.7%	**94.2%**	+ 0.5%	93.3%	**95.3%**	+ 2.1%
Percent of List Price Received*	96.7%	**96.5%**	- 0.3%	96.5%	**97.3%**	+ 0.8%
Days on Market Until Sale	109	**95**	- 12.8%	114	**99**	- 13.2%
Inventory of Homes for Sale	1,350	**1,175**	- 13.0%	--	--	--
Months Supply of Inventory	5.1	**3.8**	- 25.4%	--	--	--

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

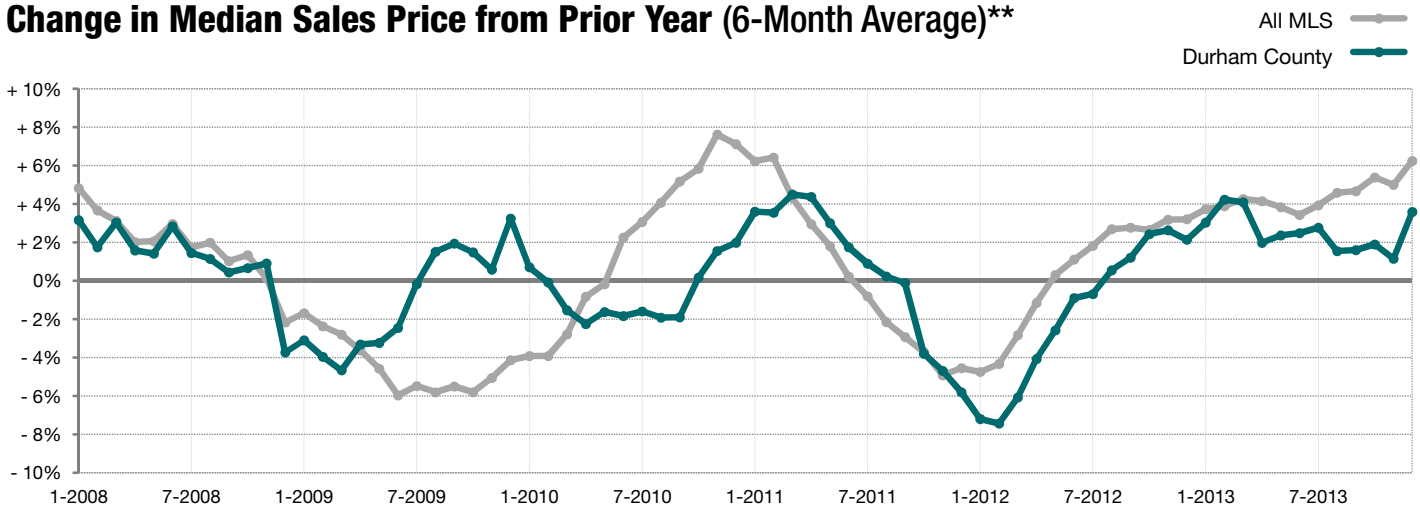
December



Year to Date



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. | Current as of January 10, 2014. All data from Triangle Multiple Listing Service, Inc.. | Powered by 10K Research and Marketing.