

Local Market Update – December 2020

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Hillsborough

- 41.9%

Change in
New Listings

- 20.0%

Change in
Closed Sales

+ 30.0%

Change in
Median Sales Price

	December			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	31	18	- 41.9%	610	479	- 21.5%
Closed Sales	45	36	- 20.0%	516	471	- 8.7%
Median Sales Price*	\$274,990	\$357,450	+ 30.0%	\$286,348	\$315,000	+ 10.0%
Average Sales Price*	\$329,209	\$385,455	+ 17.1%	\$322,113	\$364,863	+ 13.3%
Total Dollar Volume (in millions)*	\$14.8	\$13.9	- 6.3%	\$166.2	\$171.9	+ 3.4%
Percent of Original List Price Received*	96.4%	100.0%	+ 3.7%	97.6%	98.9%	+ 1.3%
Percent of List Price Received*	98.8%	100.8%	+ 2.0%	98.9%	99.6%	+ 0.7%
Days on Market Until Sale**	50	24	- 52.0%	38	38	0.0%
Inventory of Homes for Sale	103	29	- 71.8%	--	--	--
Months Supply of Inventory	2.4	0.8	- 66.7%	--	--	--

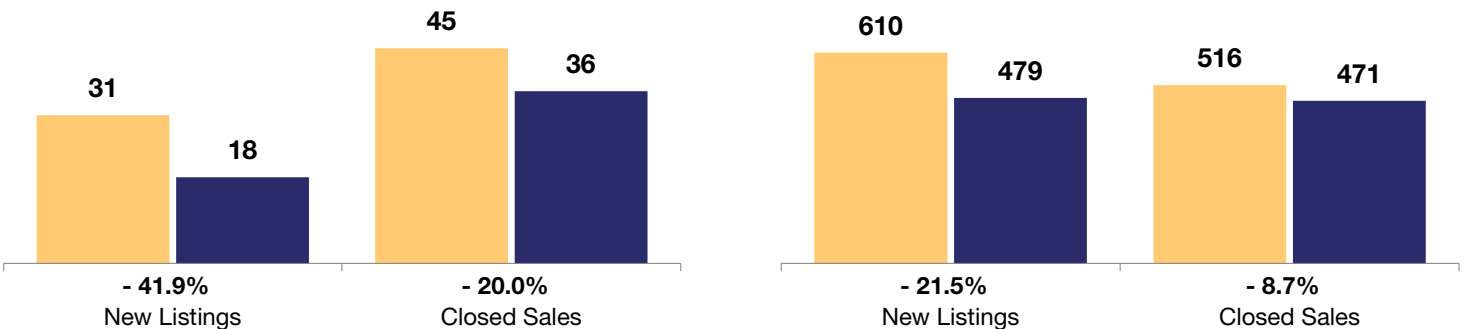
* Does not account for seller concessions. | ** Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

December

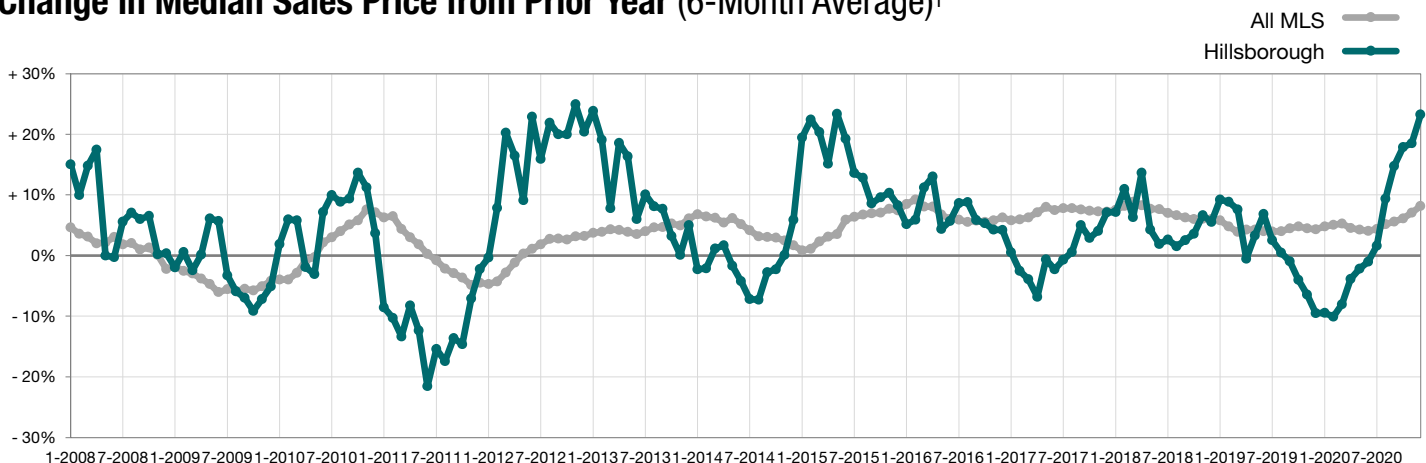
2019 2020

Year to Date

2019 2020



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