

February 2023 Market Snapshot

Caldwell County



| | Year to Date | | | Year to Date | | |
|------------------------------|--------------|-----------|----------|--------------|-----------|----------|
| | 2022 | 2023 | % Change | 2022 | 2023 | % Change |
| Closed Sales | 38 | 38 | ▲ 0.0% | 60 | 58 | ▼ -3.3% |
| Median Sales Price | \$309,695 | \$299,990 | ▼ -3.1% | \$313,700 | \$302,495 | ▼ -3.6% |
| Average Sales Price | \$331,342 | \$310,705 | ▼ -6.2% | \$344,450 | \$309,574 | ▼ -10.1% |
| Ratio to Original List Price | 101.1% | 94.8% | ▼ -6.2% | 100.1% | 93.7% | ▼ -6.4% |
| Days On Market | 15 | 62 | ▲ 313.3% | 23 | 63 | ▲ 173.9% |
| New Listings | 50 | 43 | ▼ -14.0% | 108 | 119 | ▲ 10.2% |
| Under Contract | 73 | 68 | ▼ -6.9% | 73 | 60 | ▼ -17.8% |
| Active Listings | 27 | 119 | ▲ 340.7% | 29 | 125 | ▲ 331.0% |
| Months Inventory | 0.8 | 2.8 | ▲ 238.6% | 0.8 | 2.8 | ▲ 238.6% |

