

October 2023 Market Snapshot

Caldwell County



	Year to Date			Year to Date		
	2022	2023	% Change	2022	2023	% Change
Closed Sales	35	51	▲ 45.7%	431	424	▼ -1.6%
Median Sales Price	\$318,000	\$318,480	▲ 0.2%	\$336,824	\$299,053	▼ -11.2%
Average Sales Price	\$319,376	\$330,420	▲ 3.5%	\$362,380	\$324,655	▼ -10.4%
Ratio to Original List Price	94.7%	96.5%	▲ 1.9%	99.5%	95.1%	▼ -4.4%
Days On Market	31	55	▲ 77.4%	26	54	▲ 107.7%
New Listings	51	67	▲ 31.4%	595	693	▲ 16.5%
Under Contract	52	96	▲ 84.6%	68	70	▲ 2.9%
Active Listings	113	194	▲ 71.7%	66	144	▲ 118.2%
Months Inventory	2.7	4.6	▲ 72.4%	2.7	4.6	▲ 72.4%

