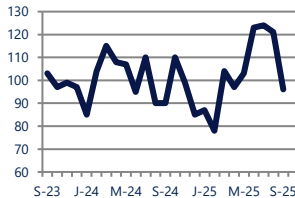


THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **FRANKLIN COUNTY HOUSING MARKET** SEPTEMBER 2025

Units Sold

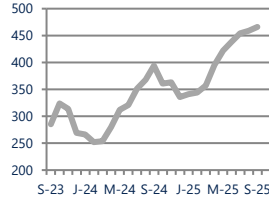
96



Up 7%
Vs. Year Ago

Active Inventory

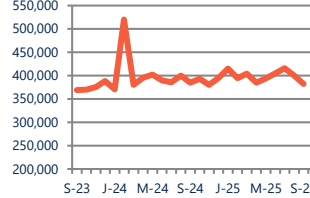
466



Up 18%
Vs. Year Ago

Median Sale Price

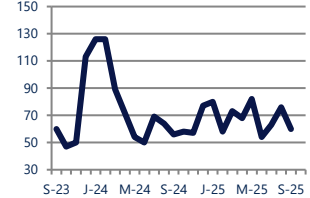
\$382,000



Down -1%
Vs. Year Ago

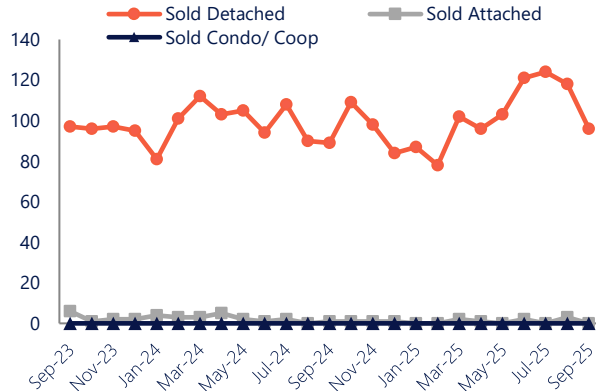
Days On Market

60



Up 7%
Vs. Year Ago

Units Sold*



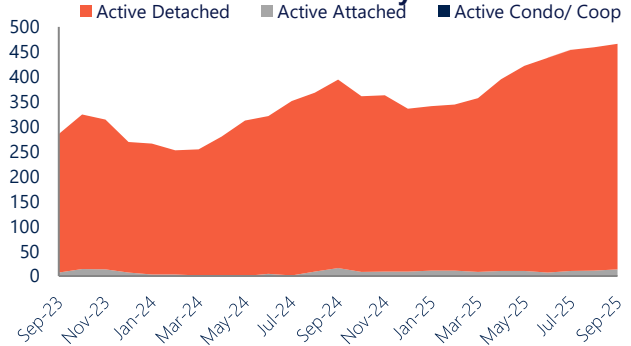
Units Sold

There was a decrease in total units sold in September, with 96 sold this month in Franklin County versus 121 last month, a decrease of 21%. This month's total units sold was higher than at this time last year, an increase of 7% versus September 2024.

Active Inventory

Versus last year, the total number of homes available this month is higher by 72 units or 18%. The total number of active inventory this September was 466 compared to 394 in September 2024. This month's total of 466 is higher than the previous month's total supply of available inventory of 459, an increase of 2%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Franklin County Homes was \$385,000. This September, the median sale price was \$382,000, a decrease of 1% or \$3,000 compared to last year. The current median sold price is 5% lower than in August.

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

Franklin 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.

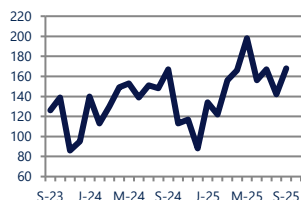
Information included in this report is based on data supplied by TRIANGLE and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently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

THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **FRANKLIN COUNTY HOUSING MARKET** SEPTEMBER 2025

New Listings

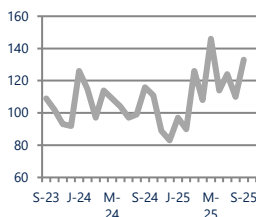
168



Up 1%
Vs. Year Ago

Current Contracts

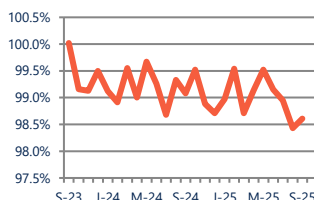
133



Up 15%
Vs. Year Ago

Sold Vs. List Price

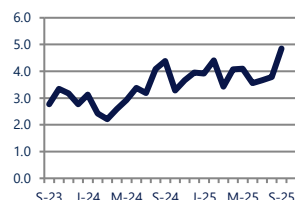
98.6%



No Change
Vs. Year Ago

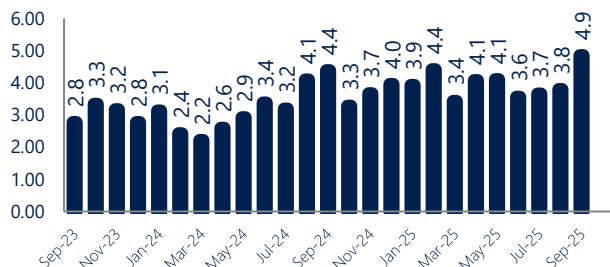
Months of Supply

4.9



Up 11%
Vs. Year Ago

Months Of Supply



Months of Supply

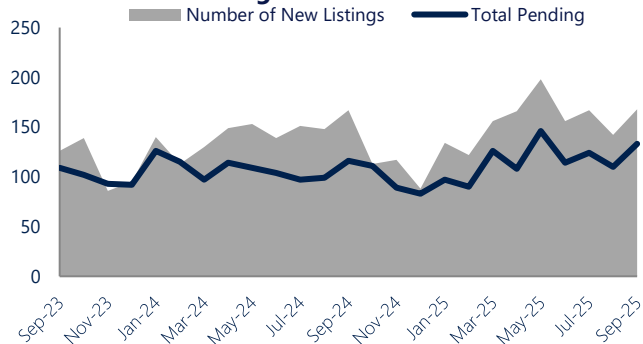
In September, there was 4.9 months of supply available in Franklin County, compared to 4.4 in September 2024. That is an increase of 11% versus a year ago.

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.

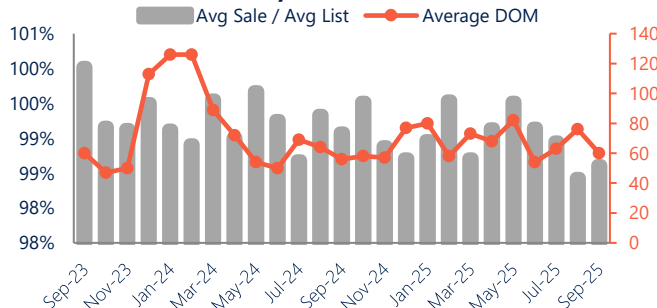
New Listings & Current Contracts

This month there were 168 homes newly listed for sale in Franklin County compared to 167 in September 2024, an increase of 1%. There were 133 current contracts pending sale this September compared to 116 a year ago. The number of current contracts is 15% higher than last September.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In September, the average sale price in Franklin County was 98.6% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 60, higher than the average last year, which was 56, an increase of 7%.

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