Charlotte 28207

SELLER'S MARKET

ZIP code · NC · North Carolina › Mecklenburg County › Charlotte

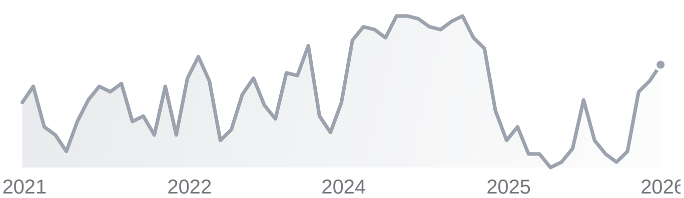
$2.2M	+114.3%	217	$1.9M
MEDIAN SALE PRICE	1-YR CHANGE	SALES (12 MO)	MEDIAN VALUE (AVM)

Market temperature Seller's market · 72 / 100

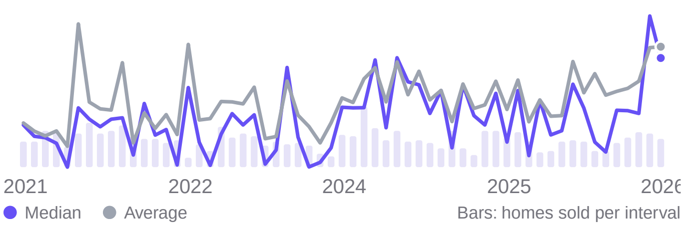
Buyer's market — Balanced — Seller's market

MARKET TRENDS (5 YEARS)

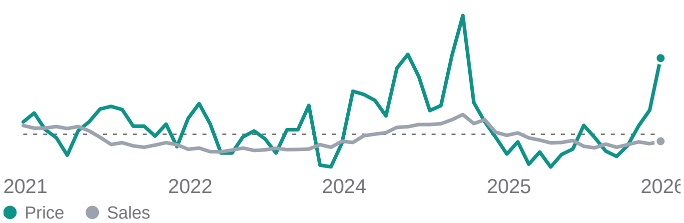
Market temperature (0–100) 72 / 100



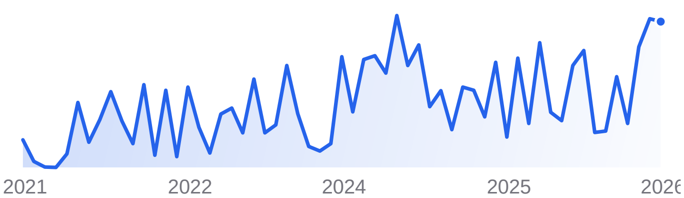
Sale prices Median $2.3M · Average $2.5M



Growth (year over year) Price +114.3% · Sales -10.3%



Price per square foot $619/ft²

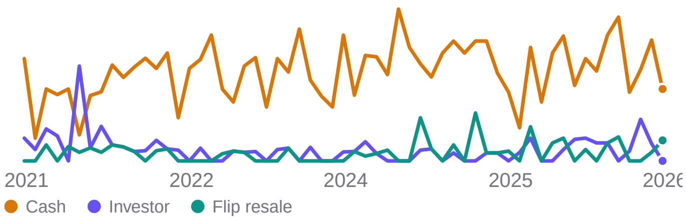


Sale premium vs estimated value +0.0%

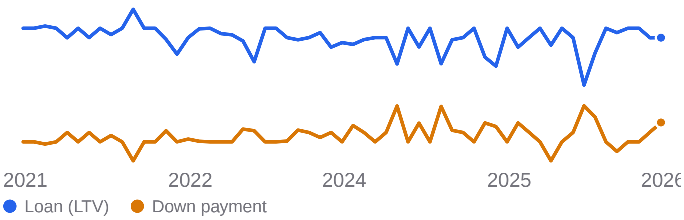
Annual turnover (share of homes sold) 5.5%

BUYERS & OUTCOMES

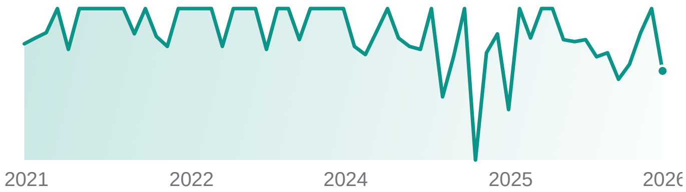
Buyer mix — Cash 33% · Investor 0% · Flip resale 9.5%



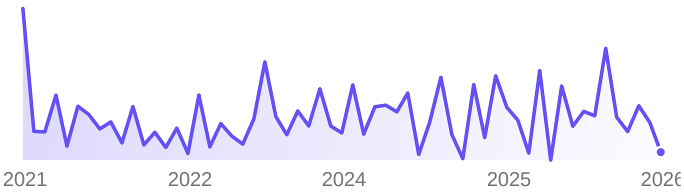
Financing (share of purchase price) — Loan (LTV) 75% · Down payment 30%



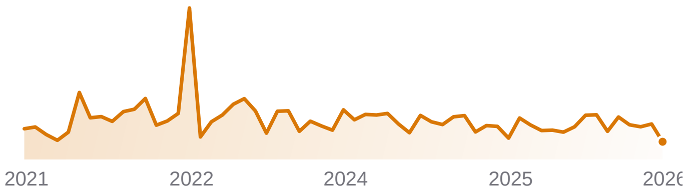
Sellers who sold at a gain — 88%



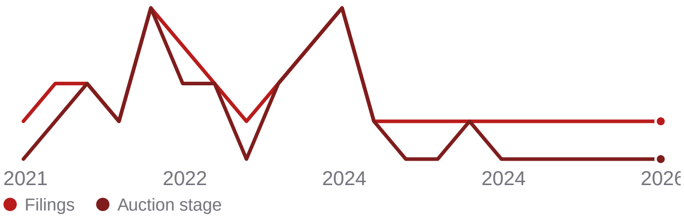
Typical hold before selling — 3.8 yrs



Median annualized return at resale — +3.2%



Preforeclosure filings — Filings 1 · Auction stage 0



HOUSING STOCK

Homes	3,948
Median value (AVM)	$1.9M
Median size	2,988 ft²
Median bedrooms	3
Median year built	1959
Single family	56%
Condos	39%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	69%
Underwater (LTV 125% or more)	0.7%
Owner occupied	83%
Company owned	13%
Median loan-to-value	33%

Typical ownership tenure	8.8 yrs

COMMUNITY

Population	10,607
Density	4,213 / mi²
Median household income	$223K
Average household income	$373K
Crime index (US avg 100)	71
Air pollution index (US avg 100)	95
Earthquake index (US avg 100)	76
Homes occupied	92%
Bachelor's or higher	48%
Poverty rate	2.0%
Unemployment	1.2%
Average temp	60°F
Annual precip	46 in
Sunshine	63%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.