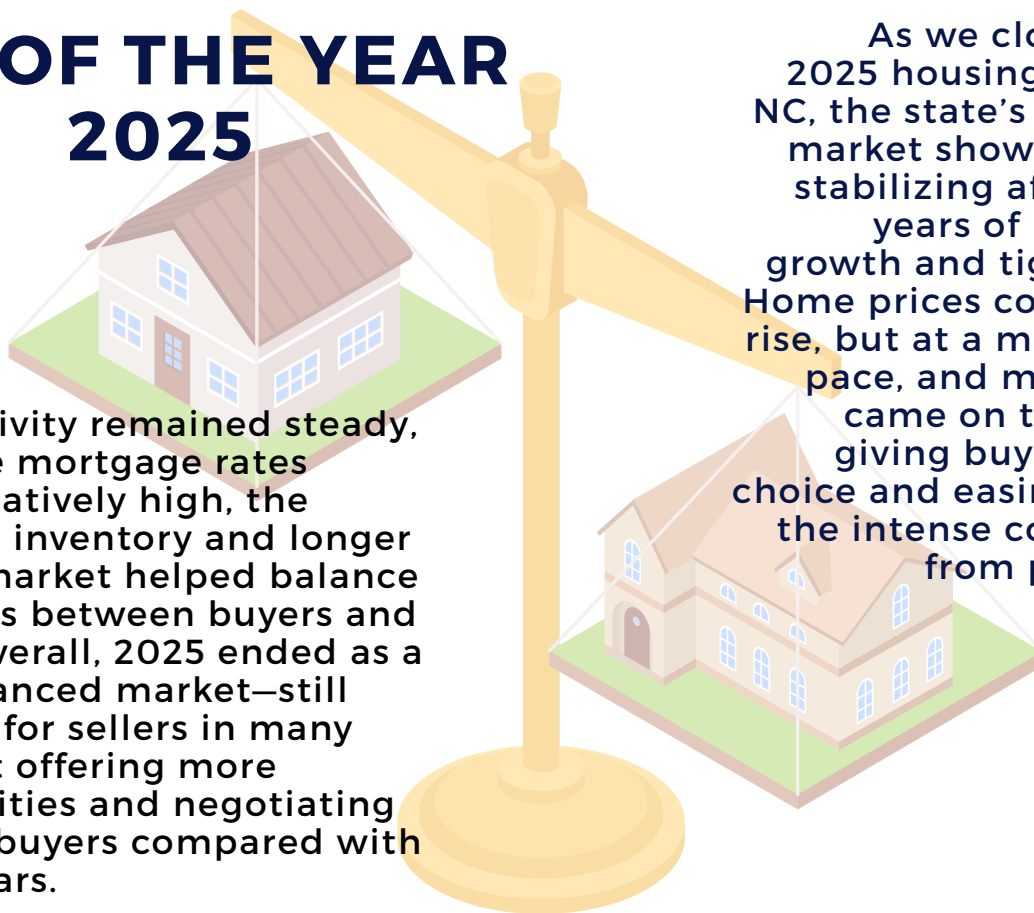


END OF THE YEAR 2025

Sales activity remained steady, and while mortgage rates stayed relatively high, the increased inventory and longer time on market helped balance conditions between buyers and sellers. Overall, 2025 ended as a more balanced market—still favorable for sellers in many areas, but offering more opportunities and negotiating room for buyers compared with recent years.

As we close out the 2025 housing market in NC, the state's real estate market showed signs of stabilizing after several years of rapid price growth and tight supply. Home prices continued to rise, but at a much slower pace, and more homes came on the market, giving buyers greater choice and easing some of the intense competition from past years.



JANUARY 2026

VOLUME 5

THE REAL DEAL

"by GEORGE!"



Happy
New Year 2026

GEORGE & JOSIE

A new year invites us to pause, reflect, and intentionally plan what comes next. Goals don't have to be grand to be powerful—they simply need direction.

Whether you're thinking about planting roots, building equity, or making a move that better fits your life, thoughtful planning today creates confidence tomorrow. In real estate, just like in life, progress happens one well-considered step at a time.

**Congrats Carolina Panthers for being 1st
in NFC South! What is the name of the
mascot?**

**SEND YOUR ANSWERS TO;
GEORGE@GEORGEWHITEREALTY.COM
(919) 868-6648**

TRIVIA

BY GEORGE!



MARKET STATS

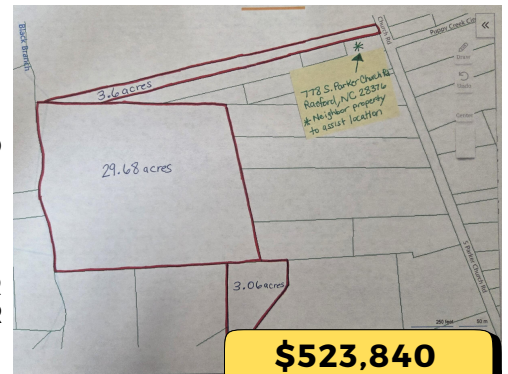


	Median Sales Price	Days On Market	Active Inventory
Raleigh	\$520k	33	796
Garner	\$442k	59	177
Clayton	\$377k	58	293
Cary	\$651k	22	176
Benson	\$380k	110	116
Fuquay-Varina	\$485k	44	285

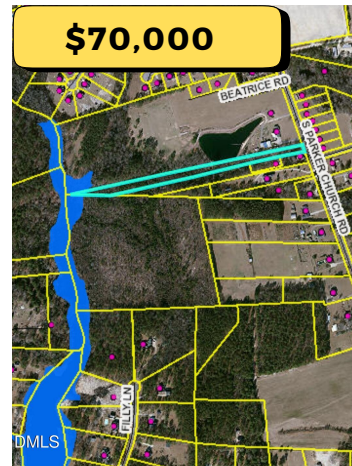
*Based on Data from Domus Analytics Dec. 2025
Single Family Homes:*

GEORGE WHITE / PATRICK PROPERTIES LISTINGS

***** THESE 2
LISTINGS
MUST BE
PURCHASED
TOGETHER,
AS THE 3.6
ACRES
PROVIDES
ACCESS FOR
THE LARGER
PARCELS.**



\$70,000



**32.74 ACRES
S PARKER CH RD
RAEFORD**



**3.6 ACRES
S PARKER CH RD
RAEFORD**

**4642 CHELTENHAM RD
FAYETTEVILLE
\$224,900**



4 BEDROOMS



**22485 NC 125
WILLIAMSTON
\$155,000**