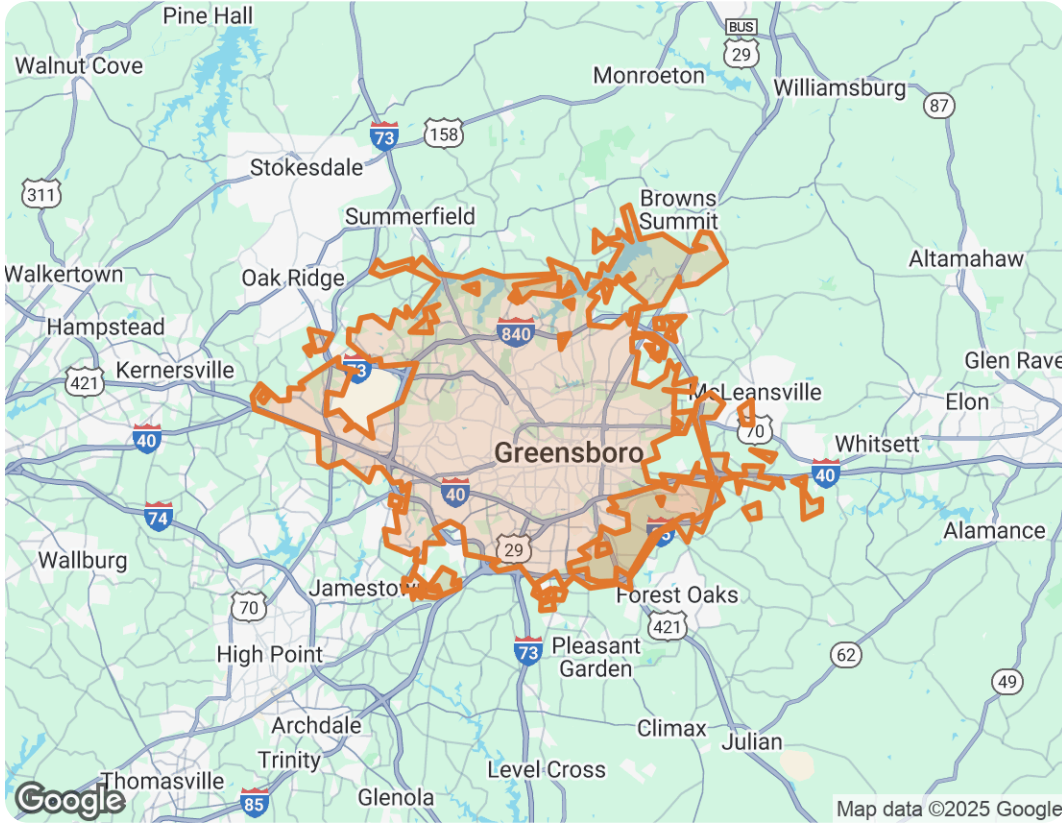




Greensboro, North Carolina



Joy Watson

NC Licensed Realtor Broker Agent | ABR
North Carolina Real Estate License #307423

- 📞 Work (928) 699-8883
- ✉ Joy@JoyWatsonRealEstate.com
- 🌐 JoyWatsonRealEstate.com



Joy Watson Real Estate

909 W. Wendover Avenue
Greensboro, NC 27408





Greensboro, North Carolina

Market Trends

Market Trends for Greensboro, North Carolina

Single Family + Condo/Townhouse/Apt.

February 2025

Market Type

**Seller's
Market**

Balanced
Market

Buyer's
Market

Key Details

Months of Inventory 1.76 ↓ 20% MoM	Sold to List Price % 98% ↓ 1.53% MoM	Median Days in RPR 41 ↓ 8.89% MoM	Median Sold Price \$284,605 ↓ 5.11% MoM
---	---	--	--

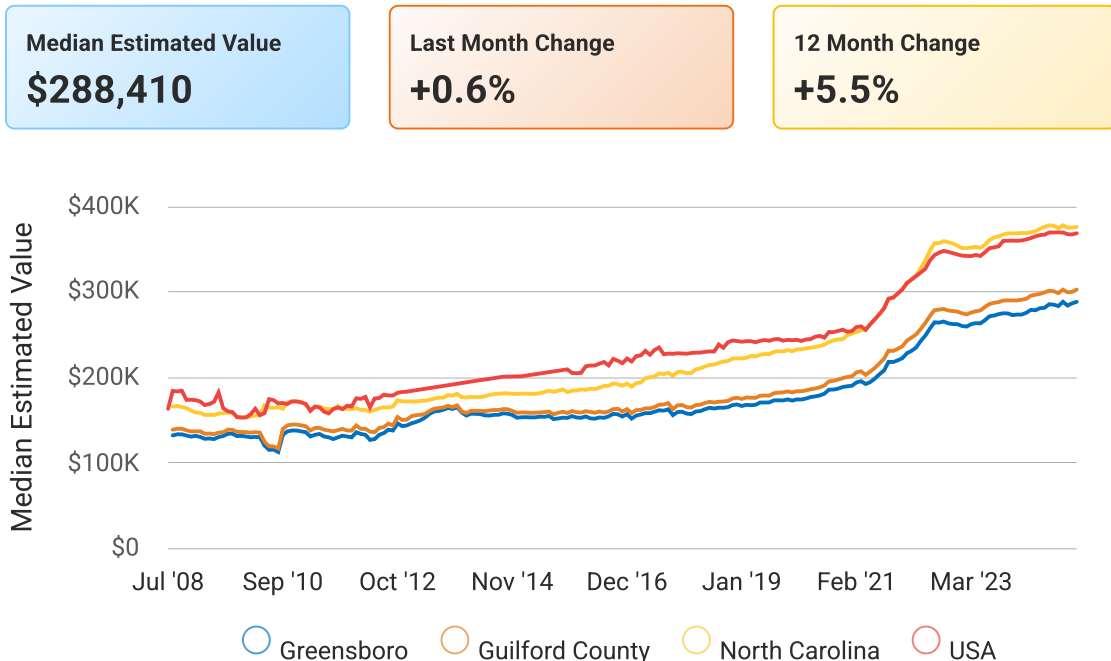
February 2025 Median Estimated Property Value

Single Family + Condo/Townhouse/Apt.

This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Source: Public records, and MLS sources where licensed

Update Frequency: Monthly





Greensboro, North Carolina

February 2025 Active Listings

Greensboro, North Carolina

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory levels, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - \$313,450

↑ 1.5% Month over Month



February 2025 Sold Listings

Greensboro, North Carolina

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between the list price and sold price, which reveals whether buyers are paying over or under the asking price.

Source: Listing sources

Update Frequency: Monthly

Median Sold Price - \$284,605

↓ 5.1% Month over Month





Market Snapshot

Value and Price Changes

	Current	Last Month	Last 3 Months	Last 12 Months	Last 24 Months	Last 36 Months
Median Est. Property Value Last Updated: 2/28/2025	\$288,410 0%	\$286,630 +0.62%	\$288,410 0%	\$273,490 +5.46%	\$259,460 +11.16%	\$231,080 +24.81%
Median Sold Price Last Updated: 2/28/2025	\$257,000 0%	\$270,000 -4.81%	\$268,250 -4.19%	\$267,500 -3.93%	\$206,750 +24.3%	\$204,750 +25.52%
Median List Price Last Updated: 2/28/2025	\$313,450 0%	\$308,859 +1.49%	\$309,250 +1.36%	\$300,495 +4.31%	\$313,450 0%	\$267,000 +17.4%

About this Data: Because some brokerages may choose not to include their MLS listing content within the RPR platform, the analysis contained in this report may not have been created using all the available listing data within this geographical market.
 Median estimated property values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The Metrics displayed here reflect **All Residential Single Family, Condo, Townhouse and Apartment properties** data.

Market Activity

Market Filters Selected

Sort Order: Price

Maximum Properties Per Change Type: 90

Change Types: New Listings, Distressed, Pending

Property Types: Single Family, Condo/Townhouse/Apt, CoOp

Property Features: Sale Price: Any, Lease Price: Any, Beds: 3+, Baths: 2+, Living Area: Any, Lot Size: Any, Year Built: Any

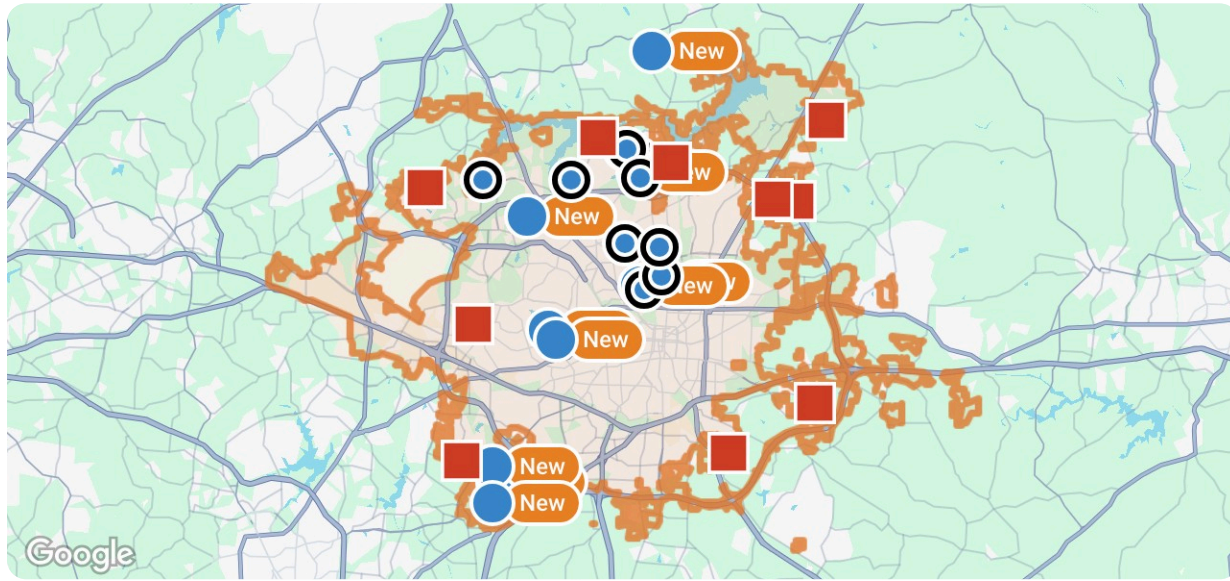




Greensboro, North Carolina

Summary

For Sale Activity in the Last 3 Months



Legend

- For Sale
- For Sale Pending
- Distressed

	New	Pending	Distressed
Number of Properties	10	10	10
Lowest Listing Price / Est.Value	\$1,100,000	\$829,000	\$286,820
Median Listing Price / Est.Value	\$1,372,000	\$1,012,500	\$331,350
Highest Listing Price / Est.Value	\$1,950,000	\$1,999,000	\$551,700
Average Price / sqft	\$261	\$243	\$170
Median Price / sqft	\$243	\$244	\$168
Average Days in RPR	29	88	-
Median Days in RPR	25	51	-
Total Volume	\$14,334,000	\$11,842,000	\$3,485,390
Source	Listings	Listings	Public Records & Listings

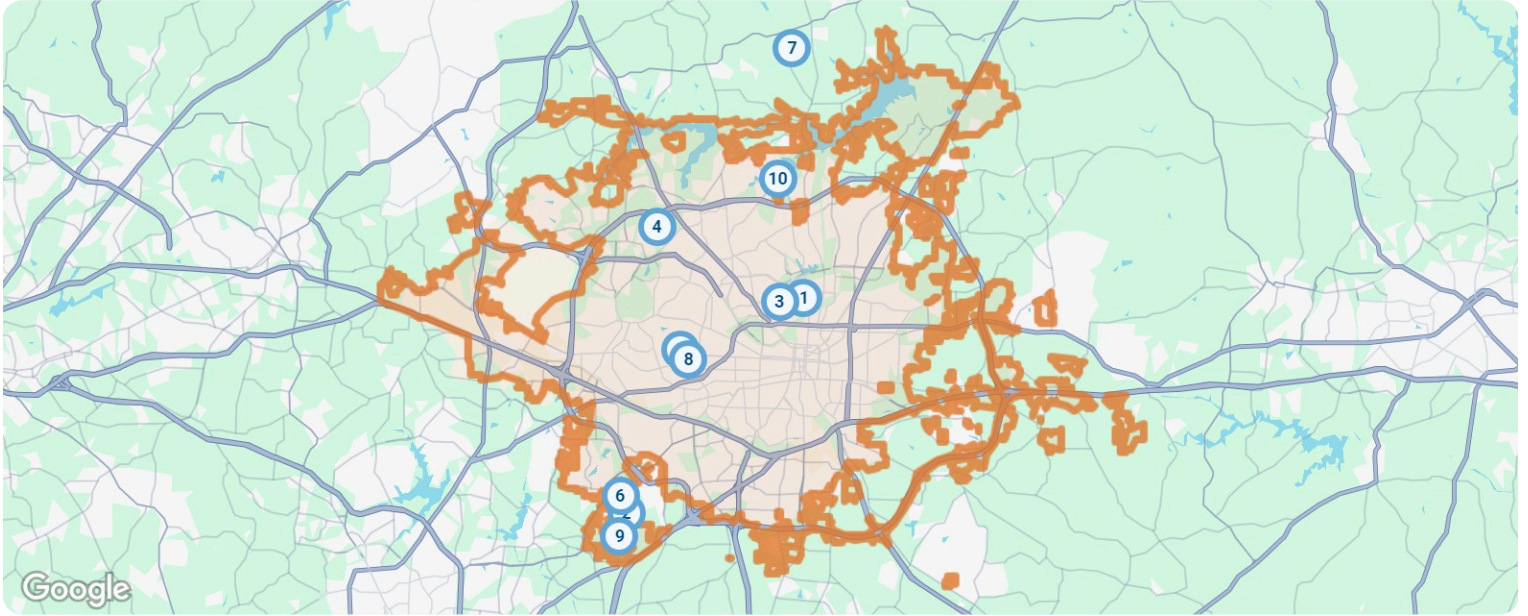




Property Details

New

Source: Listings



New: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft
1	 <p>301 Country Club Dr Greensboro, NC 27408 MLS ID: 1172553 ● Active / For Sale</p> <p><i>Listing Courtesy of Tyler Redhead & McAllister Real Estate, LLC</i></p>	Single Family	6/7	5,891	0.3 acres	2004	3/12/2025 19 days	\$1,950,000 \$331/sq ft
2	 <p>5505 Mecklenburg Rd Greensboro, NC 27407 MLS ID: 1171117 ● Active / For Sale</p> <p><i>Listing Courtesy of Allen Tate - Greensboro</i></p>	Single Family	4/8	7,055	1.04 acres	1994	3/1/2025 30 days	\$1,750,000 \$248/sq ft
3	 <p>815 Woodland Dr Greensboro, NC 27408 MLS ID: 1171197 ● Active / For Sale</p> <p><i>Listing Courtesy of Allen Tate - Greensboro</i></p>	Single Family	4/5	4,557	0.7 acres	1925	2/21/2025 38 days	\$1,675,000 \$368/sq ft
4	 <p>3510 Bromley Wood Ln Greensboro, NC 27410 MLS ID: 1172626 ● Active / For Sale</p> <p><i>Listing Courtesy of Allen Tate - Greensboro</i></p>	Single Family	4/4	5,373	3.25 acres	1999	3/7/2025 24 days	\$1,550,000 \$288/sq ft
5	 <p>11 Monmouth Ct Greensboro, NC 27410 MLS ID: 1172264 ● Active / For Sale</p> <p><i>Listing Courtesy of eXp Realty</i></p>	Single Family	5/7	5,414	0.62 acres	1988	3/6/2025 25 days	\$1,499,000 \$277/sq ft



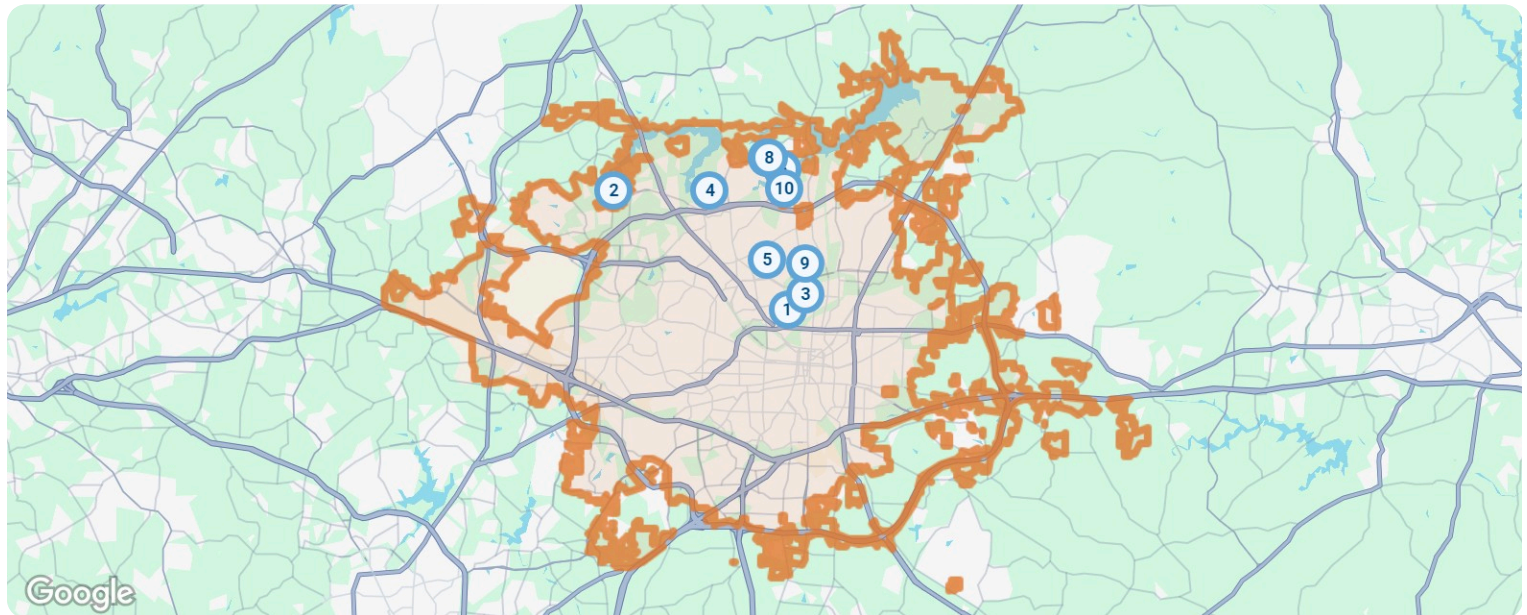


Greensboro, North Carolina

New: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft
6	 <p>5586 Anson Rd Greensboro, NC 27407 MLS ID: 1172040 ● Active / For Sale</p> <p><i>Listing Courtesy of Real Broker LLC</i></p>	Single Family	6/6	6,127	0.55 acres	1995	3/20/2025 11 days	\$1,245,000 \$203/sq ft
7	 <p>401 Mitchell Landing Way Greensboro, NC 27455 MLS ID: 1168931 ● Active / For Sale</p> <p><i>Listing Courtesy of Chosen Realty of NC</i></p>	Single Family	4/4	5,091	2.16 acres	2022	1/30/2025 60 days	\$1,200,000 \$236/sq ft
8	 <p>200 Manchester Pl Greensboro, NC 27410 MLS ID: 1172886 ● Active / For Sale</p> <p><i>Listing Courtesy of Berkshire Hathaway HomeServices Yost & Little Realty</i></p>	Single Family	5/4	6,020	0.53 acres	1988	3/14/2025 17 days	\$1,185,000 \$197/sq ft
9	 <p>10 Postbridge Ct Greensboro, NC 27407 MLS ID: 1170753 ● Active / For Sale</p> <p><i>Listing Courtesy of Booker Realty LLC</i></p>	Single Family	5/5	5,359	0.46 acres	1999	2/18/2025 41 days	\$1,180,000 \$220/sq ft
10	 <p>401 Cross Vine Ln Greensboro, NC 27455 MLS ID: 1171762 ● Active / For Sale</p> <p><i>Listing Courtesy of RE/MAX Revolution</i></p>	Single Family	5/5	4,617	0.34 acres	1997	3/7/2025 24 days	\$1,100,000 \$238/sq ft











Pending

Source: Listings



Greensboro, North Carolina



Pending: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date	List Price / \$ Per Sq Ft	Pending Date / Days in RPR
1	 <p>807 Sunset Dr Greensboro, NC 27408 MLS ID: 1154836 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of Blue Denim Real Estate</i></p>	Single Family	6/7	7,807	0.41 acres 2001	9/8/2024	\$1,999,000 \$256/sq ft	3/1/2025 204 days
2	 <p>3850 Lewiston Rd Greensboro, NC 27410 MLS ID: 1157885 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of Allen Tate - Greensboro</i></p>	Single Family	4/4	5,272	12.21 acres 2008	10/10/2024	\$1,635,000 \$310/sq ft	2/15/2025 172 days
3	 <p>2006 Dalton Rd Greensboro, NC 27408 MLS ID: 1172700 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of eXp Realty</i></p>	Single Family	5/5	5,406	0.26 acres 2013	3/13/2025	\$1,499,000 \$277/sq ft	3/28/2025 18 days
4	 <p>2702 Turner Grove Dr S Greensboro, NC 27455 MLS ID: 1170630 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of Allen Tate - Greensboro</i></p>	Single Family	5/4	4,463	0.79 acres 1989	2/26/2025	\$1,125,000 \$252/sq ft	3/17/2025 33 days
5	 <p>3287 Wynnewood Dr Greensboro, NC 27408 MLS ID: 1170435 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of Tyler Redhead & McAlister Real Estate, LLC</i></p>	Single Family	4/5	4,436	0.4 acres 2007	2/13/2025	\$1,050,000 \$237/sq ft	3/6/2025 46 days
6	 <p>9 Captains Pt Greensboro, NC 27455 MLS ID: 1163613 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of Berkshire Hathaway HomeServices Yost & Little Realty</i></p>	Single Family	5/5	4,815	0.47 acres 2000	12/4/2024	\$975,000 \$202/sq ft	3/16/2025 117 days
7	 <p>1212 Mosley Rd Greensboro, NC 27455 MLS ID: 1170663 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of Tyler Redhead & McAlister Real Estate, LLC</i></p>	Single Family	5/4	4,351	0.5 acres 2008	2/20/2025	\$975,000 \$224/sq ft	3/7/2025 39 days
8	 <p>1209 Mosley Rd Greensboro, NC 27455 MLS ID: 1172964 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of Tyler Redhead & McAlister Real Estate, LLC</i></p>	Single Family	4/6	4,557	0.46 acres 2007	3/14/2025	\$925,000 \$203/sq ft	3/17/2025 17 days
9	 <p>3 Saint Simons Sq Greensboro, NC 27408 MLS ID: 1168216 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of Berkshire Hathaway HomeServices Yost & Little Realty</i></p>	Single Family	3/2	4,076	3,920 sq ft 1983	2/3/2025	\$830,000 \$204/sq ft	2/25/2025 56 days
10	 <p>10 Foxglove Ln Greensboro, NC 27455 MLS ID: 1158208 🕒 Pending / For Sale</p> <p><i>Listing Courtesy of Berkshire Hathaway HomeServices Yost & Little Realty</i></p>	Single Family	3/3	3,138	0.47 acres 1999	10/7/2024	\$829,000 \$264/sq ft	3/21/2025 175 days

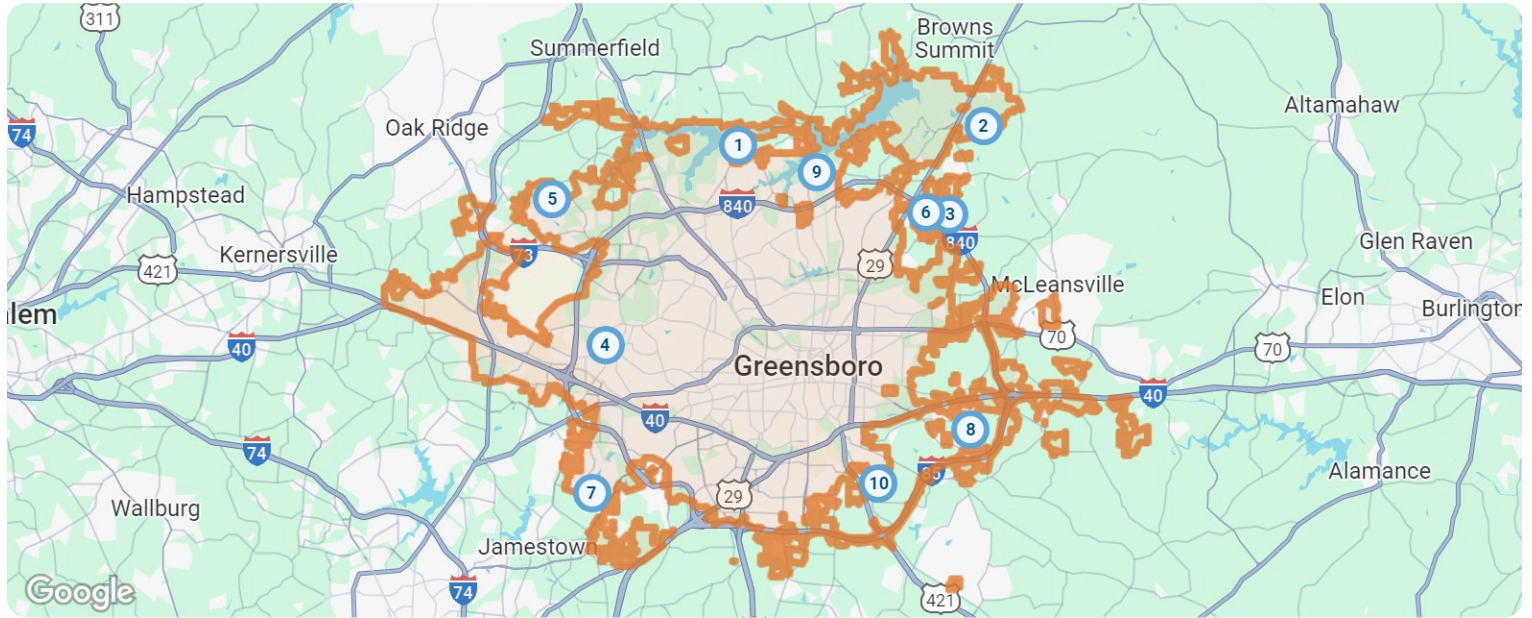









Greensboro, North Carolina



Distressed

Source: Public Records and Listings






Distressed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft	Distressed Date / Type
1	 <p>6118 Bedstone Dr Greensboro, NC 27455 Off Market / Public Record</p>	Single Family	3/3	2,590	0.25 acres 2008	- - days	- \$213/sq ft	3/24/2025 Notice of Foreclosure Sale
2	 <p>4312 Pepperbush Dr Greensboro, NC 27405 Off Market / Public Record</p>	Single Family	4/3	3,031	9,148 sq ft 2003	- - days	- \$130/sq ft	3/10/2025 Notice of Foreclosure Sale
3	 <p>1820 Stonecrest St Greensboro, NC 27405 Off Market / Public Record</p>	Single Family	4/3	2,372	10,019 sq ft 2015	- - days	- \$145/sq ft	1/27/2025 Notice of Foreclosure Sale
4	 <p>6114 Lindley Woods Dr Greensboro, NC 27410 Off Market / Public Record</p>	Single Family	3/3	2,060	0.25 acres 1988	- - days	- \$167/sq ft	3/24/2025 Notice of Foreclosure Sale
5	 <p>6202 Clarkwood Cir Greensboro, NC 27410 Off Market / Public Record</p>	Single Family	3/3	1,716	10,019 sq ft 1991	- - days	- \$198/sq ft	2/18/2025 Notice of Foreclosure Sale
6	 <p>3523 Swanley Dr Greensboro, NC 27405 Off Market / Public Record</p>	Single Family	4/3	2,756	7,405 sq ft 2007	- - days	- \$117/sq ft	3/20/2025 Notice of Foreclosure Sale
7	 <p>5516 Traders Way Greensboro, NC 27407 Off Market / Public Record</p>	Single Family	3/2	1,348	7,841 sq ft 1987	- - days	- \$228/sq ft	1/7/2025 Notice of Foreclosure Sale



Greensboro, North Carolina



Distressed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft	Distressed Date / Type
8	 <p>2005 Circleview Dr Greensboro, NC 27406 ■ Off Market / Public Record</p>	Single Family	3/2	2,052	0.48 acres 2010	- - days	- \$147/sq ft	2/5/2025 Notice of Default
9	 <p>600 River Glen Ct Greensboro, NC 27455 ■ Off Market / Public Record</p>	Single Family	4/3	1,622	0.39 acres 1998	- - days	- \$182/sq ft	1/22/2025 Notice of Lis Pendens
10	 <p>2115 Forest Edge Dr Greensboro, NC 27406 ■ Off Market / Public Record</p>	Single Family	3/2	1,691	0.4 acres 1997	- - days	- \$170/sq ft	3/8/2025 Notice of Foreclosure Sale

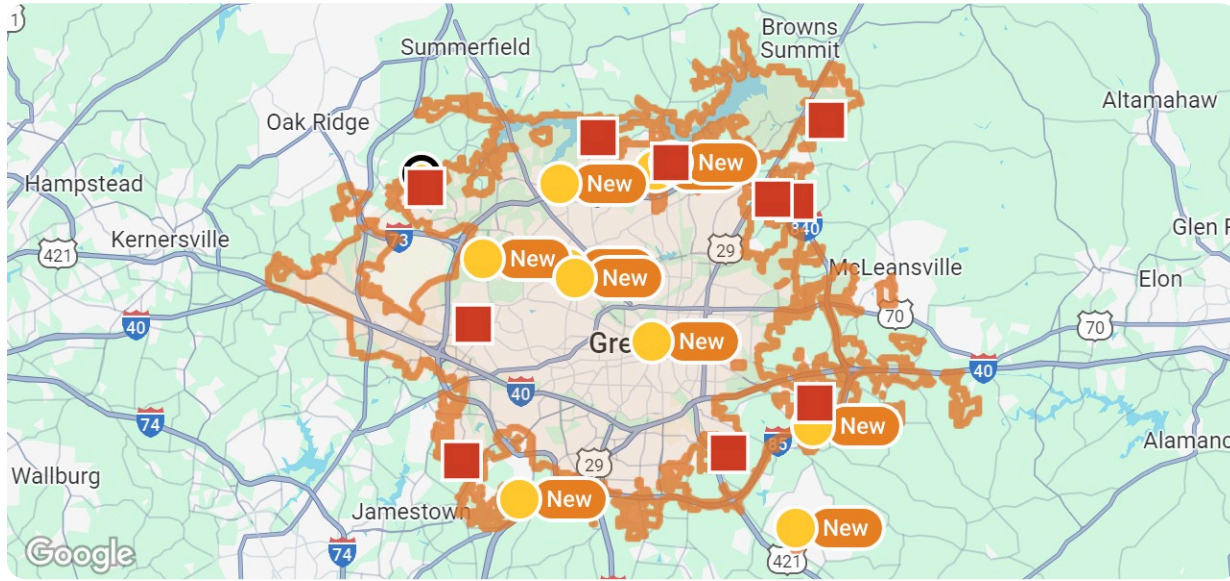


Greensboro, North Carolina



Summary

For Lease Activity in the Last 3 Months



Legend

- For Lease
- For Lease Pending
- Distressed

	New	Pending	Distressed
Number of Properties	10	1	10
Lowest Listing Price / Est.Value	\$2,335	\$2,250	\$286,820
Median Listing Price / Est.Value	\$2,675	\$2,250	\$331,350
Highest Listing Price / Est.Value	\$5,000	\$2,250	\$551,700
Average Price / sqft	\$1	\$1	\$170
Median Price / sqft	\$1	\$1	\$168
Average Days in RPR	29	24	-
Median Days in RPR	29	24	-
Total Volume	\$29,760	\$2,250	\$3,485,390
Source	Listings	Listings	Public Records & Listings

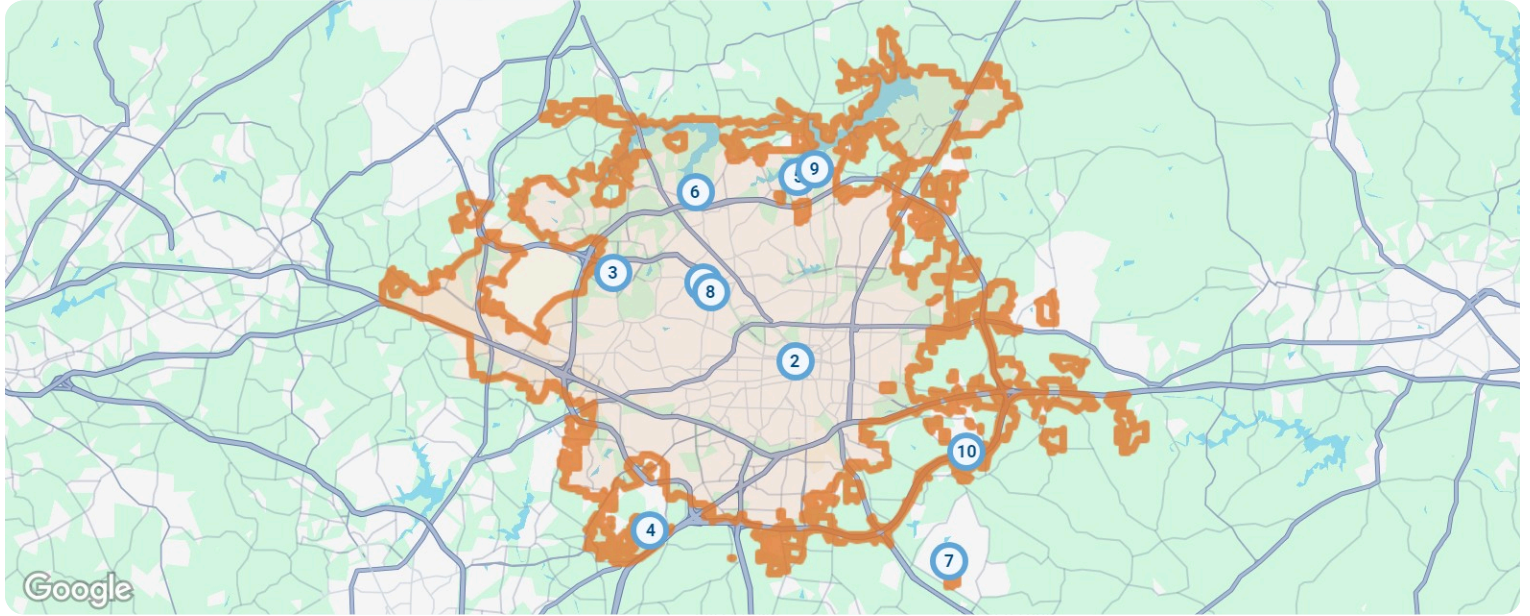




Property Details

New

Source: Listings



New: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft
1	 <p>1800 Milan Rd Greensboro, NC 27410 MLS ID: 1169172 ● Active / For Lease</p> <p><i>Courtesy of Coldwell Banker Advantage</i></p>	Single Family	4/2	2,330	0.29 acres	1969	2/3/2025 56 days	\$5,000 mo. \$2/sq ft
2	 <p>605 W Market St Greensboro, NC 27401 MLS ID: 1172912 ● Active / For Lease</p> <p><i>Courtesy of SM1 Property Solutions</i></p>	Condo/Townhouse/Apt.	3/3	-	0.79 acres	2007	3/10/2025 21 days	\$3,495 mo. -/sq ft
3	 <p>4926 Fox Chase Rd Greensboro, NC 27410 MLS ID: 1170440 ● Active / For Lease</p> <p><i>Courtesy of VN Realty</i></p>	Single Family	4/3	3,004	7,841 sq ft	2018	2/13/2025 46 days	\$3,300 mo. \$1/sq ft
4	 <p>38 Creswell Ct Greensboro, NC 27407 MLS ID: 1170751 ● Active / For Lease</p> <p><i>Courtesy of Allen Tate - Greensboro</i></p>	Condo/Townhouse/Apt.	3/2	2,624	436 sq ft	2005	2/18/2025 41 days	\$3,000 mo. \$1/sq ft
5	 <p>505 Fieldstone Ct Greensboro, NC 27455 MLS ID: 1171973 ● Active / For Lease</p> <p><i>Courtesy of Your Home Source</i></p>	Single Family	4/2	2,360	9,147 sq ft	1999	3/1/2025 30 days	\$2,800 mo. \$1/sq ft



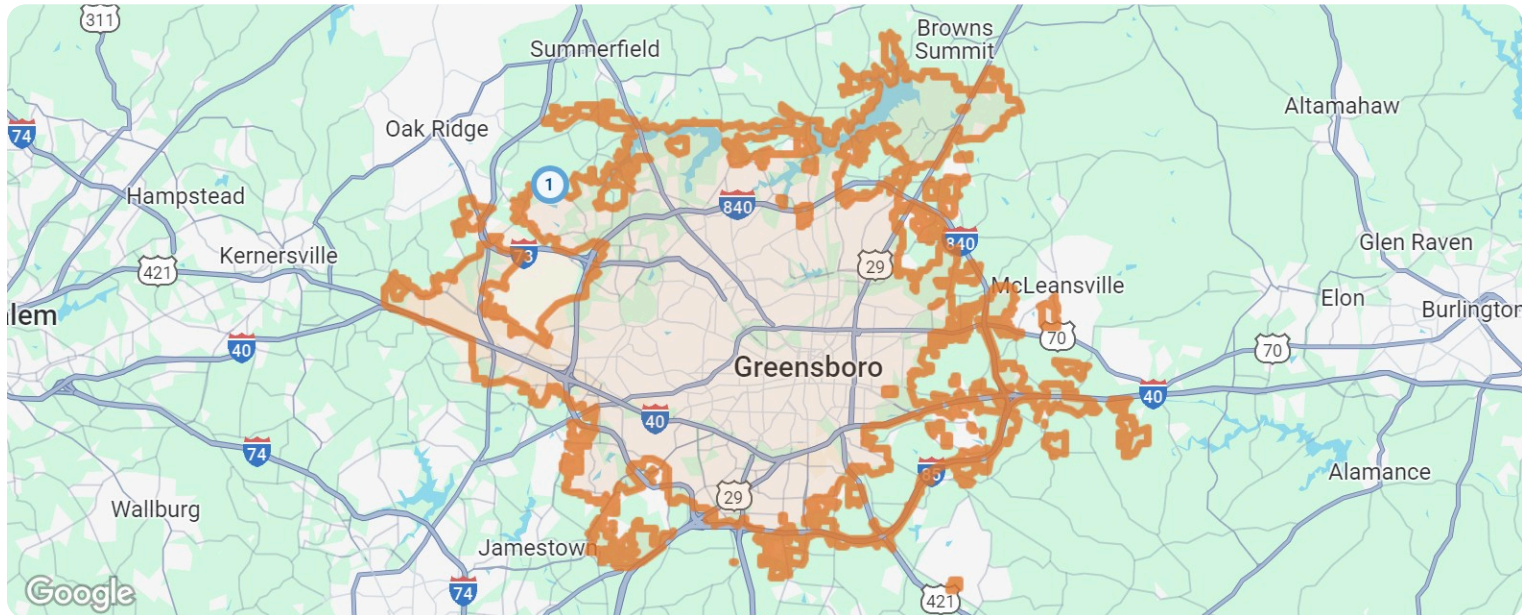


Greensboro, North Carolina

New: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft
6	 <p>2610 Quaker Landing Rd Greensboro, NC 27455 MLS ID: 1173669 ● Active / For Lease</p> <p><i>Courtesy of Berkshire Hathaway HomeServices Yost & Little Realty</i></p>	Single Family	4/2	2,475	0.25 acres	1989	3/16/2025 15 days	\$2,550 mo. \$1/sq ft
7	 <p>3804 Hardwick Dr Greensboro, NC 27406 MLS ID: 1175258 ● Active / For Lease</p> <p><i>Courtesy of Allen Tate High Point</i></p>	Single Family	4/3	2,700	0.46 acres	1973	3/28/2025 3 days	\$2,500 mo. \$1/sq ft
8	 <p>1601 Milan Rd Greensboro, NC 27410 MLS ID: 1172129 ● Active / For Lease</p> <p><i>Courtesy of REALTY EXECUTIVES/TRIAD</i></p>	Single Family	4/2	2,038	0.42 acres	1968	3/3/2025 28 days	\$2,400 mo. \$1/sq ft
9	 <p>5700 River Glen Dr Greensboro, NC 27455 MLS ID: 1169923 ● Active / For Lease</p> <p><i>Courtesy of Main Street Renewal, LLC</i></p>	Single Family	4/2	2,424	0.31 acres	1998	2/10/2025 49 days	\$2,380 mo. \$1/sq ft
10	 <p>4018 Vershire Ave Greensboro, NC 27406 MLS ID: 1175252 ● Active / For Lease</p> <p><i>Courtesy of Main Street Renewal, LLC</i></p>	Single Family	3/3	2,676	7,841 sq ft	2011	3/28/2025 3 days	\$2,335 mo. \$1/sq ft

Pending


Source: Listings





Greensboro, North Carolina

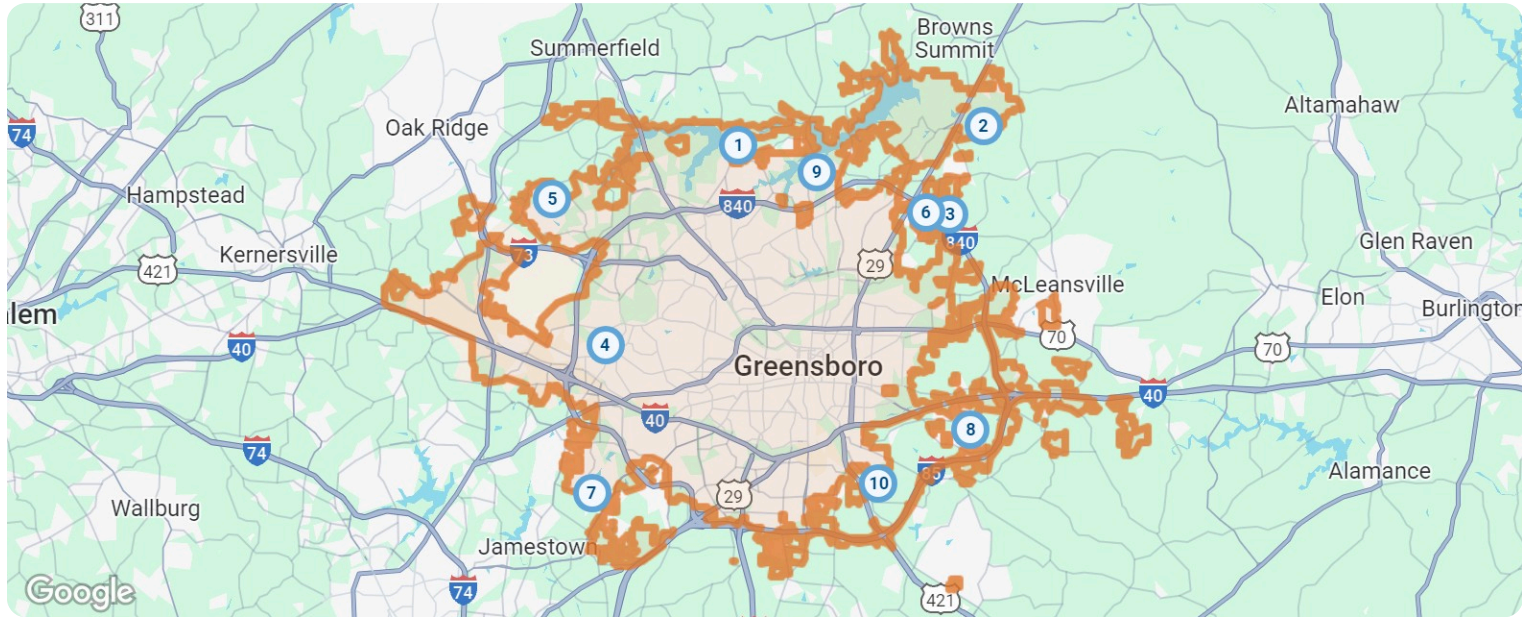
Pending: 1 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date	List Price / \$ Per Sq Ft	Pending Date / Days in RPR
-----------------------	--	---------------	--------------	---------------------	-----------------------	-----------	---------------------------	----------------------------

1	 <p>4808 Pine Glen Ct Greensboro, NC 27410 MLS ID: 1172594 ● Pending / For Lease</p>	Single Family	4/2	2,319	0.27 acres 2001	3/7/2025	\$2,250 mo. \$1/sq ft	3/14/2025 24 days
---	--	---------------	-----	-------	--------------------	----------	--------------------------	----------------------





Courtesy of RE/MAX Realty Consultants

Distressed

Source: Public Records and Listings



Distressed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft	Distressed Date / Type
---------------------------	--	---------------	--------------	---------------------	-----------------------	-------------------------	---------------------------	------------------------

1	 <p>6118 Bedstone Dr Greensboro, NC 27455 ■ Off Market / Public Record</p>	Single Family	3/3	2,590	0.25 acres 2008	- - days	- \$213/sq ft	3/24/2025 Notice of Foreclosure Sale
2	 <p>4312 Pepperbush Dr Greensboro, NC 27405 ■ Off Market / Public Record</p>	Single Family	4/3	3,031	9,148 sq ft 2003	- - days	- \$130/sq ft	3/10/2025 Notice of Foreclosure Sale
3	 <p>1820 Stonecrest St Greensboro, NC 27405 ■ Off Market / Public Record</p>	Single Family	4/3	2,372	10,019 sq ft 2015	- - days	- \$145/sq ft	1/27/2025 Notice of Foreclosure Sale
4	 <p>6114 Lindley Woods Dr Greensboro, NC 27410 ■ Off Market / Public Record</p>	Single Family	3/3	2,060	0.25 acres 1988	- - days	- \$167/sq ft	3/24/2025 Notice of Foreclosure Sale
5	 <p>6202 Clarkwood Cir Greensboro, NC 27410 ■ Off Market / Public Record</p>	Single Family	3/3	1,716	10,019 sq ft 1991	- - days	- \$198/sq ft	2/18/2025 Notice of Foreclosure Sale





Greensboro, North Carolina

Distressed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft	Distressed Date / Type
6	 <p>3523 Swanley Dr Greensboro, NC 27405 Off Market / Public Record</p>	Single Family	4/3	2,756	7,405 sq ft 2007	- - days	- \$117/sq ft	3/20/2025 Notice of Foreclosure Sale
7	 <p>5516 Traders Way Greensboro, NC 27407 Off Market / Public Record</p>	Single Family	3/2	1,348	7,841 sq ft 1987	- - days	- \$228/sq ft	1/7/2025 Notice of Foreclosure Sale
8	 <p>2005 Circleview Dr Greensboro, NC 27406 Off Market / Public Record</p>	Single Family	3/2	2,052	0.48 acres 2010	- - days	- \$147/sq ft	2/5/2025 Notice of Default
9	 <p>600 River Glen Ct Greensboro, NC 27455 Off Market / Public Record</p>	Single Family	4/3	1,622	0.39 acres 1998	- - days	- \$182/sq ft	1/22/2025 Notice of Lis Pendens
10	 <p>2115 Forest Edge Dr Greensboro, NC 27406 Off Market / Public Record</p>	Single Family	3/2	1,691	0.4 acres 1997	- - days	- \$170/sq ft	3/8/2025 Notice of Foreclosure Sale

About RPR

- RPR® is the nation's largest property database, exclusively for REALTORS®. It empowers REALTORS® to help buyers and sellers make informed decisions, backed by a real estate database covering more than 160 million residential and commercial properties in the United States.
- RPR is a wholly owned subsidiary of the National Association of REALTORS® and a member benefit to REALTORS®.
- RPR's data sources range from MLSs and county-level tax and assessment offices, to the U.S. Census and FEMA, to specialty data set providers such as Esri (consumer data), Niche (school information) and Precisely (geographic boundaries).

Learn More

For more information about RPR, please visit RPR's public website: <https://blog.narrpr.com>

