

Local Market Update for December 2023

A RESEARCH TOOL PROVIDED BY THE INDIANA ASSOCIATION OF REALTORS®

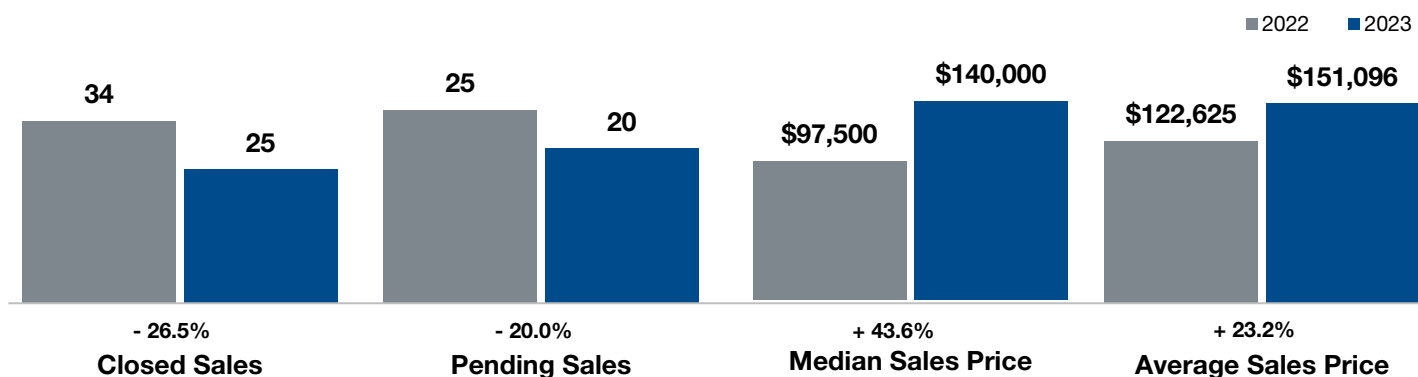


Cass County

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
New Listings	19	23	+ 21.1%	424	336	- 20.8%
Closed Sales	34	25	- 26.5%	366	315	- 13.9%
Median Sales Price	\$97,500	\$140,000	+ 43.6%	\$121,375	\$138,900	+ 14.4%
Percent of Original List Price Received*	89.7%	95.3%	+ 6.2%	95.7%	95.6%	- 0.1%
Months Supply of Inventory	1.7	1.7	0.0%	--	--	--
Inventory of Homes for Sale	51	45	- 11.8%	--	--	--

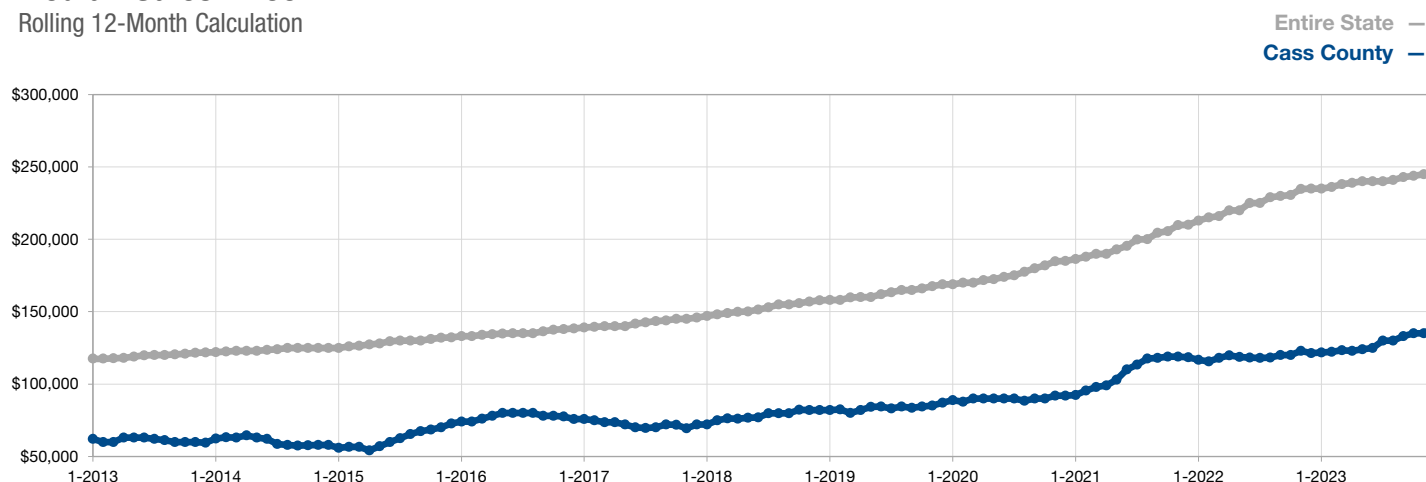
* Does not account for list price from any previous listing contracts. | Activity for one month can sometimes look extreme due to small sample size.

December



Median Sales Price

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.