

Local Market Update for December 2023

A RESEARCH TOOL PROVIDED BY THE INDIANA ASSOCIATION OF REALTORS®

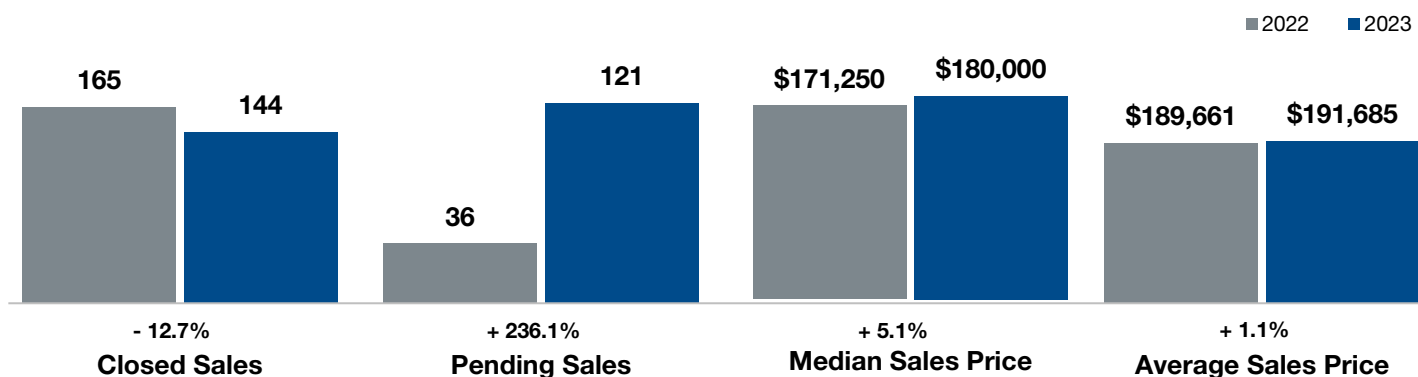


Madison County

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
New Listings	122	115	- 5.7%	2,375	2,157	- 9.2%
Closed Sales	165	144	- 12.7%	2,031	1,822	- 10.3%
Median Sales Price	\$171,250	\$180,000	+ 5.1%	\$175,000	\$195,000	+ 11.4%
Percent of Original List Price Received*	93.5%	92.5%	- 1.1%	96.4%	95.5%	- 0.9%
Months Supply of Inventory	2.4	1.7	- 29.2%	--	--	--
Inventory of Homes for Sale	407	252	- 38.1%	--	--	--

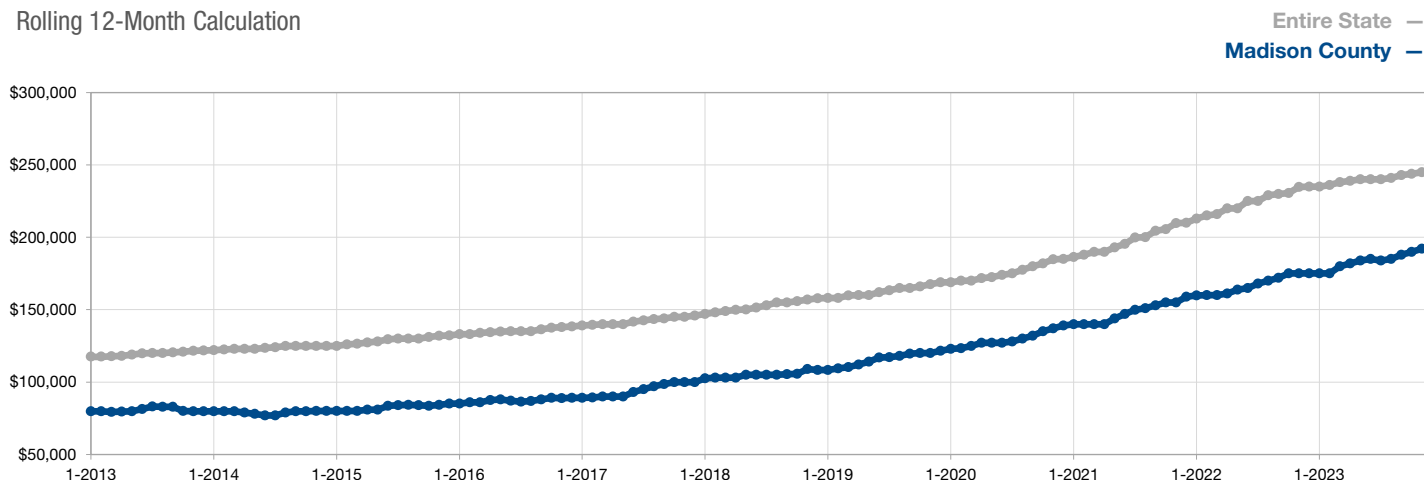
* Does not account for list price from any previous listing contracts. | Activity for one month can sometimes look extreme due to small sample size.

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.