

# Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE COLUMBUS REALTORS®  
BASED ON RESIDENTIAL LISTING DATA ONLY



## Jefferson Local School District (West Jefferson)

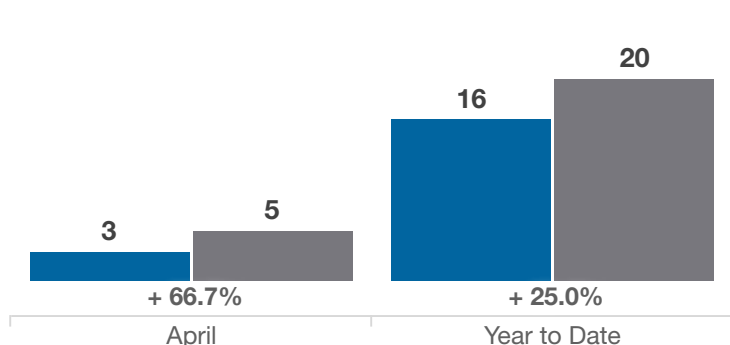
Madison County

Key Metrics	April			Year to Date		
	2020	2021	% Change	Thru 4-2020	Thru 4-2021	% Change
Closed Sales	3	5	+ 66.7%	16	20	+ 25.0%
In Contracts	7	11	+ 57.1%	19	28	+ 47.4%
Average Sales Price*	\$159,667	\$195,000	+ 22.1%	\$226,156	\$210,440	- 6.9%
Median Sales Price*	\$163,000	\$198,000	+ 21.5%	\$161,500	\$195,000	+ 20.7%
Average Price Per Square Foot*	\$120.01	\$181.16	+ 51.0%	\$124.45	\$147.02	+ 18.1%
Percent of Original List Price Received*	102.7%	104.6%	+ 1.9%	101.9%	99.2%	- 2.6%
Percent of Last List Price Received*	101.7%	104.6%	+ 2.9%	104.2%	100.6%	- 3.5%
Days on Market Until Sale	4	5	+ 25.0%	44	16	- 63.6%
New Listings	2	9	+ 350.0%	19	27	+ 42.1%
Median List Price of New Listings	\$287,450	\$149,900	- 47.9%	\$159,500	\$189,900	+ 19.1%
Median List Price at Time of Sale	\$159,500	\$189,900	+ 19.1%	\$159,750	\$192,400	+ 20.4%
Inventory of Homes for Sale	4	2	- 50.0%	—	—	—
Months Supply of Inventory	0.7	0.3	- 57.1%	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

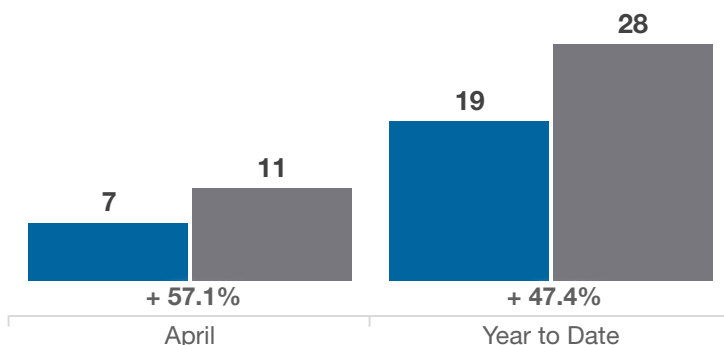
### Closed Sales

■ 2020 ■ 2021



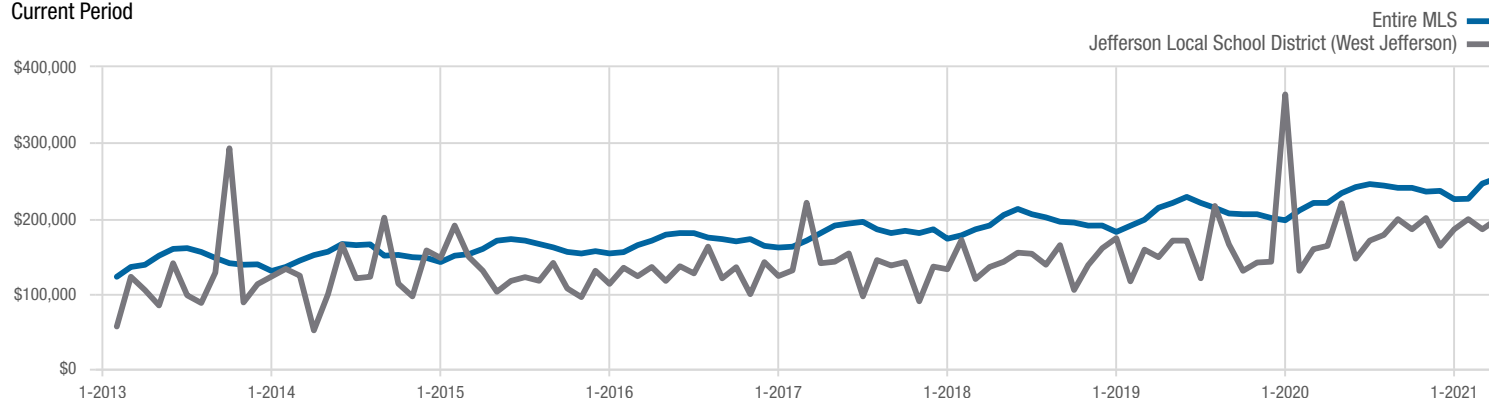
### In Contracts

■ 2020 ■ 2021



### Median Sales Price

Current Period



Each data point represents the median sales price in a given month.

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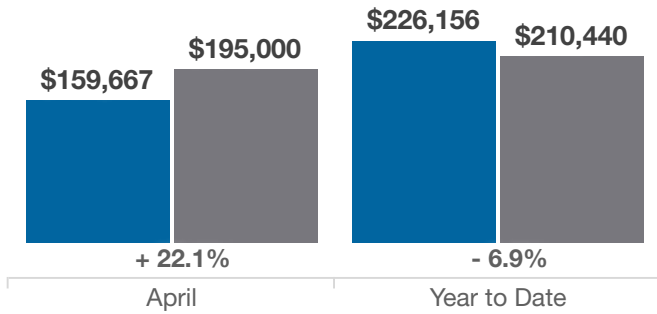


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Madison County

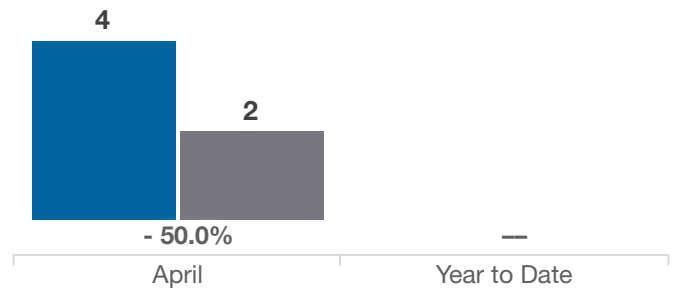
### Average Sales Price

■ 2020 ■ 2021



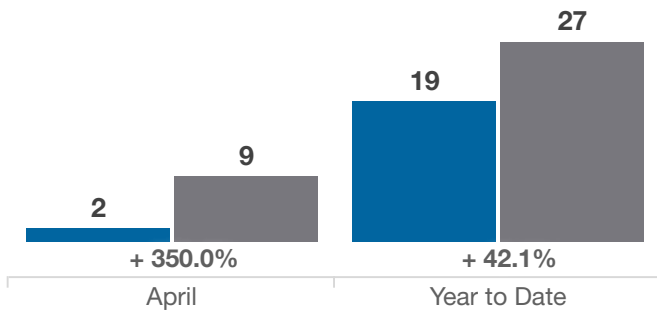
### Inventory of Homes for Sale

■ 2020 ■ 2021



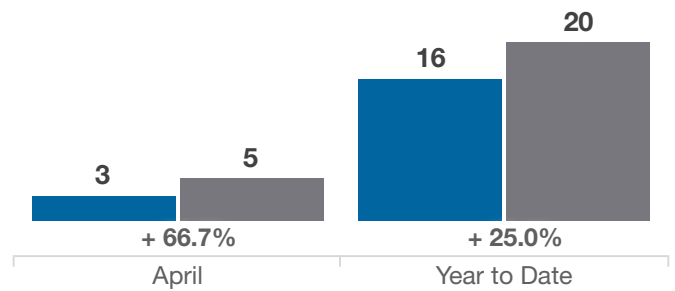
### New Listings

■ 2020 ■ 2021



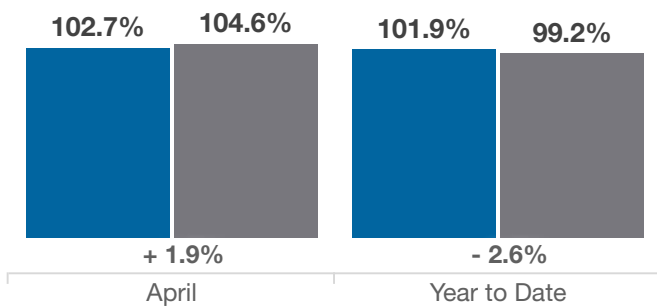
### Single Family Sales

■ 2020 ■ 2021



### Pct. Of Orig. List Price Received

■ 2020 ■ 2021



### Condo Sales

■ 2020 ■ 2021

