

Local Market Update – October 2022

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



Jefferson Local School District (West Jefferson)

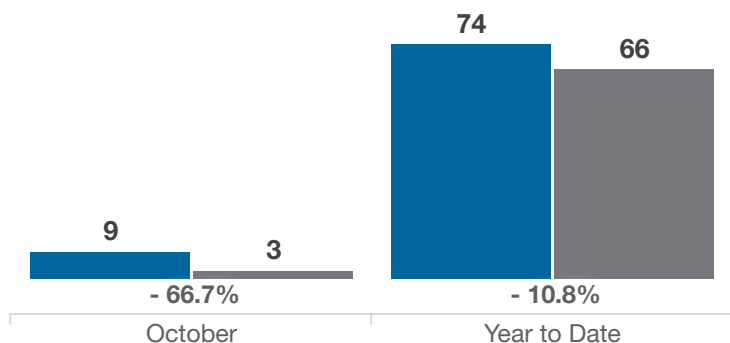
Madison County

Key Metrics	October			Year to Date		
	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
Closed Sales	9	3	- 66.7%	74	66	- 10.8%
In Contracts	5	7	+ 40.0%	78	69	- 11.5%
Average Sales Price*	\$270,722	\$291,967	+ 7.8%	\$244,539	\$281,907	+ 15.3%
Median Sales Price*	\$218,000	\$239,000	+ 9.6%	\$200,000	\$237,107	+ 18.6%
Average Price Per Square Foot*	\$172.22	\$210.17	+ 22.0%	\$157.29	\$179.11	+ 13.9%
Percent of Original List Price Received*	102.1%	100.2%	- 1.9%	100.8%	99.2%	- 1.6%
Percent of Last List Price Received*	101.9%	102.3%	+ 0.4%	102.2%	100.9%	- 1.3%
Days on Market Until Sale	6	24	+ 300.0%	12	12	0.0%
New Listings	8	8	0.0%	85	84	- 1.2%
Median List Price of New Listings	\$257,700	\$199,900	- 22.4%	\$204,900	\$229,900	+ 12.2%
Median List Price at Time of Sale	\$204,900	\$239,000	+ 16.6%	\$199,900	\$230,000	+ 15.1%
Inventory of Homes for Sale	5	8	+ 60.0%	—	—	—
Months Supply of Inventory	0.7	1.2	+ 71.4%	—	—	—

* 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.

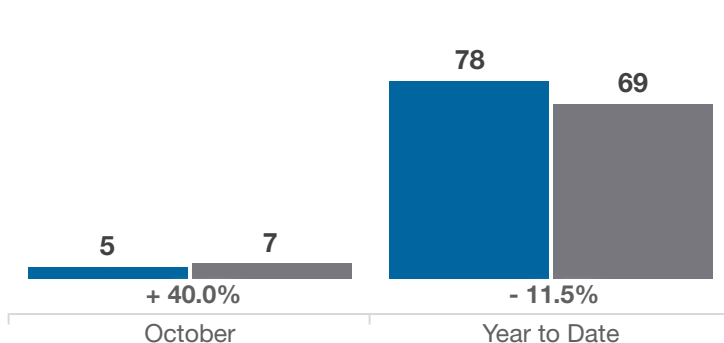
Closed Sales

■ 2021 ■ 2022



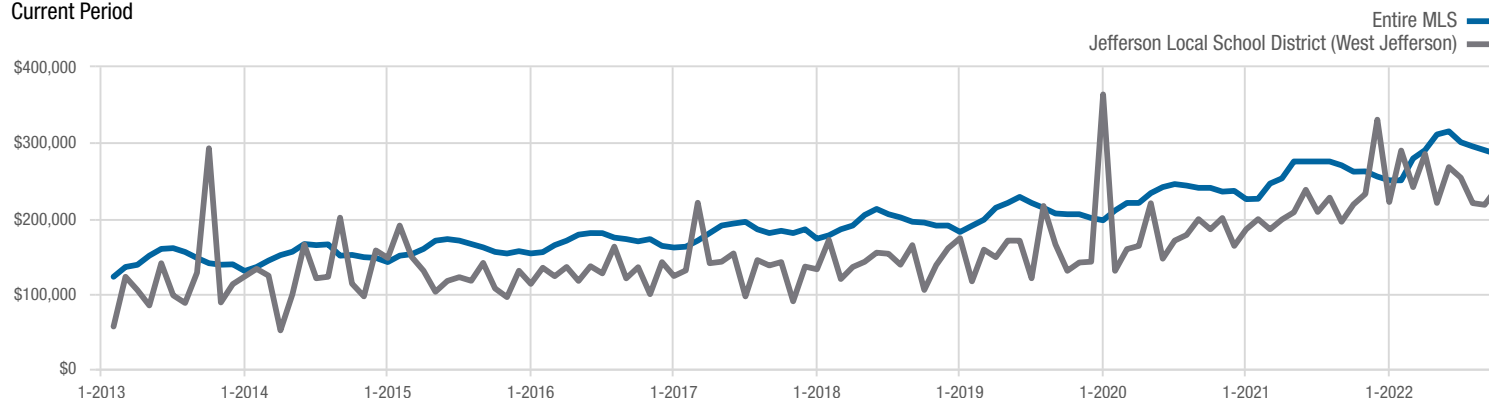
In Contracts

■ 2021 ■ 2022



Median Sales Price

Current Period



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

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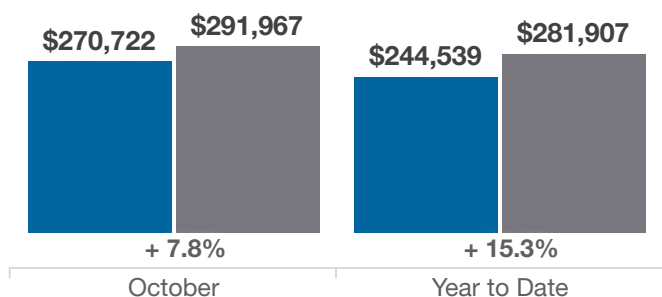


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Madison County

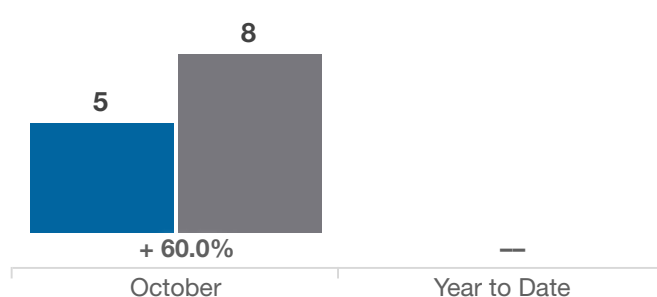
Average Sales Price

■ 2021 ■ 2022



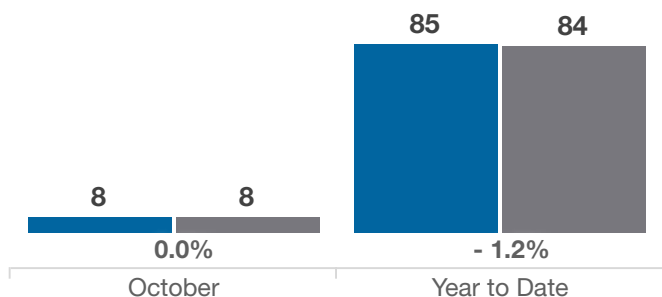
Inventory of Homes for Sale

■ 2021 ■ 2022



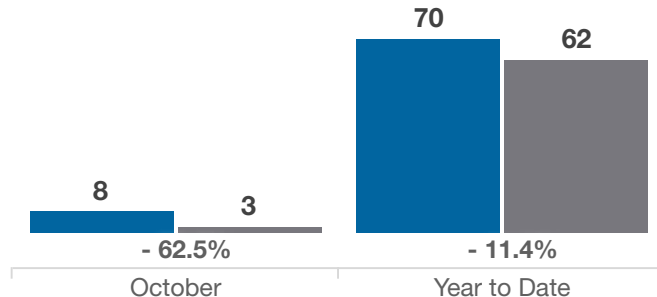
New Listings

■ 2021 ■ 2022



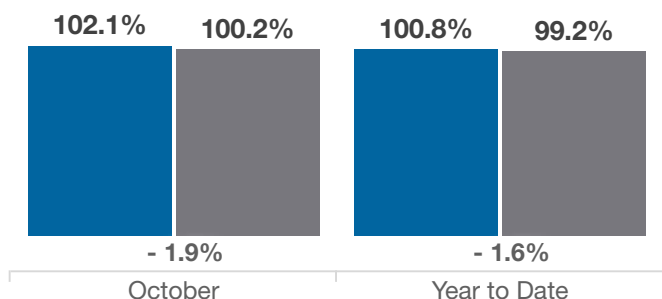
Single Family Sales

■ 2021 ■ 2022



Pct. Of Orig. List Price Received

■ 2021 ■ 2022



Condo Sales

■ 2021 ■ 2022

