

Local Market Update – May 2023

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



Jefferson Local School District (West Jefferson)

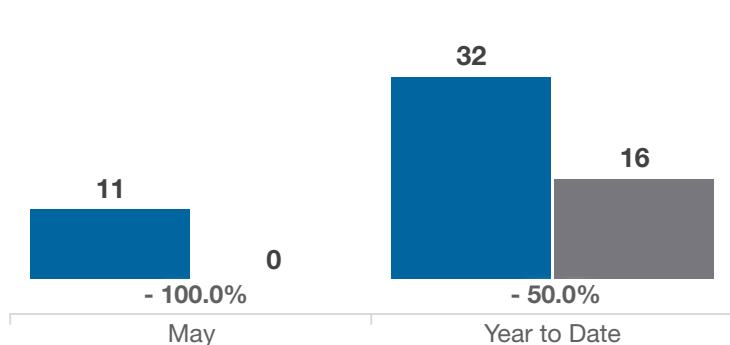
Madison County

Key Metrics	May			Year to Date		
	2022	2023	% Change	Thru 5-2022	Thru 5-2023	% Change
Closed Sales	11	0	- 100.0%	32	16	- 50.0%
In Contracts	10	3	- 70.0%	37	19	- 48.6%
Average Sales Price*	\$324,136	—	—	\$278,705	\$269,222	- 3.4%
Median Sales Price*	\$220,000	—	—	\$237,557	\$213,500	- 10.1%
Average Price Per Square Foot*	\$173.01	—	—	\$174.30	\$163.07	- 6.4%
Percent of Original List Price Received*	104.1%	—	—	100.4%	97.3%	- 3.1%
Percent of Last List Price Received*	104.1%	—	—	101.7%	98.2%	- 3.4%
Days on Market Until Sale	6	—	—	11	17	+ 54.5%
New Listings	12	5	- 58.3%	44	18	- 59.1%
Median List Price of New Listings	\$287,450	\$155,000	- 46.1%	\$235,000	\$235,000	0.0%
Median List Price at Time of Sale	\$225,000	—	—	\$229,900	\$217,450	- 5.4%
Inventory of Homes for Sale	4	4	0.0%	—	—	—
Months Supply of Inventory	0.5	0.8	+ 60.0%	—	—	—

* 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.

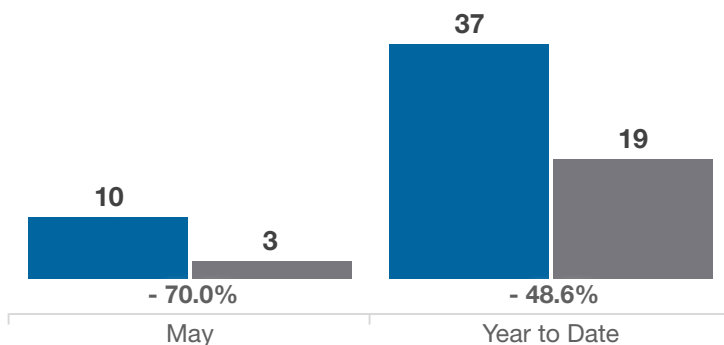
Closed Sales

■ 2022 ■ 2023



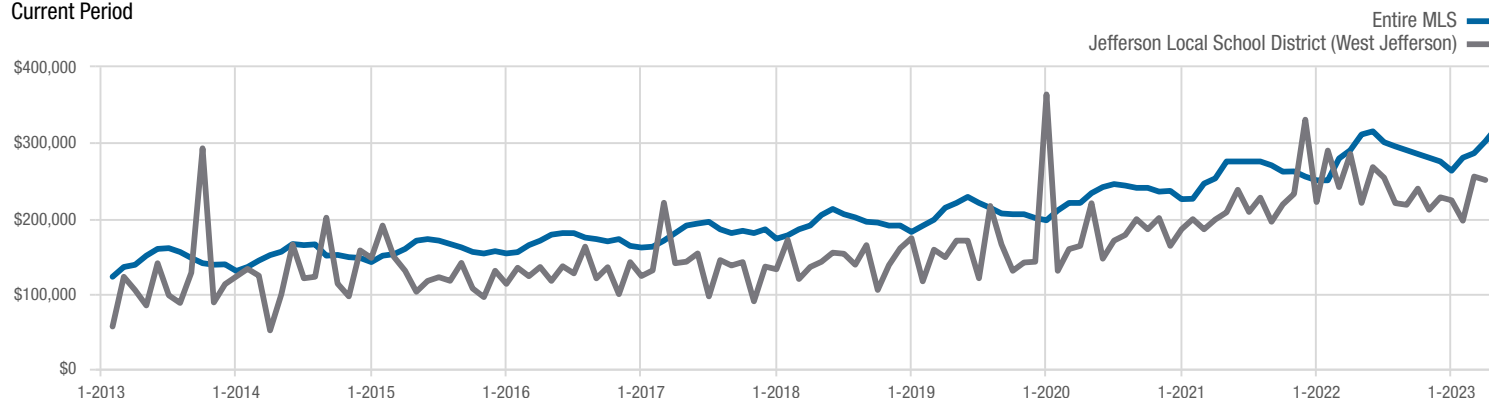
In Contracts

■ 2022 ■ 2023



Median Sales Price

Current Period



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

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