

Local Market Update – July 2023

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



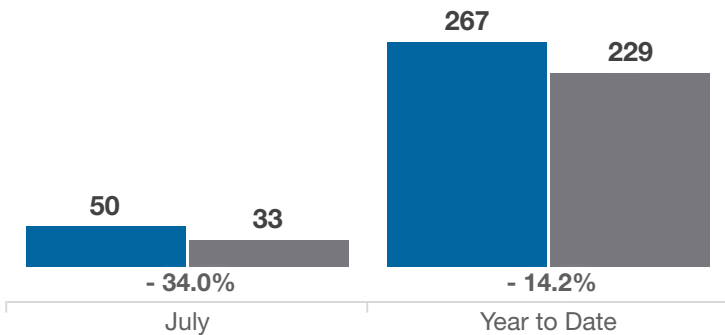
Madison County

Key Metrics	July			Year to Date		
	2022	2023	% Change	Thru 7-2022	Thru 7-2023	% Change
Closed Sales	50	33	- 34.0%	267	229	- 14.2%
In Contracts	52	50	- 3.8%	321	258	- 19.6%
Average Sales Price*	\$307,657	\$315,000	+ 2.4%	\$286,296	\$303,041	+ 5.8%
Median Sales Price*	\$285,495	\$300,000	+ 5.1%	\$256,000	\$295,990	+ 15.6%
Average Price Per Square Foot*	\$170.38	\$171.40	+ 0.6%	\$167.95	\$168.75	+ 0.5%
Percent of Original List Price Received*	98.8%	99.0%	+ 0.2%	99.1%	97.9%	- 1.2%
Percent of Last List Price Received*	99.8%	100.5%	+ 0.7%	100.2%	99.8%	- 0.4%
Days on Market Until Sale	12	23	+ 91.7%	18	35	+ 94.4%
New Listings	46	50	+ 8.7%	360	257	- 28.6%
Median List Price of New Listings	\$289,900	\$287,000	- 1.0%	\$279,900	\$294,900	+ 5.4%
Median List Price at Time of Sale	\$287,945	\$314,900	+ 9.4%	\$249,900	\$294,900	+ 18.0%
Inventory of Homes for Sale	47	50	+ 6.4%	—	—	—
Months Supply of Inventory	1.1	1.4	+ 27.3%	—	—	—

* 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.

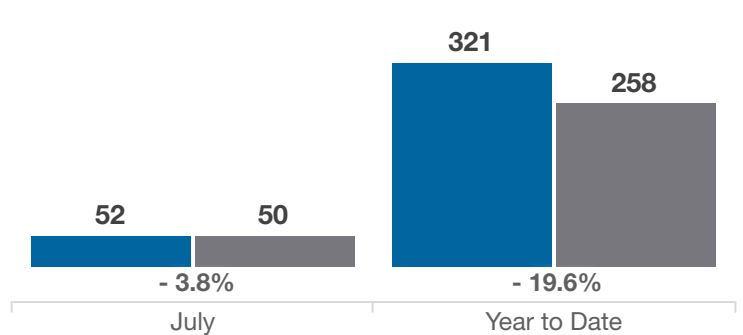
Closed Sales

■ 2022 ■ 2023



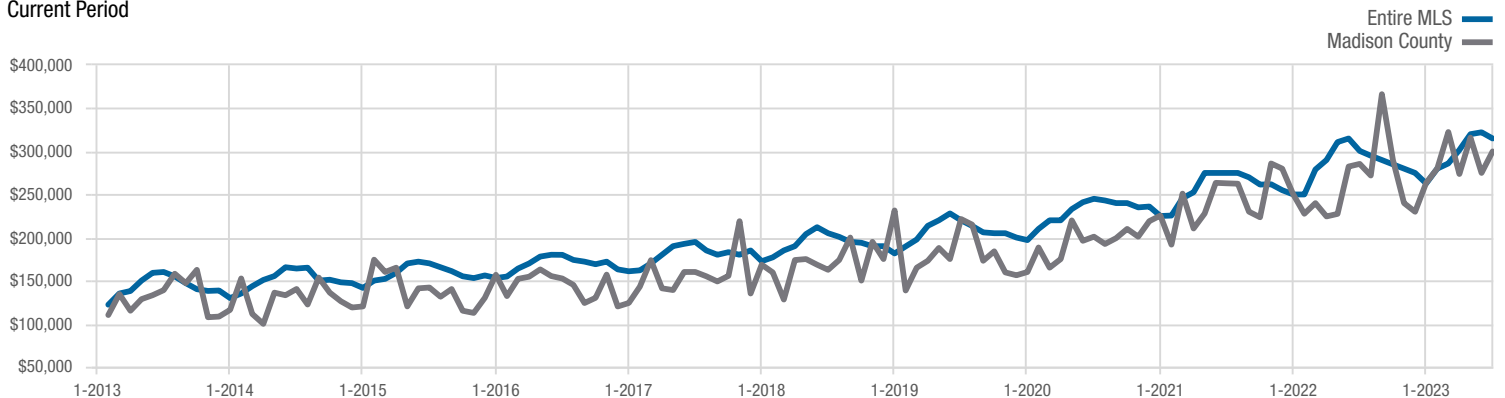
In Contracts

■ 2022 ■ 2023



Median Sales Price

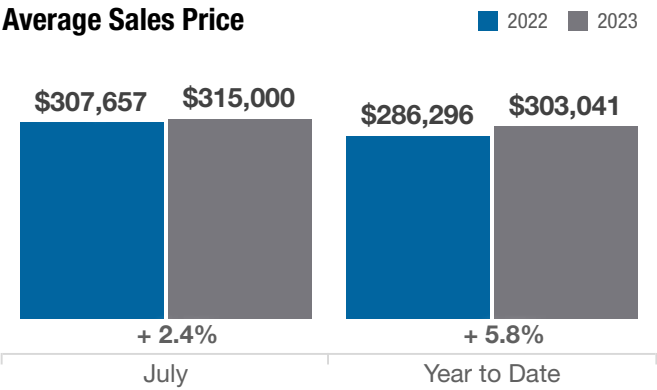
Current Period



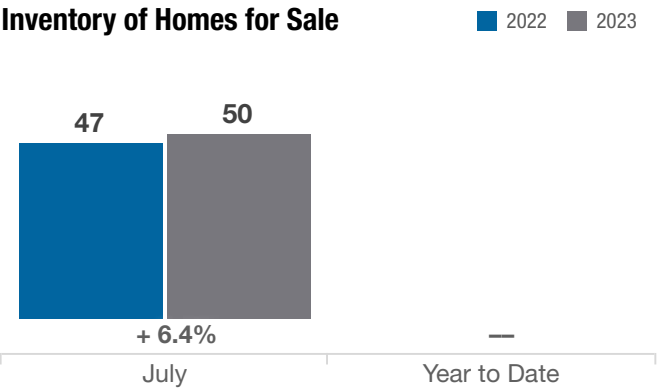
Each data point represents the median sales price in a given month.

Madison County

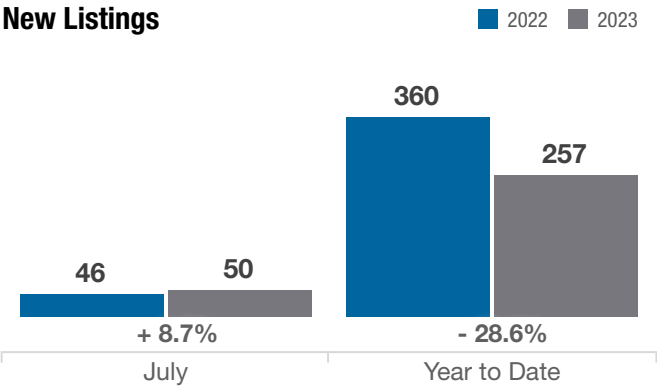
Average Sales Price



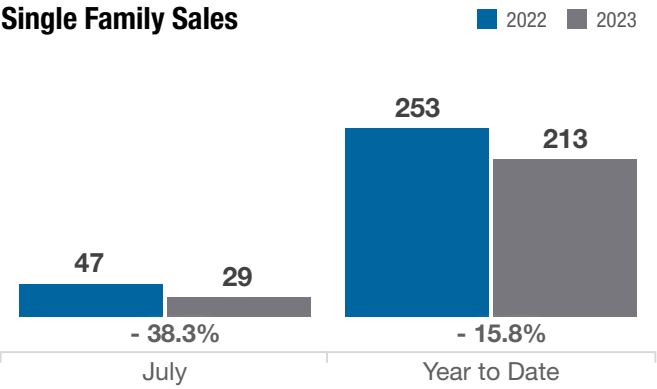
Inventory of Homes for Sale



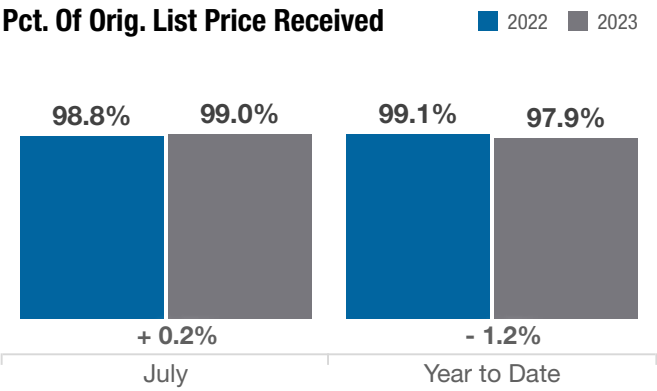
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

