

# Local Market Update – August 2023

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



## Jefferson Local School District (West Jefferson)

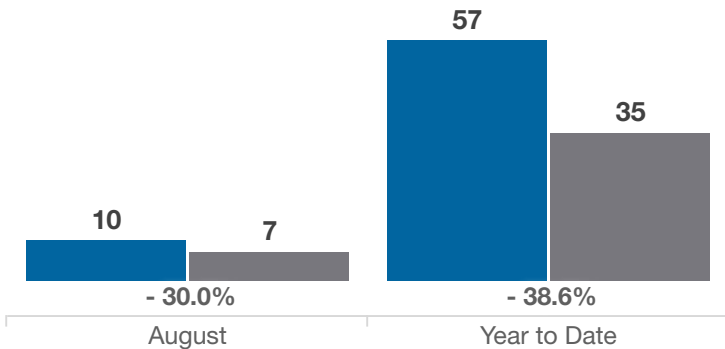
Madison County

Key Metrics	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
Closed Sales	10	7	- 30.0%	57	35	- 38.6%
In Contracts	11	6	- 45.5%	58	39	- 32.8%
Average Sales Price*	\$243,430	\$239,357	- 1.7%	\$270,745	\$268,156	- 1.0%
Median Sales Price*	\$219,750	\$240,000	+ 9.2%	\$239,900	\$240,000	+ 0.0%
Average Price Per Square Foot*	\$161.07	\$206.33	+ 28.1%	\$174.62	\$181.70	+ 4.1%
Percent of Original List Price Received*	93.9%	97.0%	+ 3.3%	99.3%	97.3%	- 2.0%
Percent of Last List Price Received*	97.2%	97.5%	+ 0.3%	100.9%	98.2%	- 2.7%
Days on Market Until Sale	16	8	- 50.0%	11	14	+ 27.3%
New Listings	8	14	+ 75.0%	66	49	- 25.8%
Median List Price of New Listings	\$191,250	\$227,200	+ 18.8%	\$229,950	\$235,000	+ 2.2%
Median List Price at Time of Sale	\$224,700	\$239,900	+ 6.8%	\$230,000	\$235,000	+ 2.2%
Inventory of Homes for Sale	2	12	+ 500.0%	—	—	—
Months Supply of Inventory	0.3	2.4	+ 700.0%	—	—	—

\* 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.

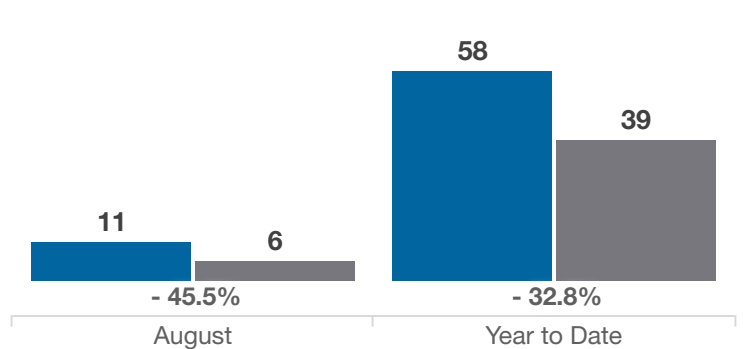
### Closed Sales

■ 2022 ■ 2023



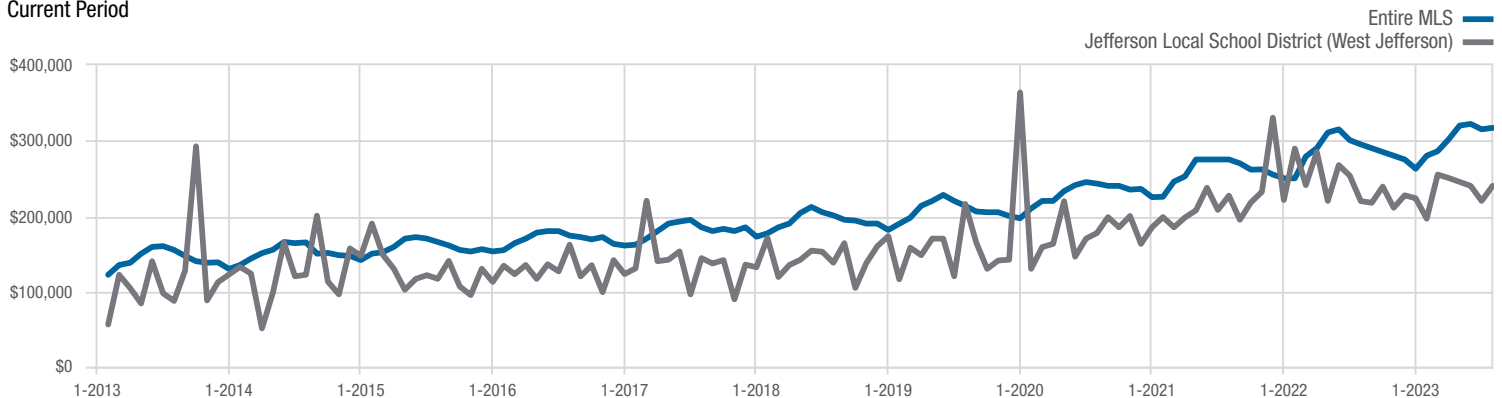
### In Contracts

■ 2022 ■ 2023



### Median Sales Price

Current Period



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

# Local Market Update – August 2023

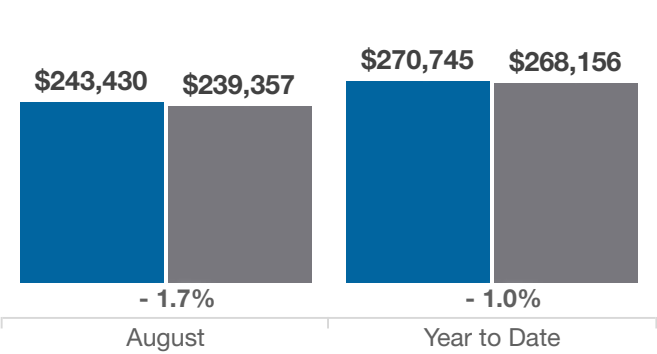
A RESEARCH TOOL PROVIDED BY THE COLUMBUS REALTORS®  
BASED ON RESIDENTIAL LISTING DATA ONLY



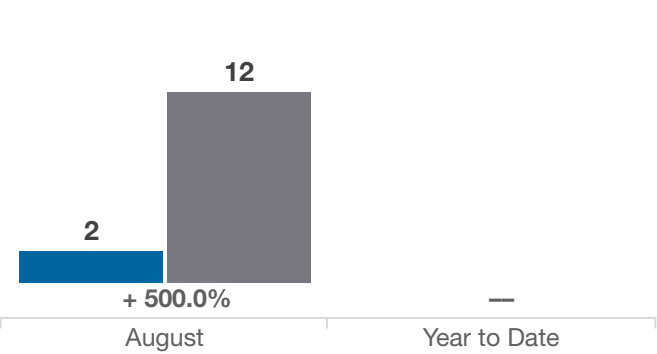
## Jefferson Local School District (West Jefferson)

Madison County

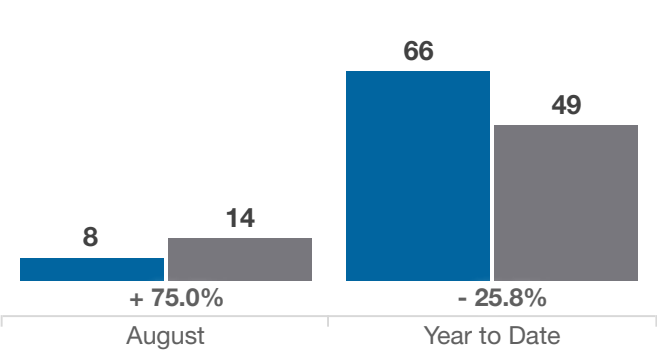
Average Sales Price



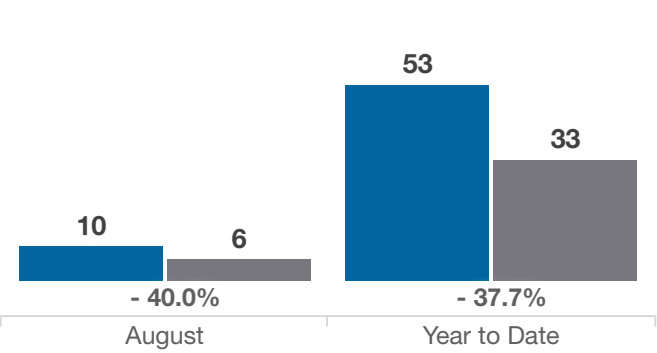
Inventory of Homes for Sale



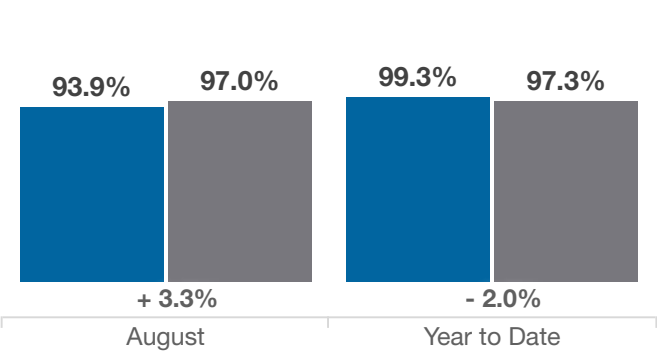
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

