

Local Market Update – August 2023

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

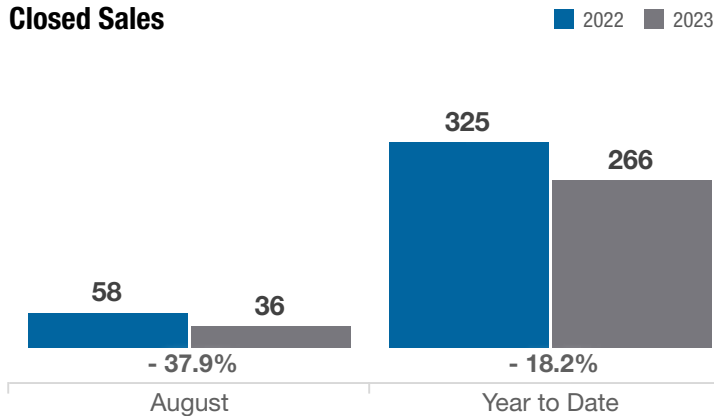


Madison County

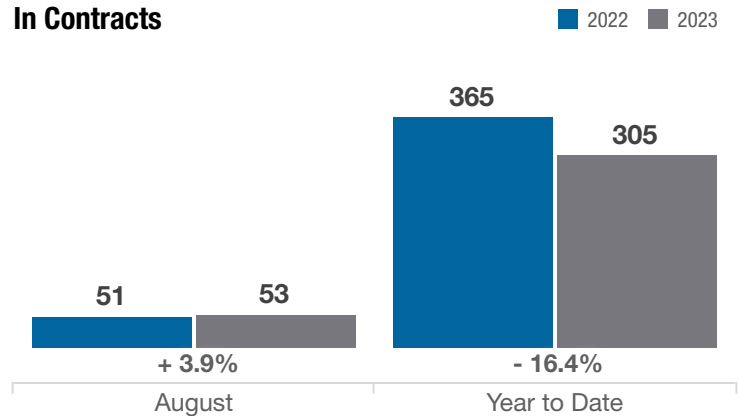
Key Metrics	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
Closed Sales	58	36	- 37.9%	325	266	- 18.2%
In Contracts	51	53	+ 3.9%	365	305	- 16.4%
Average Sales Price*	\$287,546	\$304,529	+ 5.9%	\$286,521	\$303,475	+ 5.9%
Median Sales Price*	\$272,000	\$272,500	+ 0.2%	\$259,700	\$290,275	+ 11.8%
Average Price Per Square Foot*	\$164.57	\$194.59	+ 18.2%	\$167.33	\$172.30	+ 3.0%
Percent of Original List Price Received*	99.1%	96.2%	- 2.9%	99.1%	97.7%	- 1.4%
Percent of Last List Price Received*	100.9%	98.5%	- 2.4%	100.3%	99.6%	- 0.7%
Days on Market Until Sale	18	28	+ 55.6%	18	34	+ 88.9%
New Listings	44	66	+ 50.0%	405	323	- 20.2%
Median List Price of New Listings	\$269,500	\$279,000	+ 3.5%	\$279,900	\$289,900	+ 3.6%
Median List Price at Time of Sale	\$269,500	\$272,450	+ 1.1%	\$249,900	\$289,450	+ 15.8%
Inventory of Homes for Sale	42	59	+ 40.5%	—	—	—
Months Supply of Inventory	1.0	1.7	+ 70.0%	—	—	—

* 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

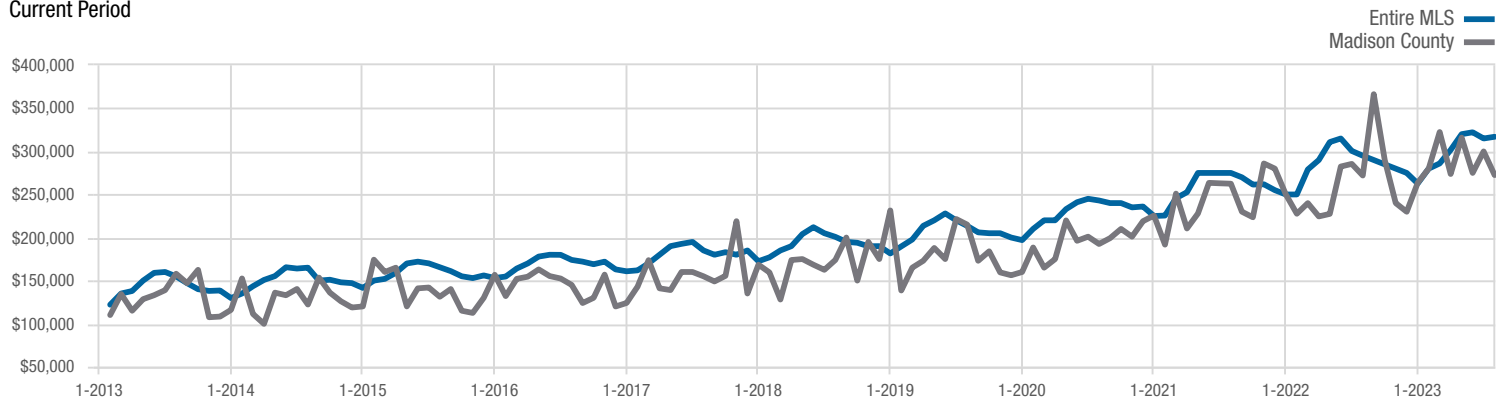


In Contracts



Median Sales Price

Current Period



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

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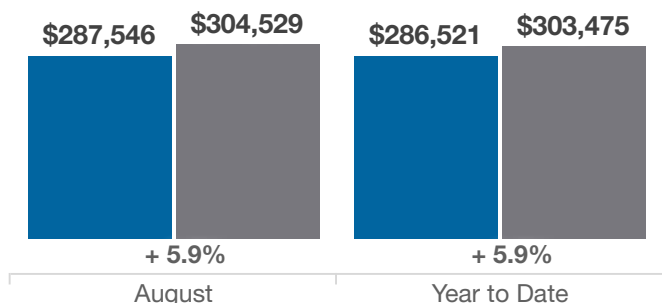
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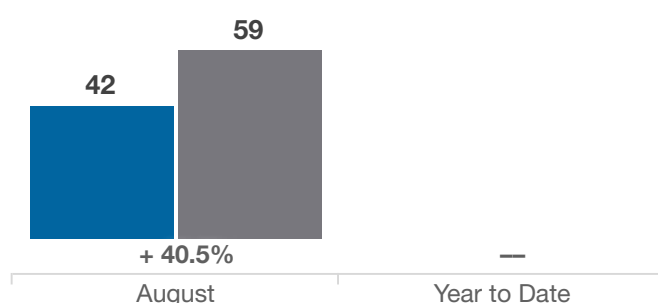
Average Sales Price

■ 2022 ■ 2023



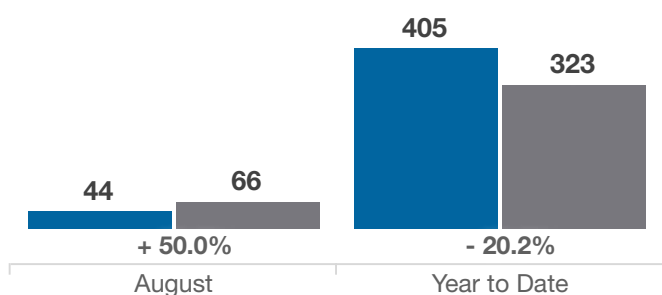
Inventory of Homes for Sale

■ 2022 ■ 2023



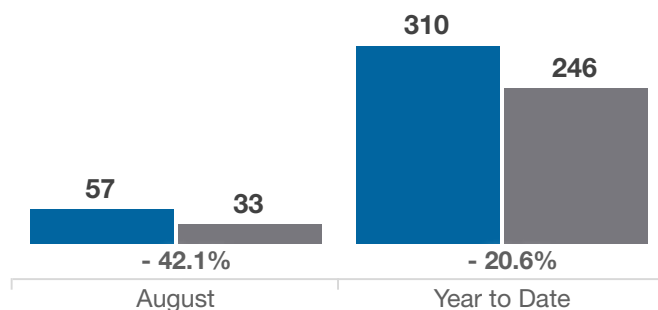
New Listings

■ 2022 ■ 2023



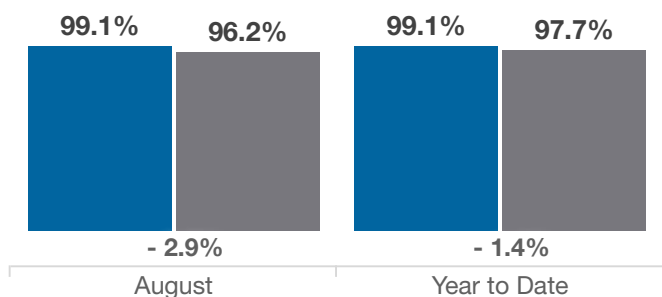
Single Family Sales

■ 2022 ■ 2023



Pct. Of Orig. List Price Received

■ 2022 ■ 2023



Condo Sales

■ 2022 ■ 2023

