

Local Market Update – October 2023

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



Canal Winchester City School District

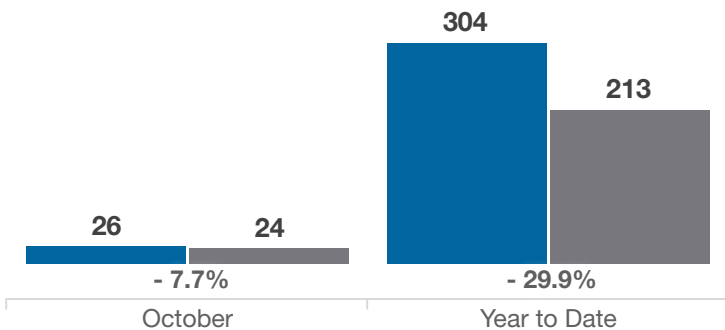
Franklin and Fairfield Counties

Key Metrics	October			Year to Date		
	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
Closed Sales	26	24	- 7.7%	304	213	- 29.9%
In Contracts	32	34	+ 6.3%	299	233	- 22.1%
Average Sales Price*	\$310,819	\$420,754	+ 35.4%	\$355,329	\$358,442	+ 0.9%
Median Sales Price*	\$295,450	\$351,500	+ 19.0%	\$340,000	\$335,000	- 1.5%
Average Price Per Square Foot*	\$177.22	\$196.09	+ 10.6%	\$185.10	\$190.42	+ 2.9%
Percent of Original List Price Received*	98.0%	99.0%	+ 1.0%	102.9%	100.1%	- 2.7%
Percent of Last List Price Received*	99.8%	100.1%	+ 0.3%	103.4%	101.1%	- 2.2%
Days on Market Until Sale	21	17	- 19.0%	12	21	+ 75.0%
New Listings	18	33	+ 83.3%	346	264	- 23.7%
Median List Price of New Listings	\$284,900	\$389,900	+ 36.9%	\$319,900	\$340,000	+ 6.3%
Median List Price at Time of Sale	\$294,900	\$357,450	+ 21.2%	\$324,900	\$329,900	+ 1.5%
Inventory of Homes for Sale	36	38	+ 5.6%	—	—	—
Months Supply of Inventory	1.2	1.7	+ 41.7%	—	—	—

* 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.

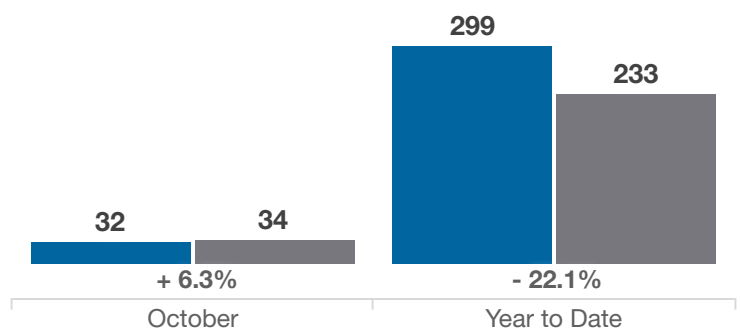
Closed Sales

■ 2022 ■ 2023



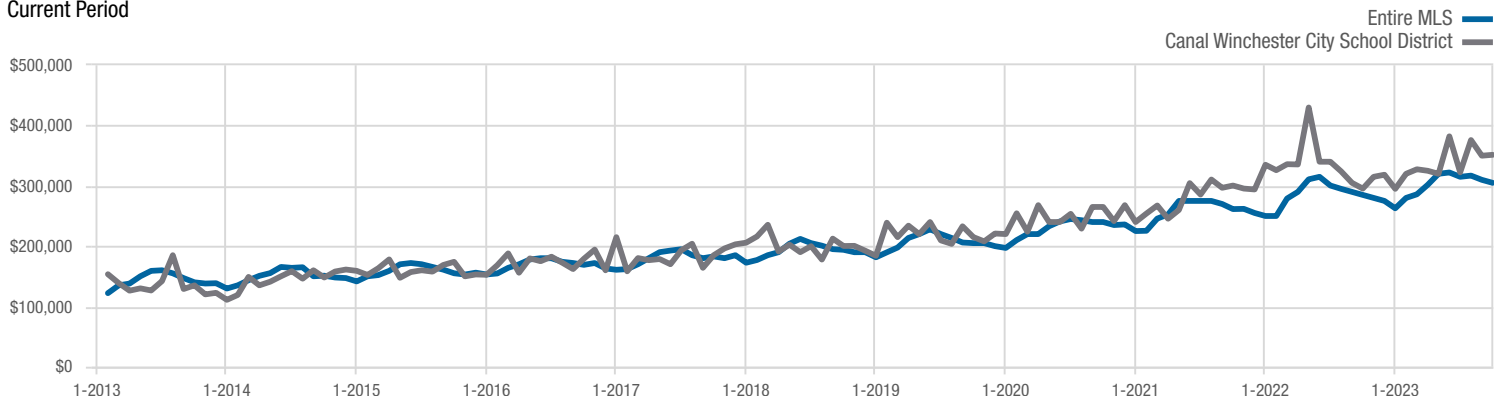
In Contracts

■ 2022 ■ 2023



Median Sales Price

Current Period



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

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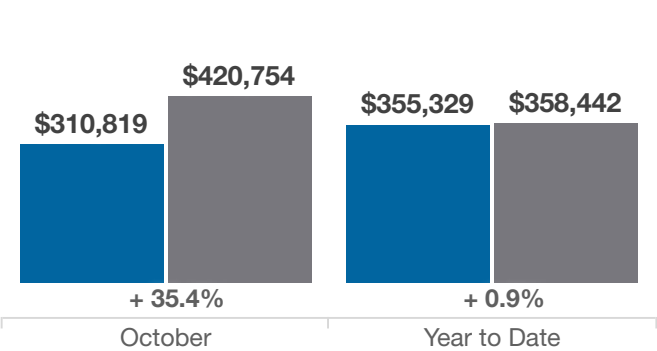
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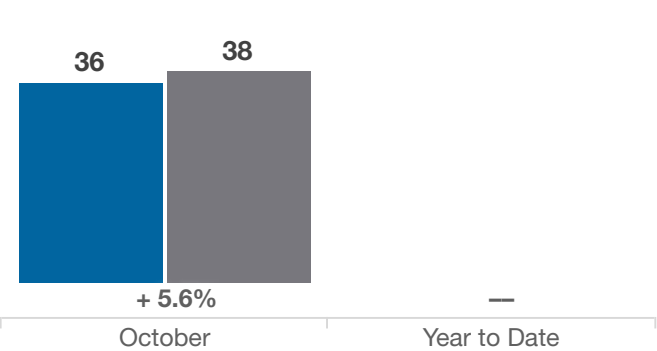
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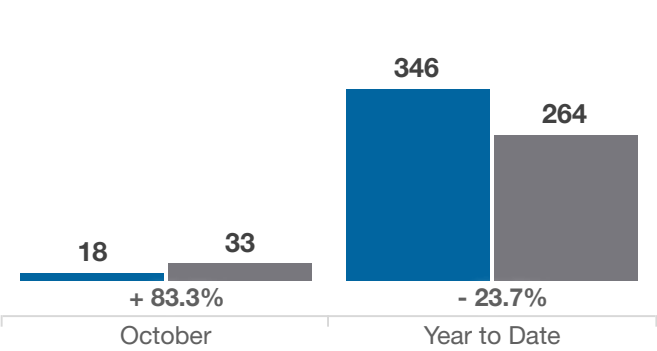
Average Sales Price



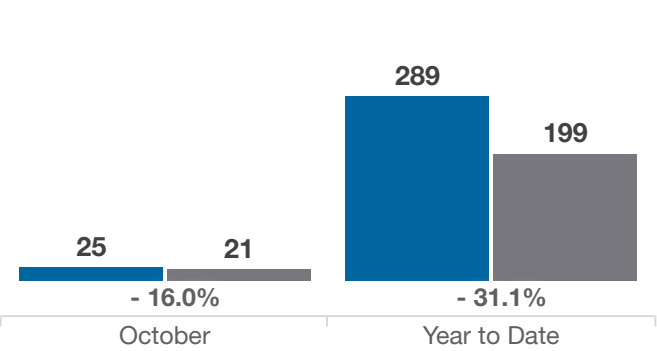
Inventory of Homes for Sale



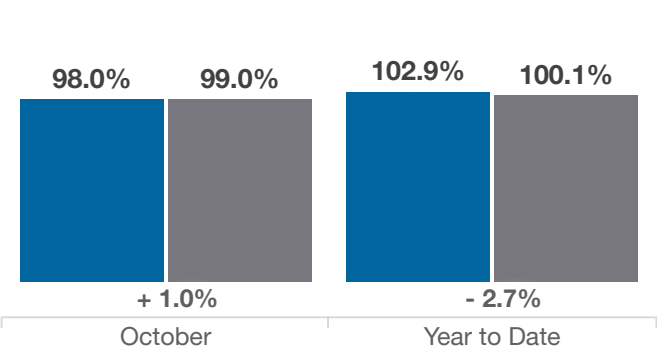
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

