Local Market Update – October 2023

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

COLUMBUS
REALTORS®

# Miami Trace Local School District

Fayette, Madison, Pickaway and Ross Counties

Key Metrics	October			Year to Date		
	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
Closed Sales	9	15	+ 66.7%	115	112	- 2.6%
In Contracts	12	21	+ 75.0%	116	127	+ 9.5%
Average Sales Price*	$169,056	$252,887	+ 49.6%	$211,461	$224,621	+ 6.2%
Median Sales Price*	$127,000	$230,000	+ 81.1%	$206,000	$200,000	- 2.9%
Average Price Per Square Foot*	$124.81	$146.03	+ 17.0%	$135.57	$142.87	+ 5.4%
Percent of Original List Price Received*	93.2%	94.2%	+ 1.1%	96.7%	96.4%	- 0.3%
Percent of Last List Price Received*	96.0%	96.5%	+ 0.5%	99.1%	98.5%	- 0.6%
Days on Market Until Sale	21	22	+ 4.8%	19	30	+ 57.9%
New Listings	8	16	+ 100.0%	138	136	- 1.4%
Median List Price of New Listings	$248,000	$172,450	- 30.5%	$199,900	$225,000	+ 12.6%
Median List Price at Time of Sale	$129,900	$220,000	+ 69.4%	$199,900	$199,900	0.0%
Inventory of Homes for Sale	14	20	+ 42.9%	—	—	—
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

	October	Year to Date
2022	9	115
2023	15	112
% Change	+ 66.7%	- 2.6%

In Contracts

■ 2022 ■ 2023

	October	Year to Date
2022	12	116
2023	21	127
% Change	+ 75.0%	+ 9.5%
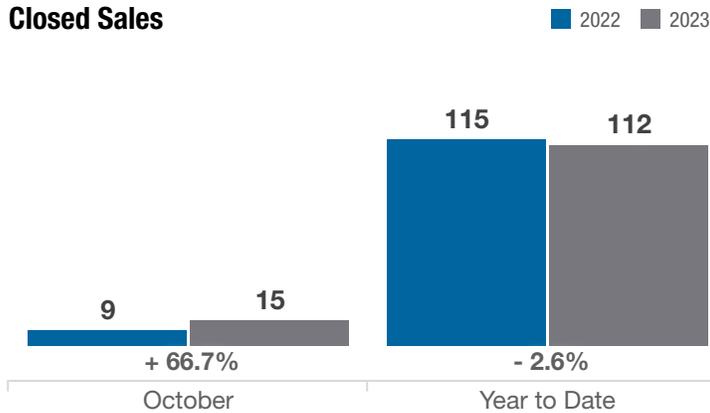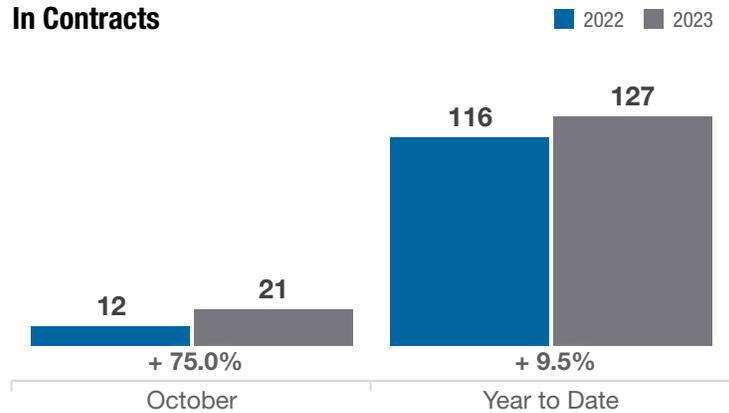
Median Sales Price
Current Period

Entire MLS ——
Miami Trace Local School District ——
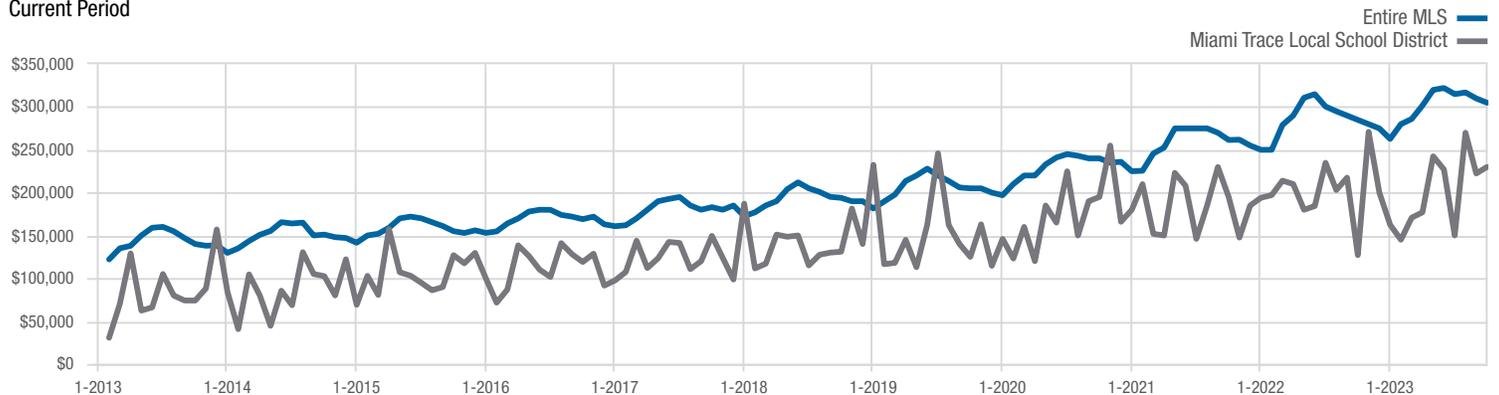
Each data point represents the median sales price in a given month.

COLUMBUS REALTORS®

Miami Trace Local School District

Fayette, Madison, Pickaway and Ross Counties

Average Sales Price   ■ 2022 ■ 2023

	October	Year to Date
2022	$169,056	$211,461
2023	$252,887	$224,621
	+ 49.6%	+ 6.2%
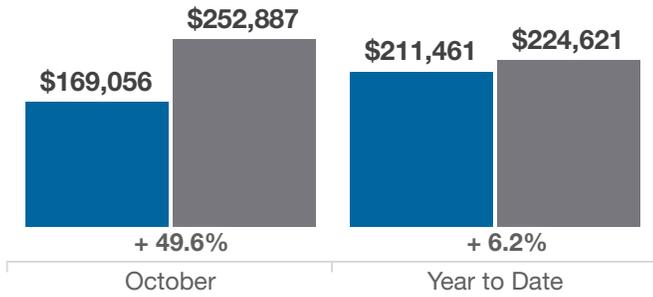
Inventory of Homes for Sale   ■ 2022 ■ 2023

	October	Year to Date
2022	14	
2023	20	
	+ 42.9%	—

New Listings   ■ 2022 ■ 2023

	October	Year to Date
2022	8	138
2023	16	136
	+ 100.0%	- 1.4%
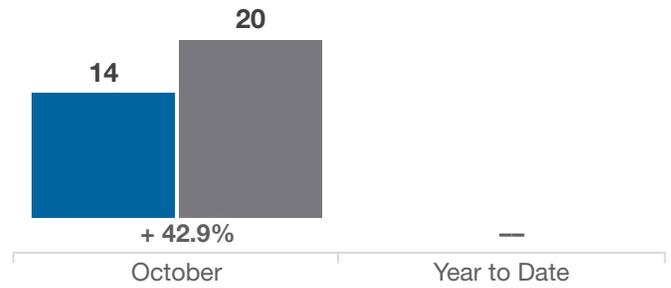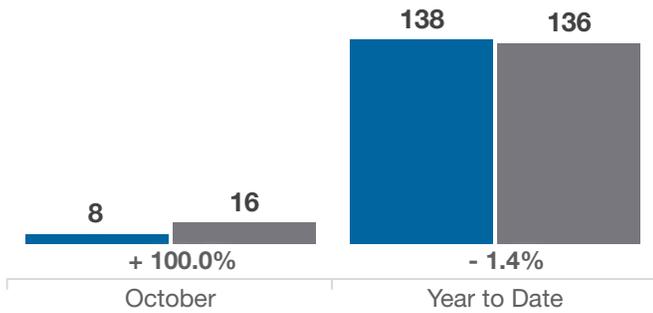
Single Family Sales   ■ 2022 ■ 2023

	October	Year to Date
2022	9	109
2023	15	110
	+ 66.7%	+ 0.9%
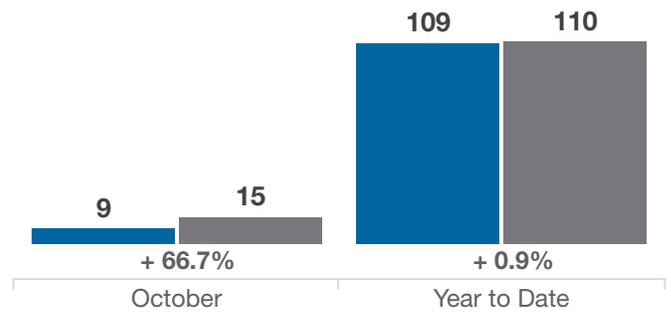
Pct. Of Orig. List Price Received   ■ 2022 ■ 2023

	October	Year to Date
2022	93.2%	96.7%
2023	94.2%	96.4%
	+ 1.1%	- 0.3%

Condo Sales   ■ 2022 ■ 2023

	October	Year to Date
2022	0	3
2023	0	1
	0.0%	- 66.7%