

Local Market Update – February 2024

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



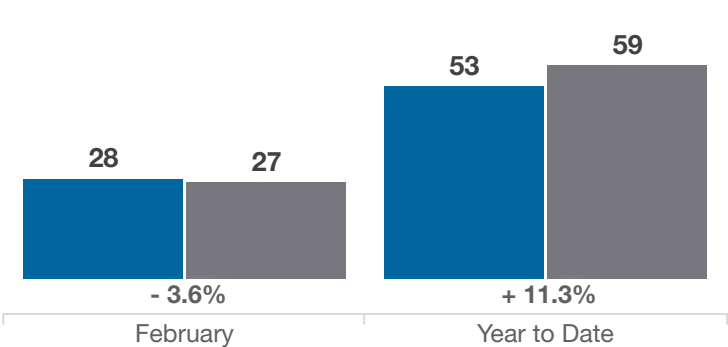
Knox County

Key Metrics	February			Year to Date		
	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
Closed Sales	28	27	- 3.6%	53	59	+ 11.3%
In Contracts	40	42	+ 5.0%	76	71	- 6.6%
Average Sales Price*	\$189,079	\$326,815	+ 72.8%	\$240,333	\$295,949	+ 23.1%
Median Sales Price*	\$170,000	\$309,000	+ 81.8%	\$200,000	\$260,000	+ 30.0%
Average Price Per Square Foot*	\$145.81	\$203.37	+ 39.5%	\$156.79	\$177.65	+ 13.3%
Percent of Original List Price Received*	94.6%	95.4%	+ 0.8%	96.8%	95.8%	- 1.0%
Percent of Last List Price Received*	97.3%	98.3%	+ 1.0%	99.0%	98.8%	- 0.2%
Days on Market Until Sale	33	42	+ 27.3%	30	40	+ 33.3%
New Listings	38	39	+ 2.6%	77	64	- 16.9%
Median List Price of New Listings	\$229,900	\$289,900	+ 26.1%	\$242,450	\$289,950	+ 19.6%
Median List Price at Time of Sale	\$175,000	\$315,000	+ 80.0%	\$200,000	\$263,900	+ 32.0%
Inventory of Homes for Sale	49	51	+ 4.1%	—	—	—
Months Supply of Inventory	1.0	1.1	+ 10.0%	—	—	—

* 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.

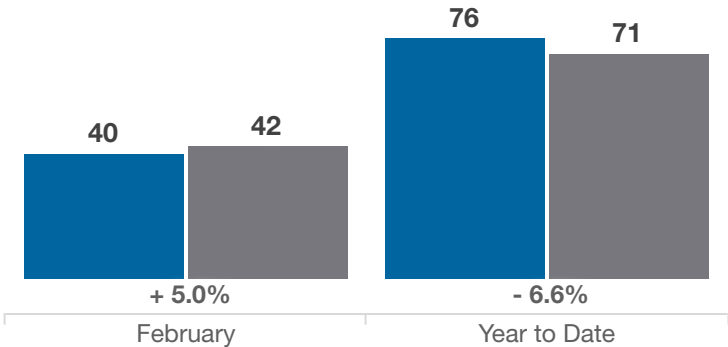
Closed Sales

■ 2023 ■ 2024



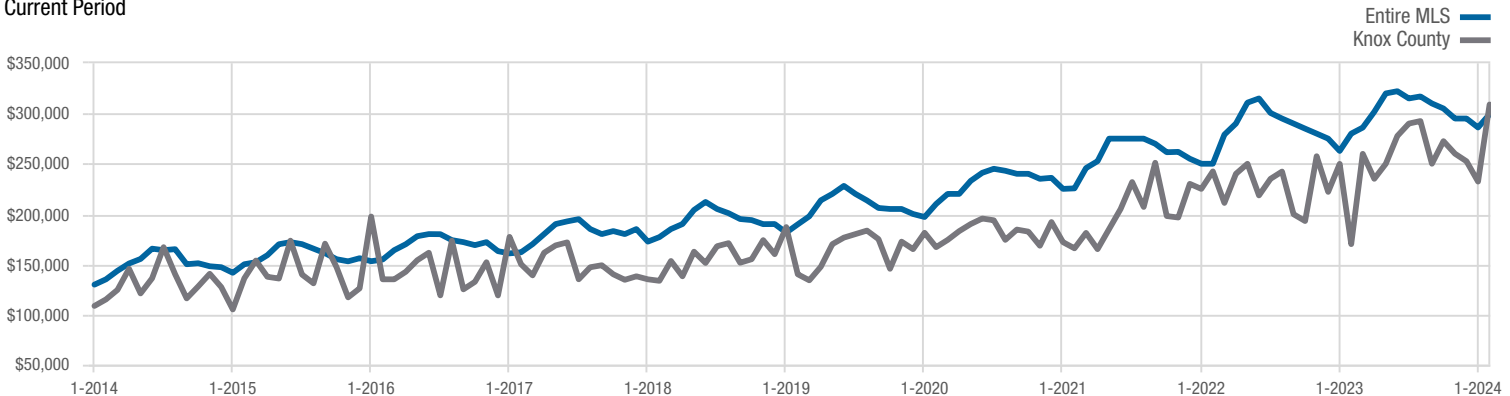
In Contracts

■ 2023 ■ 2024



Median Sales Price

Current Period



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

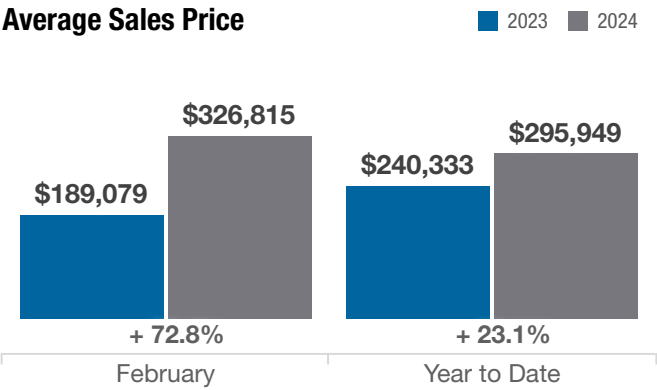
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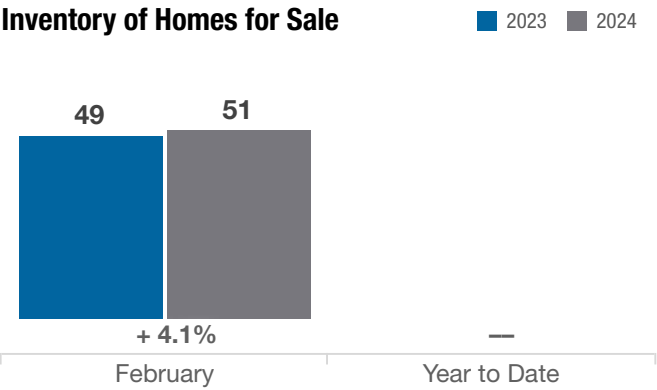


Knox County

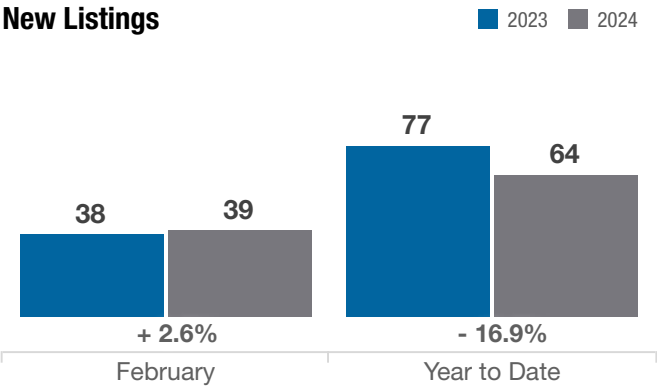
Average Sales Price



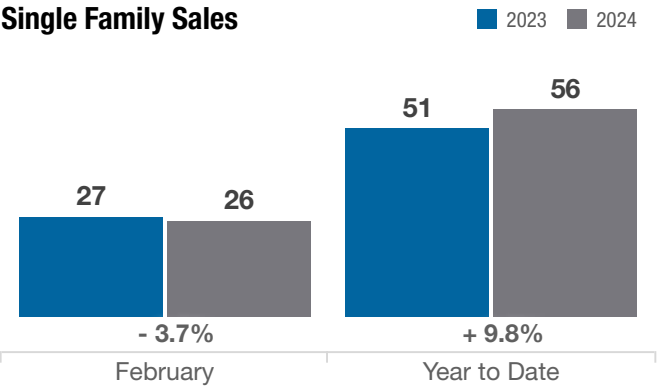
Inventory of Homes for Sale



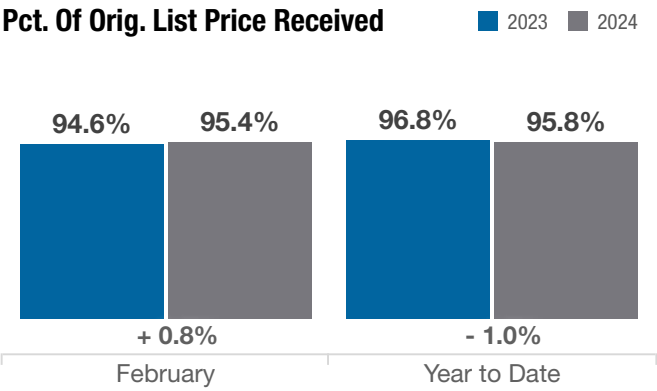
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

