

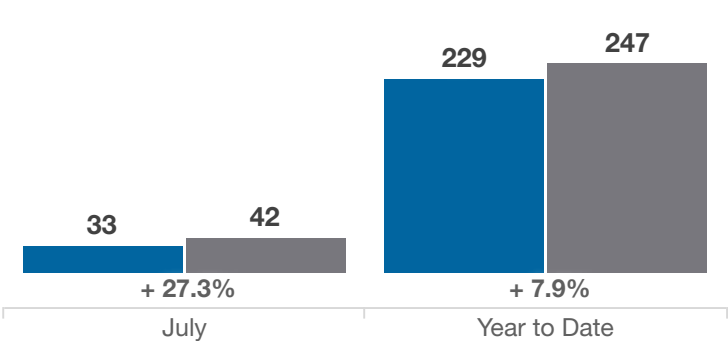
## Madison County

Key Metrics	July			Year to Date		
	2023	2024	% Change	Thru 7-2023	Thru 7-2024	% Change
Closed Sales	33	42	+ 27.3%	229	247	+ 7.9%
In Contracts	50	59	+ 18.0%	258	278	+ 7.8%
Average Sales Price*	\$315,000	\$363,247	+ 15.3%	\$303,041	\$359,609	+ 18.7%
Median Sales Price*	\$300,000	\$320,000	+ 6.7%	\$295,990	\$315,000	+ 6.4%
Average Price Per Square Foot*	\$171.40	\$194.38	+ 13.4%	\$168.75	\$188.93	+ 12.0%
Percent of Original List Price Received*	99.0%	96.9%	- 2.1%	97.9%	97.3%	- 0.6%
Percent of Last List Price Received*	100.5%	98.7%	- 1.8%	99.8%	99.4%	- 0.4%
Days on Market Until Sale	23	25	+ 8.7%	35	32	- 8.6%
New Listings	50	65	+ 30.0%	257	349	+ 35.8%
Median List Price of New Listings	\$287,000	\$350,000	+ 22.0%	\$294,900	\$335,000	+ 13.6%
Median List Price at Time of Sale	\$314,900	\$324,900	+ 3.2%	\$294,900	\$325,000	+ 10.2%
Inventory of Homes for Sale	50	83	+ 66.0%	—	—	—
Months Supply of Inventory	1.4	2.3	+ 64.3%	—	—	—

\* 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.

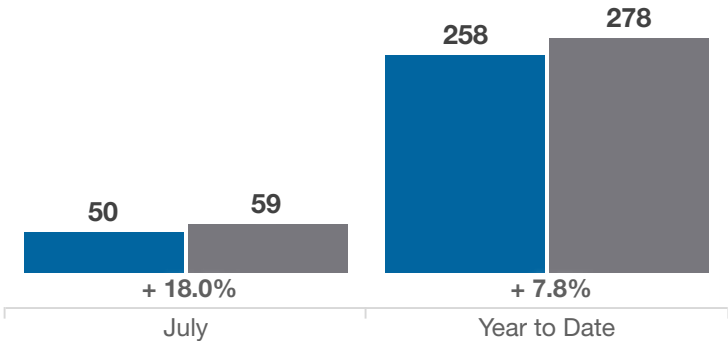
### Closed Sales

■ 2023 ■ 2024



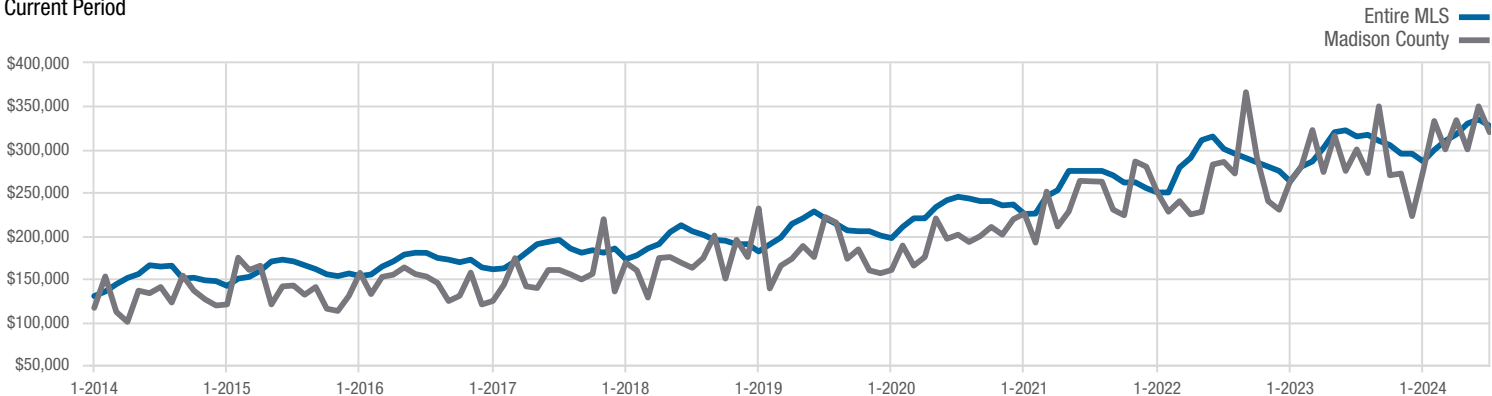
### In Contracts

■ 2023 ■ 2024



### Median Sales Price

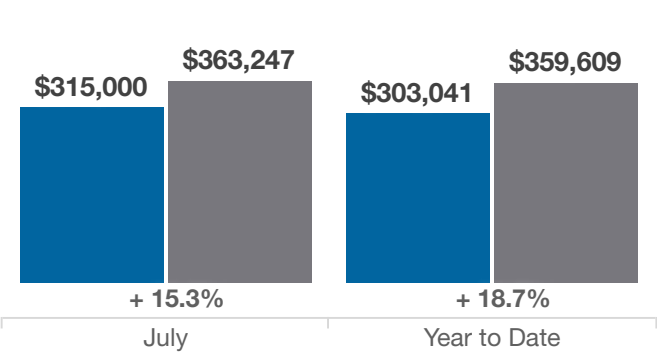
Current Period



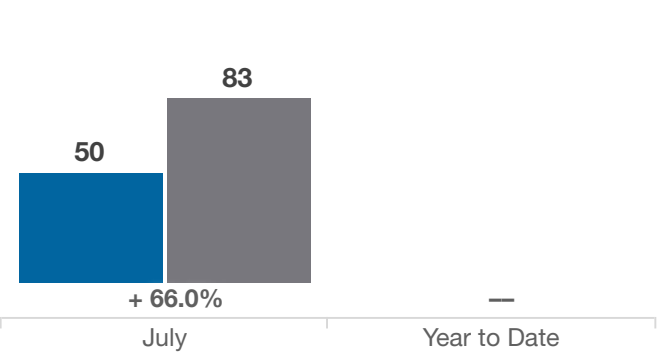
Each data point represents the median sales price in a given month.

## Madison County

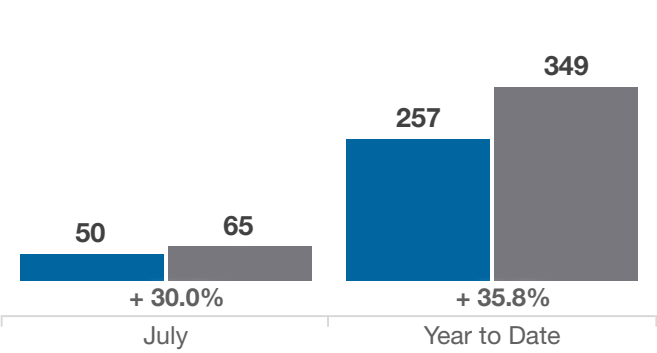
Average Sales Price



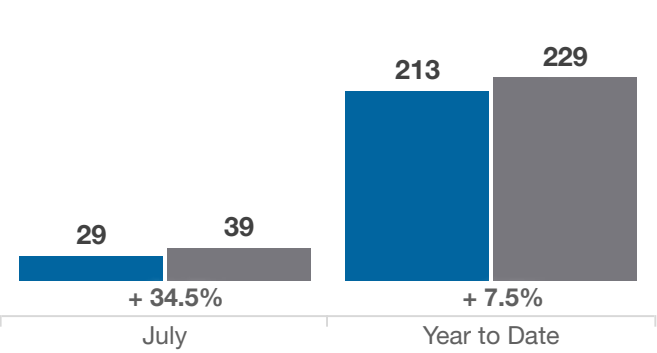
Inventory of Homes for Sale



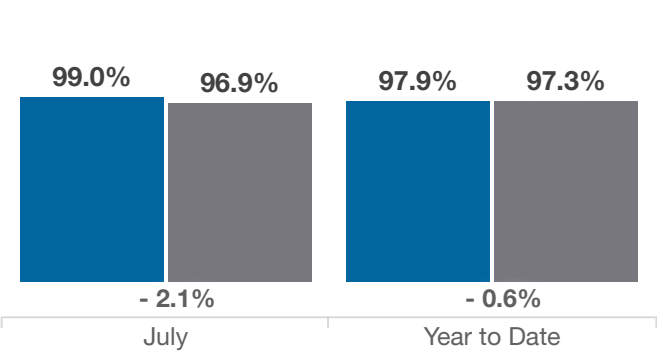
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

