

Local Market Update – August 2024

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



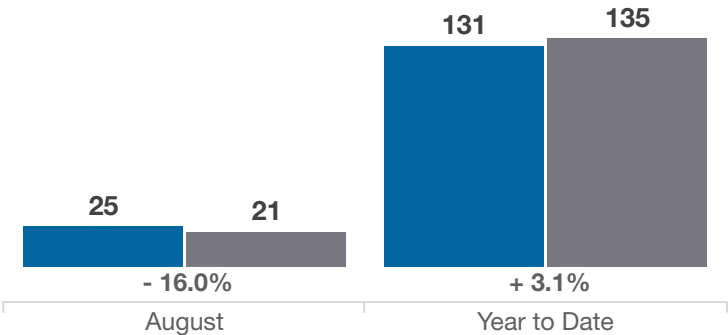
Champaign County

Key Metrics	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
Closed Sales	25	21	- 16.0%	131	135	+ 3.1%
In Contracts	33	26	- 21.2%	145	144	- 0.7%
Average Sales Price*	\$288,422	\$263,017	- 8.8%	\$246,431	\$288,388	+ 17.0%
Median Sales Price*	\$259,000	\$239,900	- 7.4%	\$225,725	\$232,153	+ 2.8%
Average Price Per Square Foot*	\$178.97	\$167.78	- 6.3%	\$153.78	\$166.52	+ 8.3%
Percent of Original List Price Received*	99.0%	97.2%	- 1.8%	96.9%	95.9%	- 1.0%
Percent of Last List Price Received*	99.4%	99.8%	+ 0.4%	98.6%	98.2%	- 0.4%
Days on Market Until Sale	32	24	- 25.0%	33	38	+ 15.2%
New Listings	21	17	- 19.0%	159	149	- 6.3%
Median List Price of New Listings	\$289,900	\$229,000	- 21.0%	\$244,900	\$220,000	- 10.2%
Median List Price at Time of Sale	\$249,900	\$234,000	- 6.4%	\$220,000	\$229,450	+ 4.3%
Inventory of Homes for Sale	26	20	- 23.1%	—	—	—
Months Supply of Inventory	1.5	1.2	- 20.0%	—	—	—

* 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.

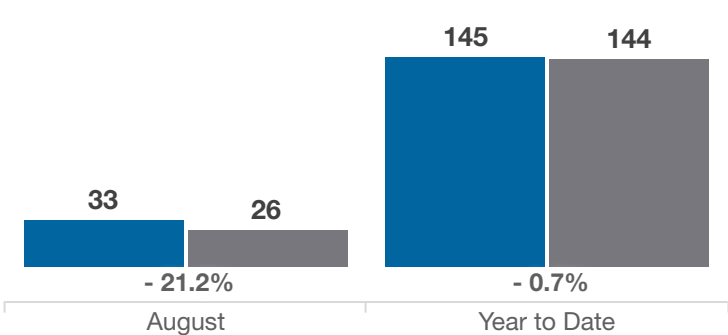
Closed Sales

■ 2023 ■ 2024



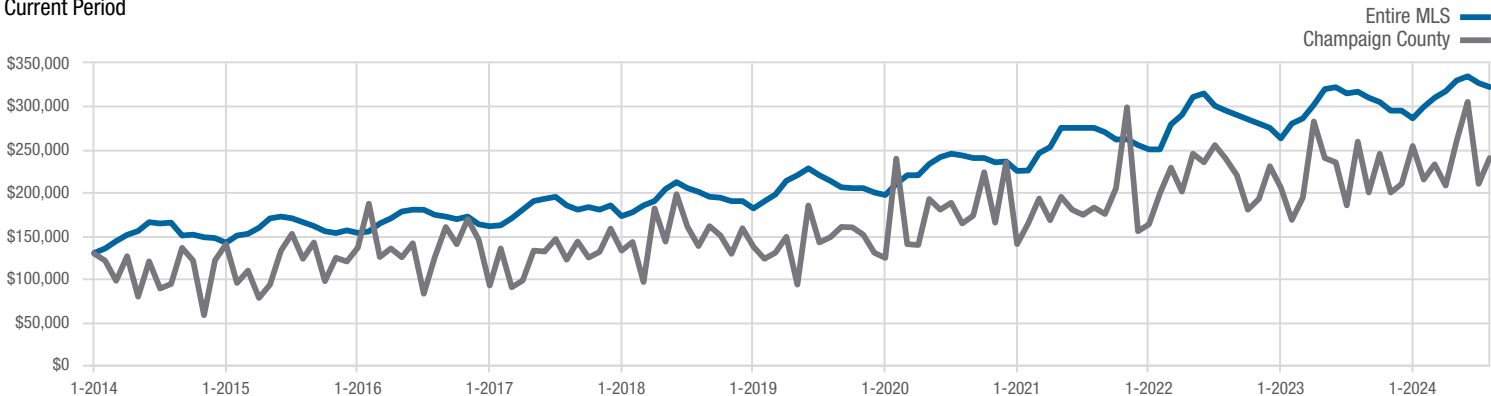
In Contracts

■ 2023 ■ 2024



Median Sales Price

Current Period



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

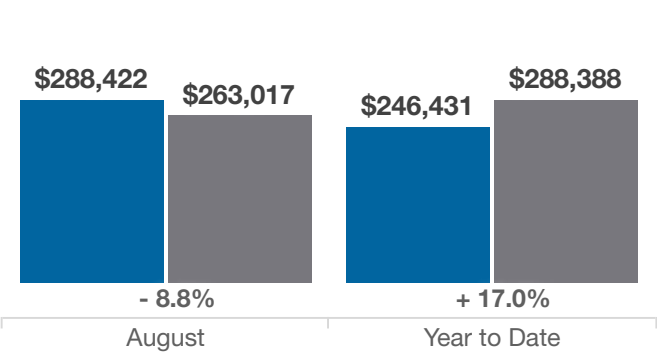
Local Market Update – August 2024

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

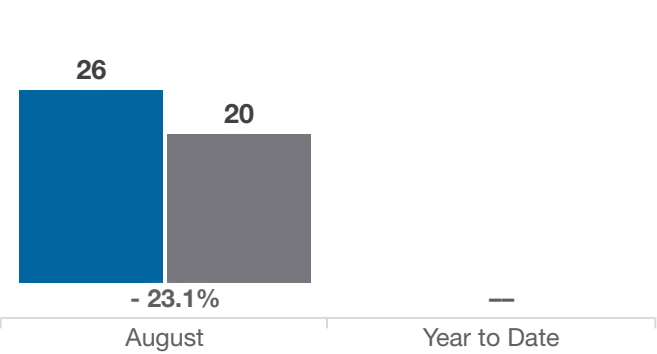


Champaign County

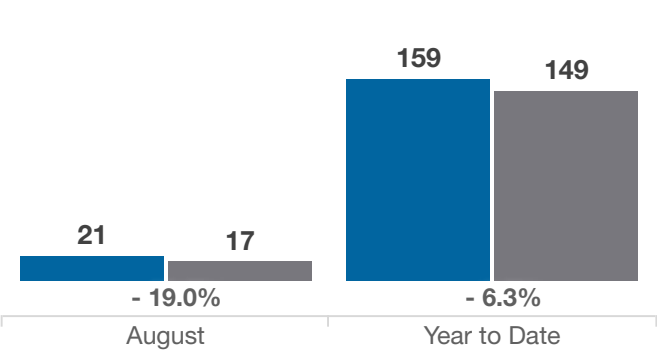
Average Sales Price



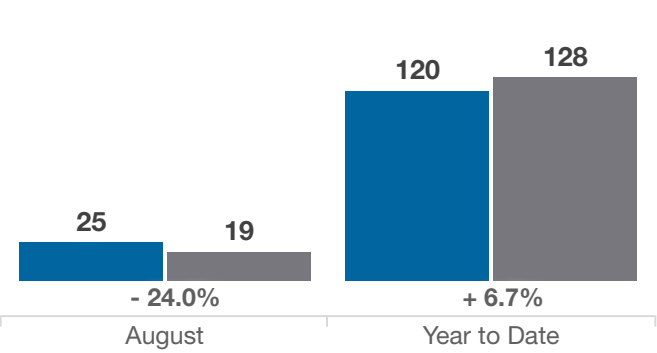
Inventory of Homes for Sale



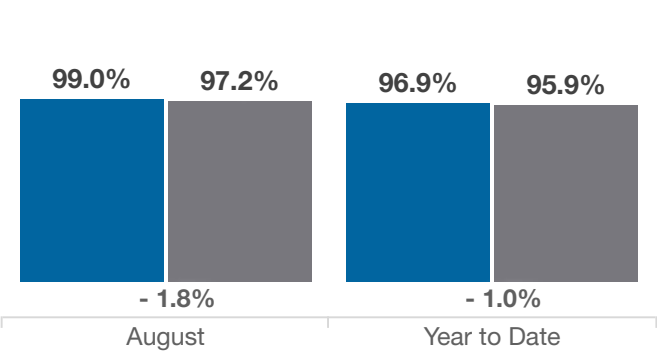
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

