

Local Market Update – August 2024

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



Gahanna Jefferson City School District

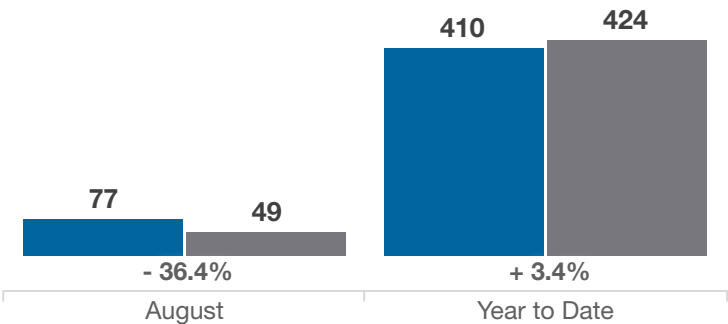
Franklin County

Key Metrics	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
Closed Sales	77	49	- 36.4%	410	424	+ 3.4%
In Contracts	65	54	- 16.9%	427	444	+ 4.0%
Average Sales Price*	\$458,958	\$418,726	- 8.8%	\$431,709	\$451,797	+ 4.7%
Median Sales Price*	\$407,000	\$405,000	- 0.5%	\$375,000	\$410,000	+ 9.3%
Average Price Per Square Foot*	\$207.87	\$211.47	+ 1.7%	\$203.99	\$214.60	+ 5.2%
Percent of Original List Price Received*	99.0%	100.4%	+ 1.4%	100.7%	100.0%	- 0.7%
Percent of Last List Price Received*	100.4%	101.1%	+ 0.7%	101.7%	100.7%	- 1.0%
Days on Market Until Sale	19	12	- 36.8%	18	18	0.0%
New Listings	64	68	+ 6.3%	473	493	+ 4.2%
Median List Price of New Listings	\$377,450	\$399,900	+ 5.9%	\$375,000	\$400,000	+ 6.7%
Median List Price at Time of Sale	\$419,000	\$419,900	+ 0.2%	\$369,250	\$399,900	+ 8.3%
Inventory of Homes for Sale	51	74	+ 45.1%	—	—	—
Months Supply of Inventory	1.0	1.4	+ 40.0%	—	—	—

* 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.

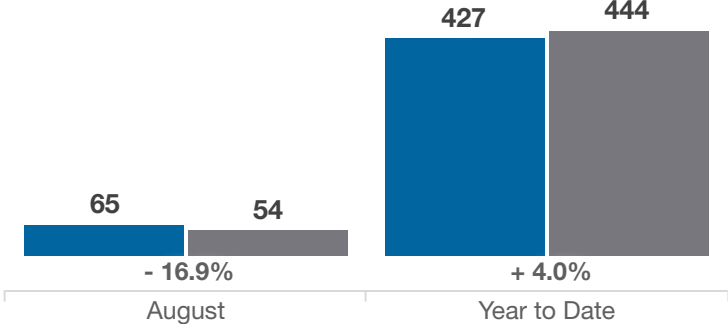
Closed Sales

■ 2023 ■ 2024



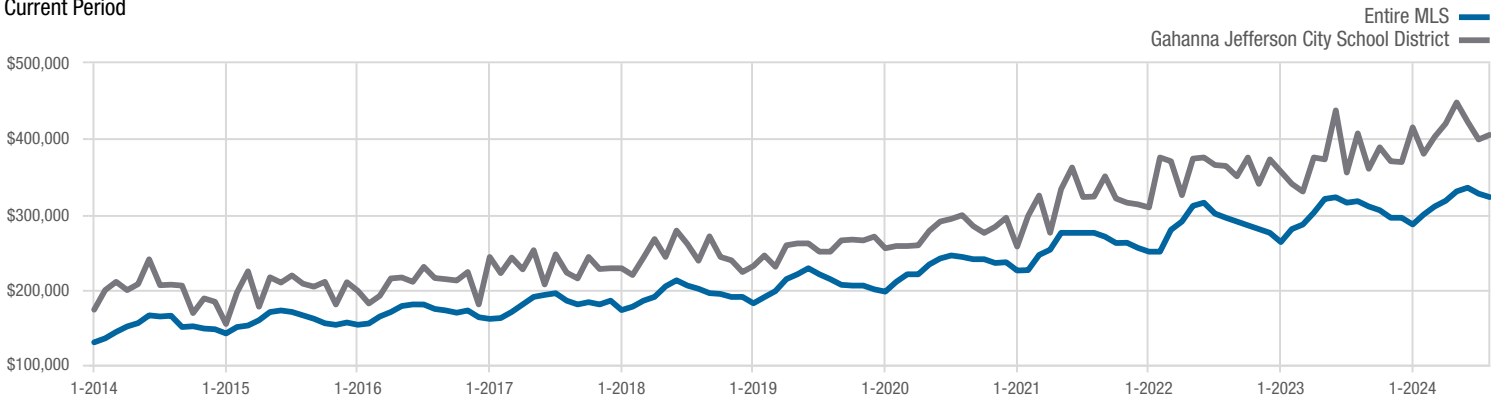
In Contracts

■ 2023 ■ 2024



Median Sales Price

Current Period



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

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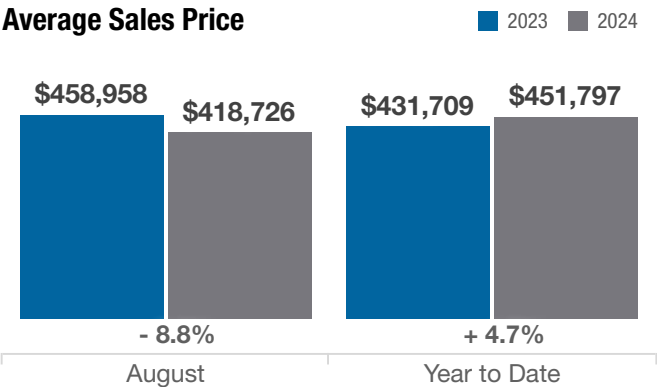
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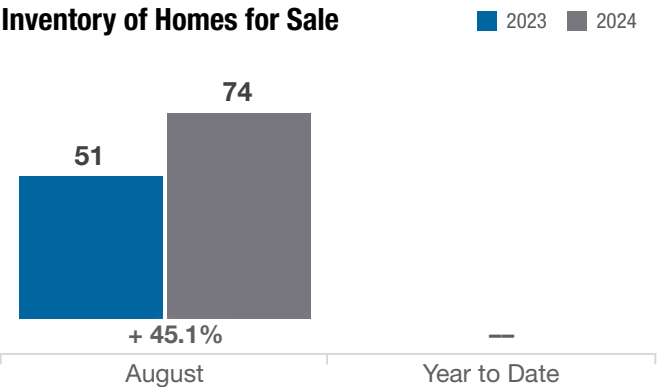
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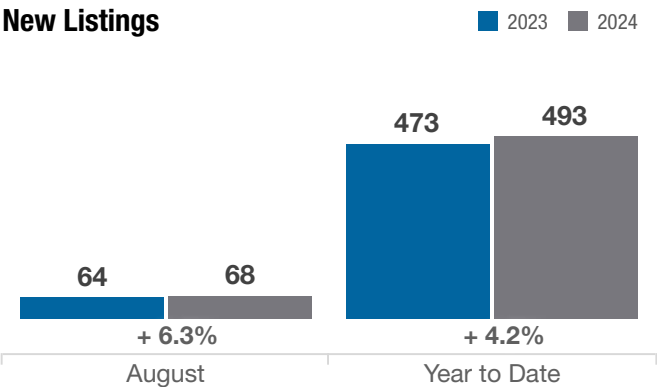
Average Sales Price



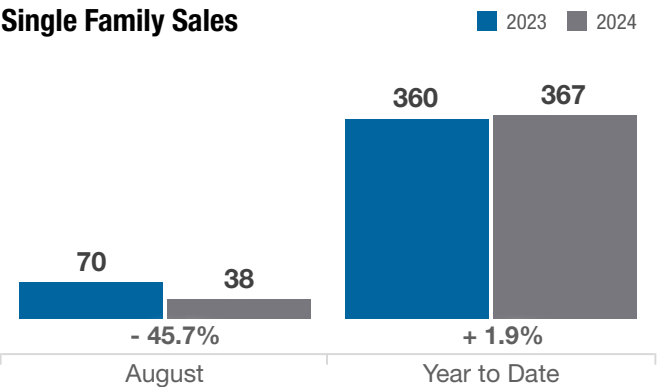
Inventory of Homes for Sale



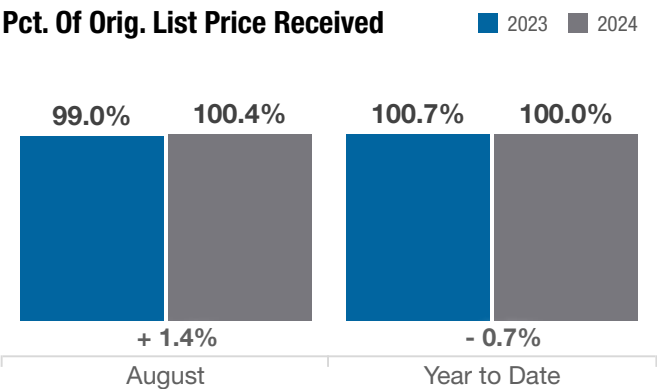
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

