

Local Market Update – October 2024

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



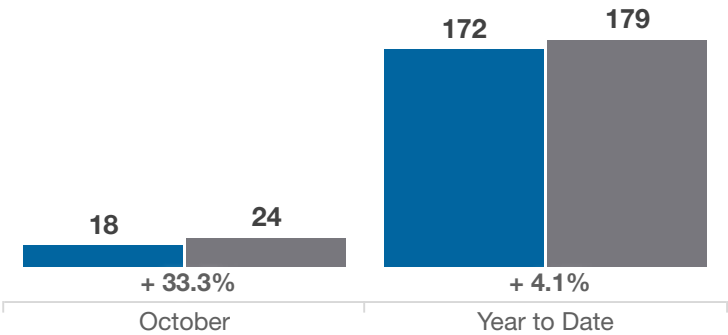
Champaign County

Key Metrics	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
Closed Sales	18	24	+ 33.3%	172	179	+ 4.1%
In Contracts	17	23	+ 35.3%	180	184	+ 2.2%
Average Sales Price*	\$269,539	\$231,313	- 14.2%	\$244,194	\$277,549	+ 13.7%
Median Sales Price*	\$244,950	\$232,500	- 5.1%	\$230,000	\$231,328	+ 0.6%
Average Price Per Square Foot*	\$143.50	\$161.67	+ 12.7%	\$151.51	\$166.28	+ 9.7%
Percent of Original List Price Received*	96.3%	93.9%	- 2.5%	97.0%	95.8%	- 1.2%
Percent of Last List Price Received*	98.9%	95.0%	- 3.9%	98.7%	97.9%	- 0.8%
Days on Market Until Sale	22	23	+ 4.5%	29	34	+ 17.2%
New Listings	25	21	- 16.0%	206	203	- 1.5%
Median List Price of New Listings	\$234,900	\$234,900	0.0%	\$239,900	\$229,900	- 4.2%
Median List Price at Time of Sale	\$241,950	\$239,900	- 0.8%	\$220,000	\$226,250	+ 2.8%
Inventory of Homes for Sale	34	32	- 5.9%	—	—	—
Months Supply of Inventory	2.0	1.8	- 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.

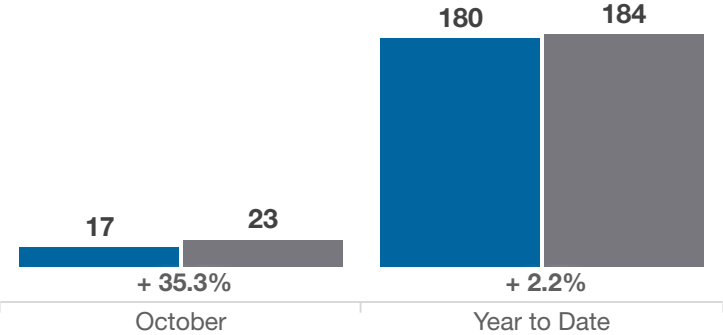
Closed Sales

■ 2023 ■ 2024



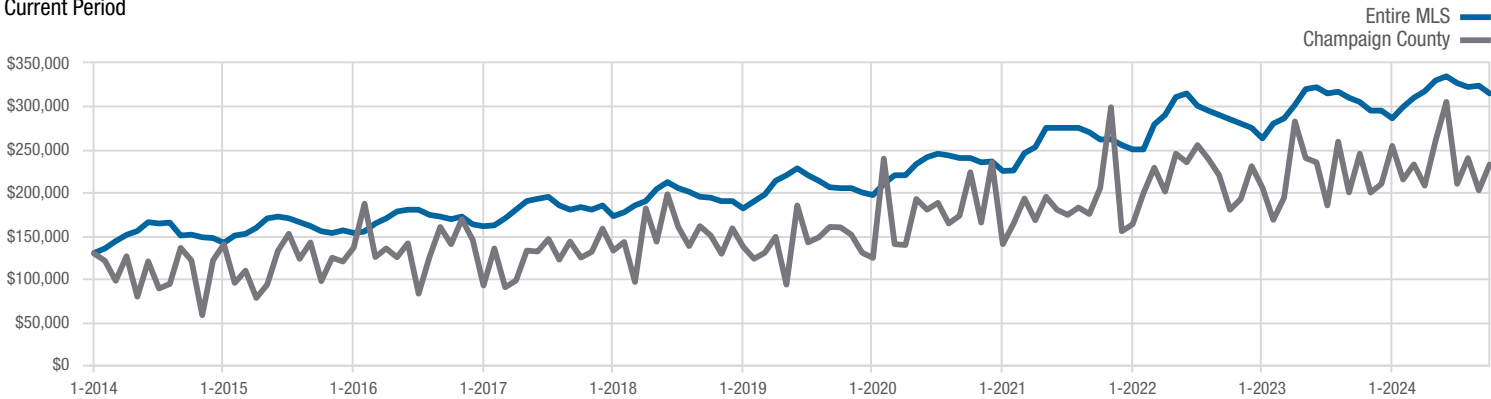
In Contracts

■ 2023 ■ 2024



Median Sales Price

Current Period



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

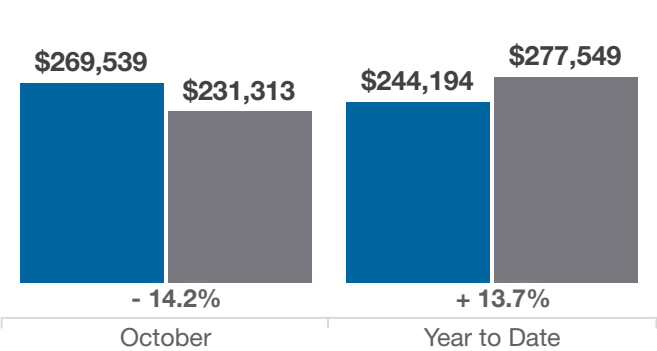
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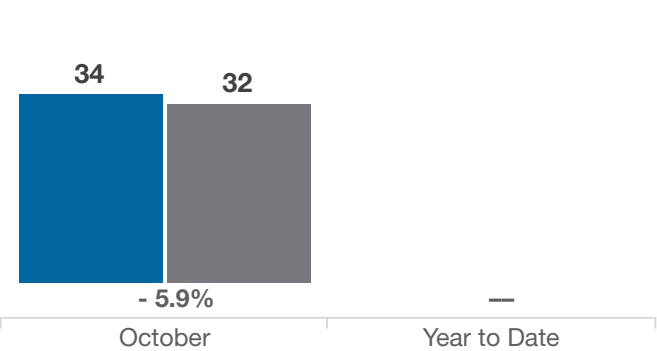


Champaign County

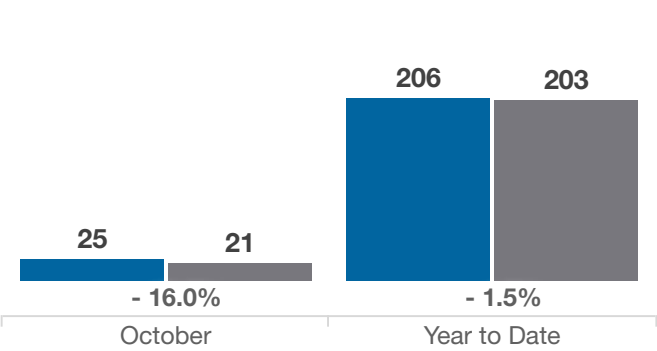
Average Sales Price



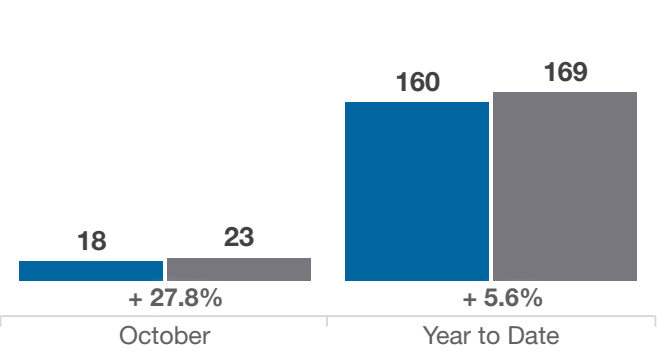
Inventory of Homes for Sale



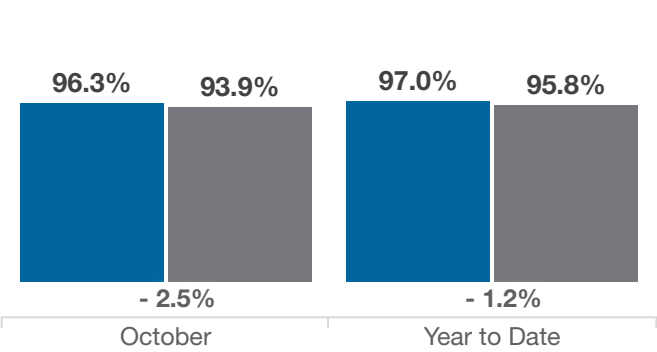
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

