

Local Market Update – October 2024

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



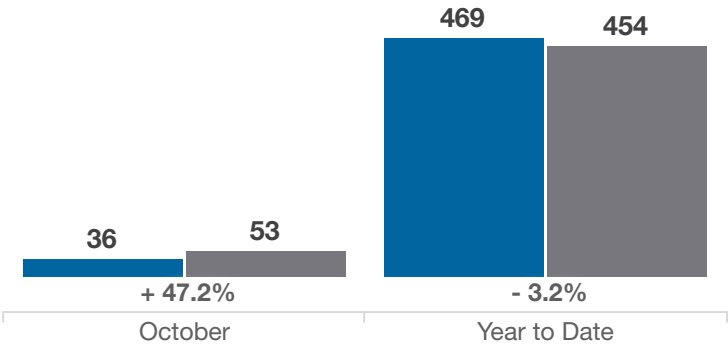
Knox County

Key Metrics	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
Closed Sales	36	53	+ 47.2%	469	454	- 3.2%
In Contracts	56	61	+ 8.9%	508	488	- 3.9%
Average Sales Price*	\$293,042	\$303,459	+ 3.6%	\$295,472	\$328,533	+ 11.2%
Median Sales Price*	\$272,500	\$270,000	- 0.9%	\$260,000	\$285,000	+ 9.6%
Average Price Per Square Foot*	\$174.19	\$193.33	+ 11.0%	\$188.09	\$200.62	+ 6.7%
Percent of Original List Price Received*	96.1%	96.7%	+ 0.6%	98.3%	97.1%	- 1.2%
Percent of Last List Price Received*	99.3%	99.7%	+ 0.4%	99.7%	99.0%	- 0.7%
Days on Market Until Sale	26	33	+ 26.9%	23	33	+ 43.5%
New Listings	66	72	+ 9.1%	601	608	+ 1.2%
Median List Price of New Listings	\$260,000	\$319,950	+ 23.1%	\$275,000	\$295,000	+ 7.3%
Median List Price at Time of Sale	\$284,500	\$279,000	- 1.9%	\$259,900	\$289,500	+ 11.4%
Inventory of Homes for Sale	83	122	+ 47.0%	—	—	—
Months Supply of Inventory	1.8	2.6	+ 44.4%	—	—	—

* 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.

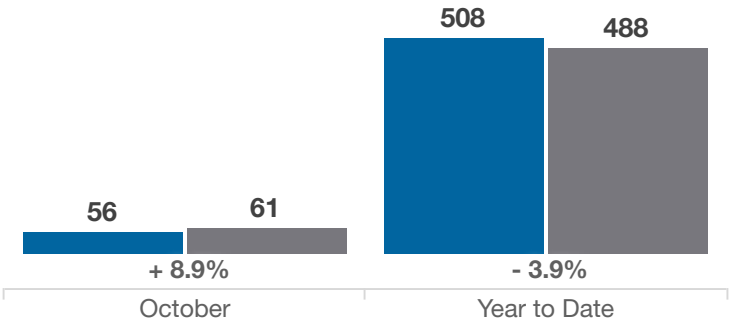
Closed Sales

■ 2023 ■ 2024



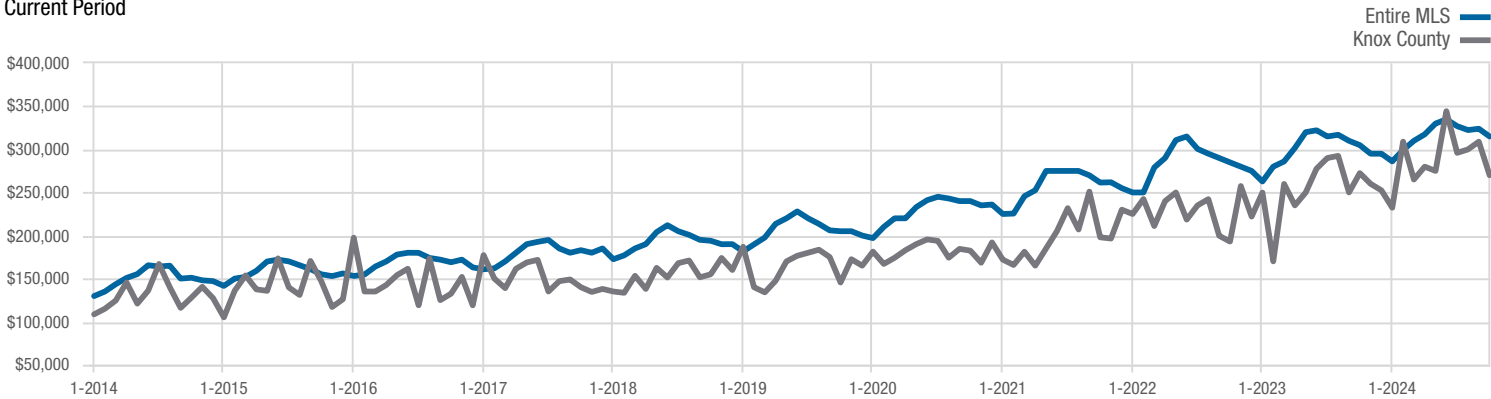
In Contracts

■ 2023 ■ 2024



Median Sales Price

Current Period



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

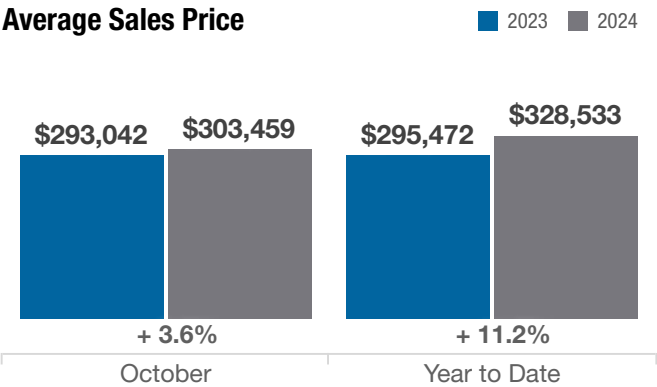
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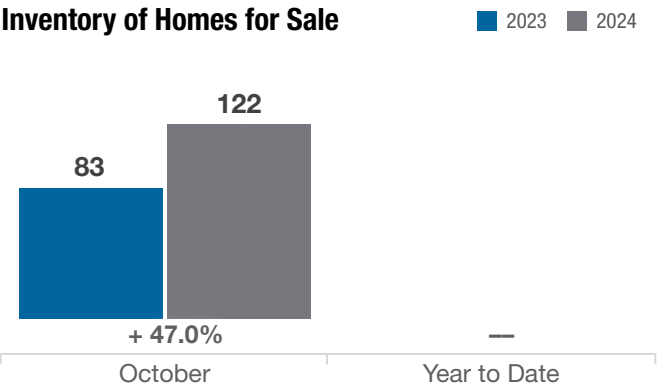


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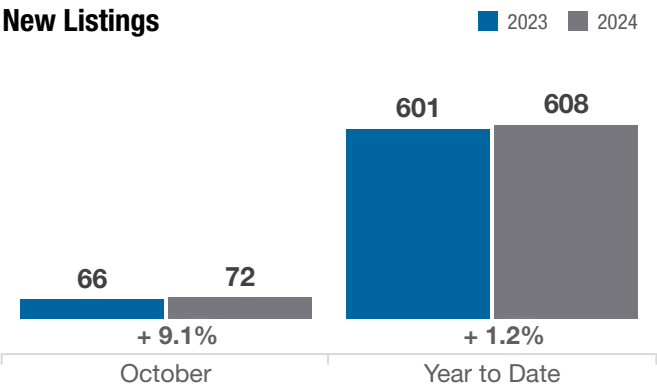
Average Sales Price



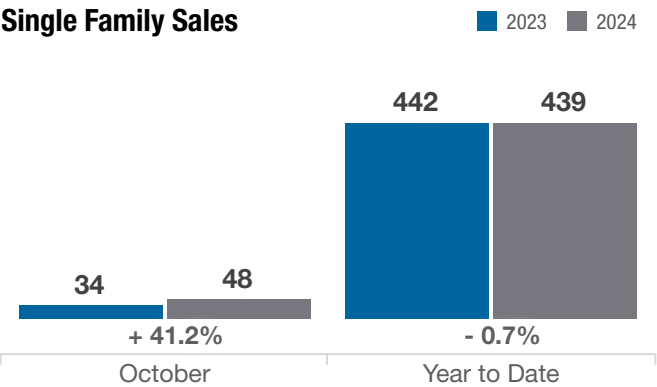
Inventory of Homes for Sale



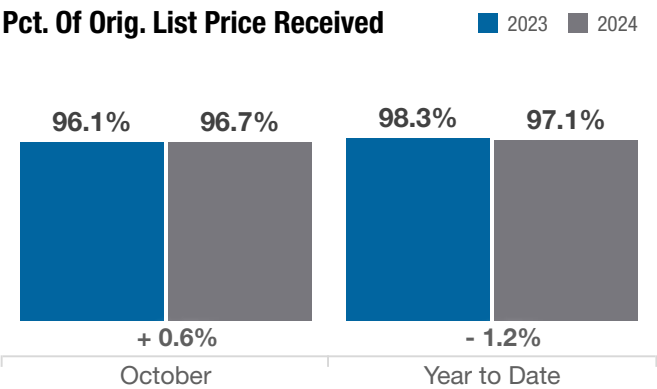
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

