

Local Market Update – January 2025

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



Canal Winchester City School District

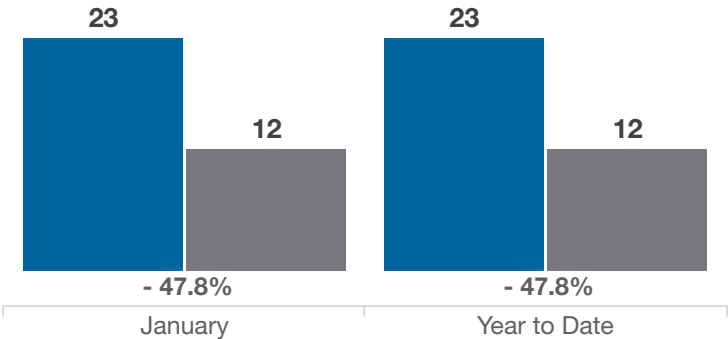
Franklin and Fairfield Counties

Key Metrics	January			Year to Date		
	2024	2025	% Change	Thru 1-2024	Thru 1-2025	% Change
Closed Sales	23	12	- 47.8%	23	12	- 47.8%
In Contracts	31	25	- 19.4%	31	25	- 19.4%
Average Sales Price*	\$393,645	\$365,292	- 7.2%	\$393,645	\$365,292	- 7.2%
Median Sales Price*	\$392,495	\$325,000	- 17.2%	\$392,495	\$325,000	- 17.2%
Average Price Per Square Foot*	\$199.47	\$189.09	- 5.2%	\$199.47	\$189.09	- 5.2%
Percent of Original List Price Received*	98.0%	98.5%	+ 0.5%	98.0%	98.5%	+ 0.5%
Percent of Last List Price Received*	98.3%	99.3%	+ 1.0%	98.3%	99.3%	+ 1.0%
Days on Market Until Sale	61	22	- 63.9%	61	22	- 63.9%
New Listings	21	18	- 14.3%	21	18	- 14.3%
Median List Price of New Listings	\$314,999	\$355,000	+ 12.7%	\$314,999	\$355,000	+ 12.7%
Median List Price at Time of Sale	\$399,900	\$327,000	- 18.2%	\$399,900	\$327,000	- 18.2%
Inventory of Homes for Sale	20	17	- 15.0%	—	—	—
Months Supply of Inventory	0.9	0.8	- 11.1%	—	—	—

* 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.

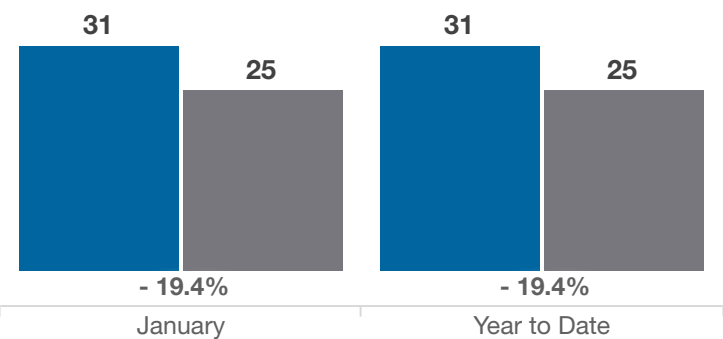
Closed Sales

■ 2024 ■ 2025



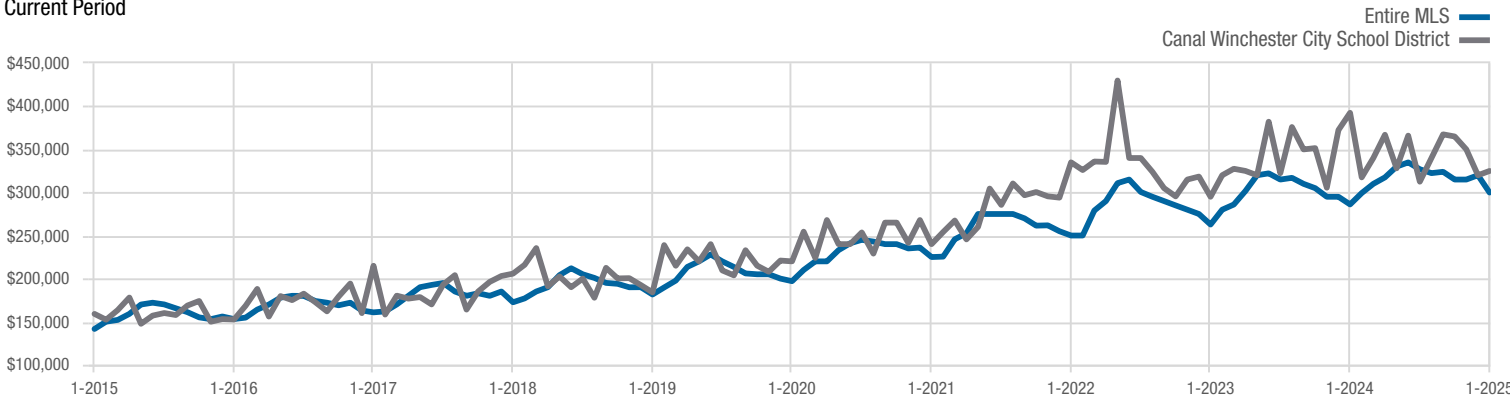
In Contracts

■ 2024 ■ 2025



Median Sales Price

Current Period



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

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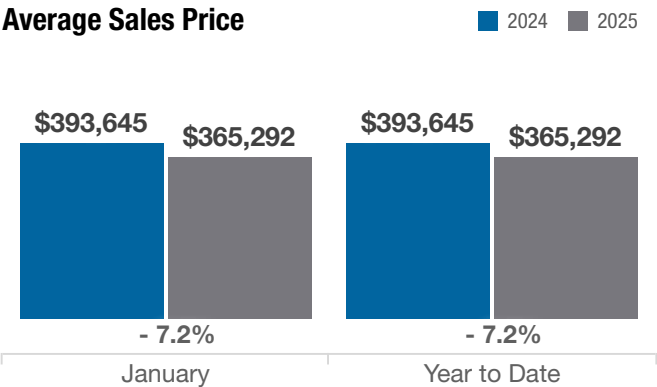
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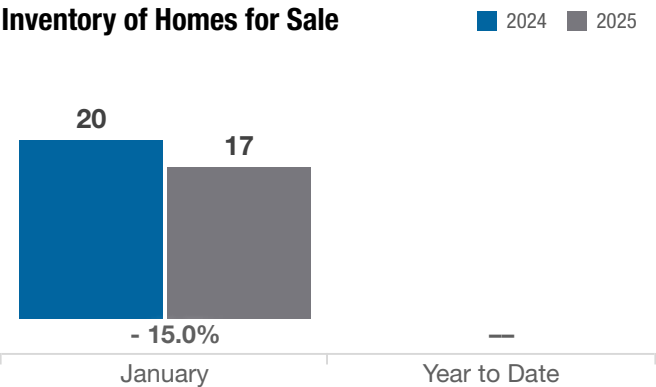
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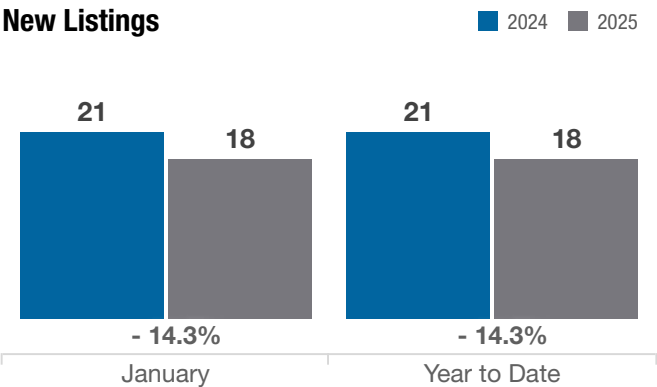
Average Sales Price



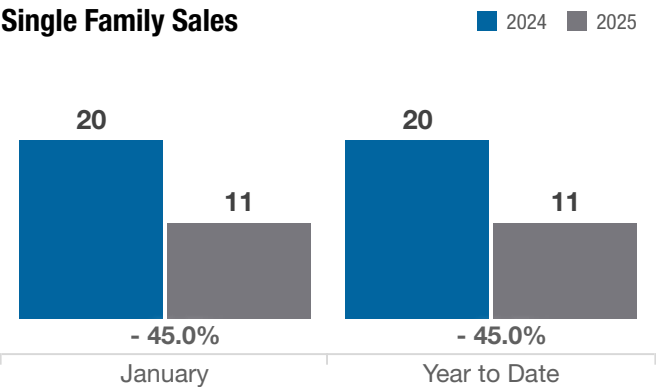
Inventory of Homes for Sale



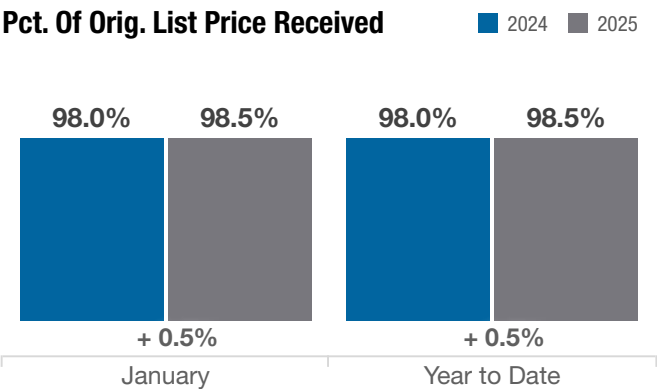
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

