

Local Market Update – January 2025

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



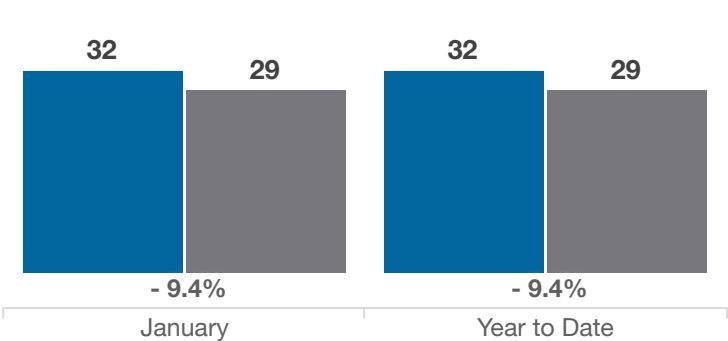
Knox County

Key Metrics	January			Year to Date		
	2024	2025	% Change	Thru 1-2024	Thru 1-2025	% Change
Closed Sales	32	29	- 9.4%	32	29	- 9.4%
In Contracts	33	37	+ 12.1%	33	37	+ 12.1%
Average Sales Price*	\$269,906	\$250,636	- 7.1%	\$269,906	\$250,636	- 7.1%
Median Sales Price*	\$232,250	\$225,000	- 3.1%	\$232,250	\$225,000	- 3.1%
Average Price Per Square Foot*	\$155.95	\$178.77	+ 14.6%	\$155.95	\$178.77	+ 14.6%
Percent of Original List Price Received*	96.1%	96.6%	+ 0.5%	96.1%	96.6%	+ 0.5%
Percent of Last List Price Received*	99.1%	98.6%	- 0.5%	99.1%	98.6%	- 0.5%
Days on Market Until Sale	39	42	+ 7.7%	39	42	+ 7.7%
New Listings	25	53	+ 112.0%	25	53	+ 112.0%
Median List Price of New Listings	\$319,500	\$259,000	- 18.9%	\$319,500	\$259,000	- 18.9%
Median List Price at Time of Sale	\$239,900	\$232,450	- 3.1%	\$239,900	\$232,450	- 3.1%
Inventory of Homes for Sale	51	102	+ 100.0%	—	—	—
Months Supply of Inventory	1.1	2.1	+ 90.9%	—	—	—

* 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.

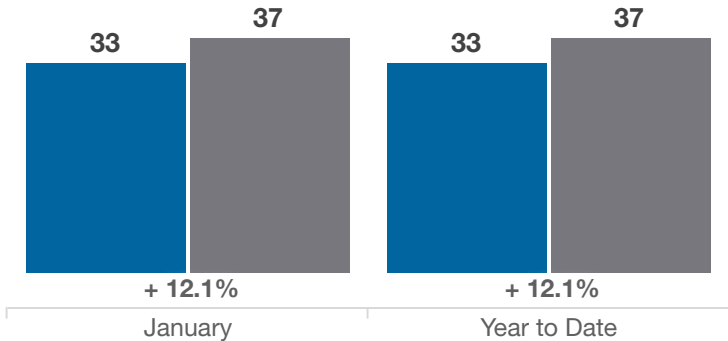
Closed Sales

■ 2024 ■ 2025



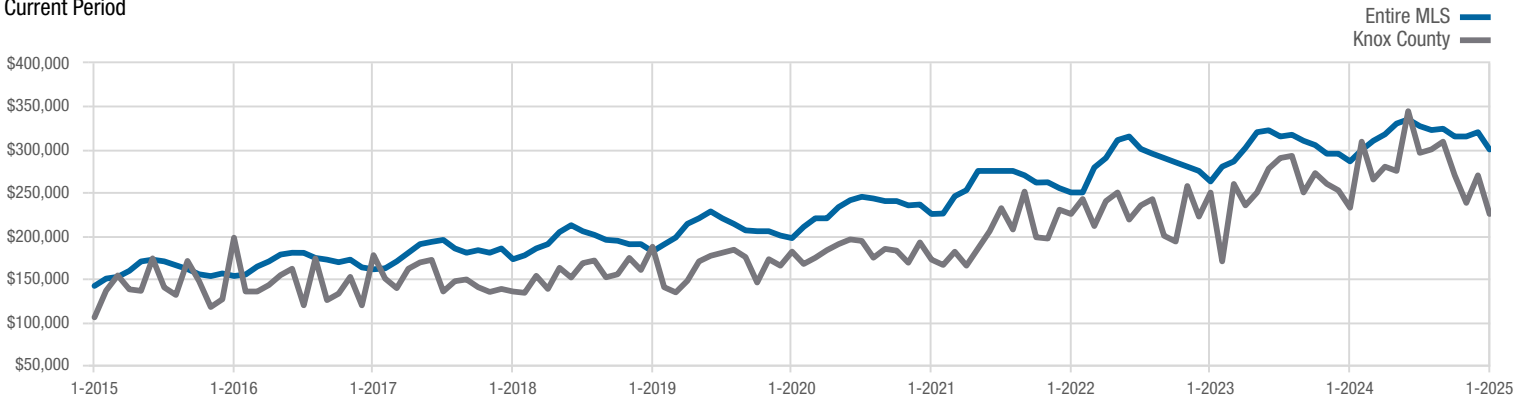
In Contracts

■ 2024 ■ 2025



Median Sales Price

Current Period



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

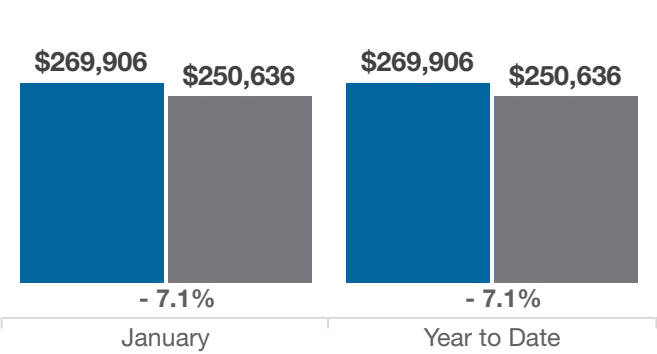
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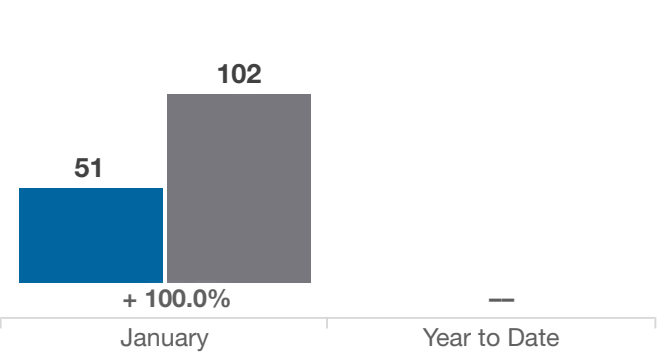


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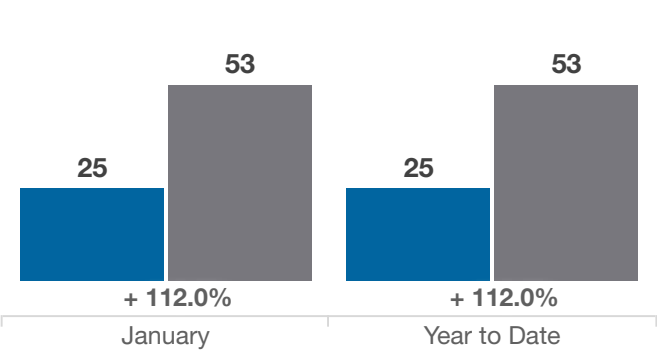
Average Sales Price



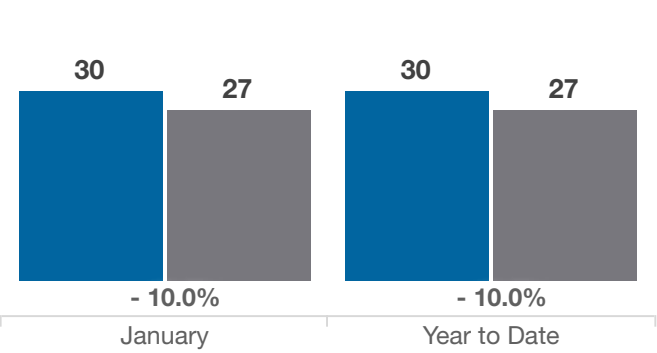
Inventory of Homes for Sale



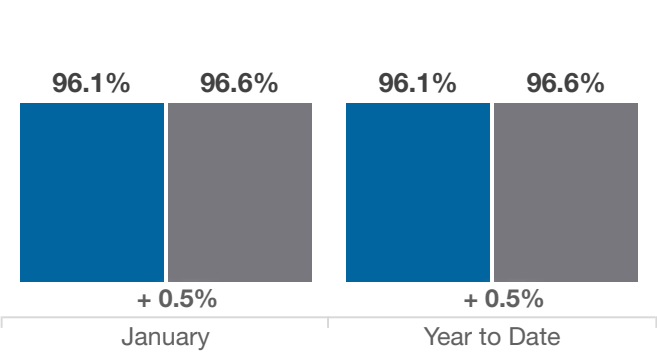
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

