

# Local Market Update – February 2025

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



## Canal Winchester City School District

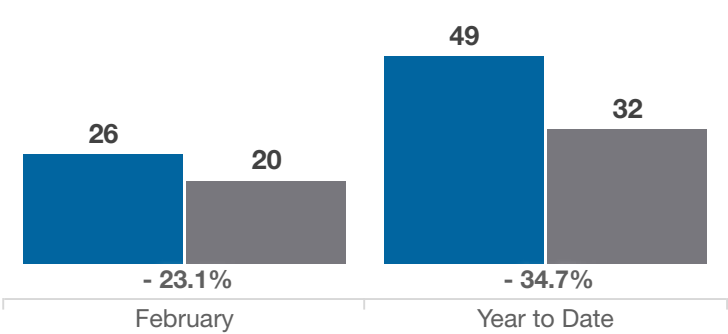
Franklin and Fairfield Counties

Key Metrics	February			Year to Date		
	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
Closed Sales	26	20	- 23.1%	49	32	- 34.7%
In Contracts	22	24	+ 9.1%	53	48	- 9.4%
Average Sales Price*	\$356,061	\$357,973	+ 0.5%	\$373,703	\$360,717	- 3.5%
Median Sales Price*	\$317,500	\$360,750	+ 13.6%	\$335,000	\$353,500	+ 5.5%
Average Price Per Square Foot*	\$193.34	\$194.08	+ 0.4%	\$196.15	\$192.15	- 2.0%
Percent of Original List Price Received*	97.6%	102.7%	+ 5.2%	97.8%	101.1%	+ 3.4%
Percent of Last List Price Received*	98.8%	103.3%	+ 4.6%	98.6%	101.8%	+ 3.2%
Days on Market Until Sale	30	61	+ 103.3%	44	47	+ 6.8%
New Listings	15	26	+ 73.3%	36	45	+ 25.0%
Median List Price of New Listings	\$344,900	\$349,500	+ 1.3%	\$336,950	\$350,000	+ 3.9%
Median List Price at Time of Sale	\$326,400	\$362,450	+ 11.0%	\$339,900	\$354,950	+ 4.4%
Inventory of Homes for Sale	12	18	+ 50.0%	—	—	—
Months Supply of Inventory	0.5	0.8	+ 60.0%	—	—	—

\* 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.

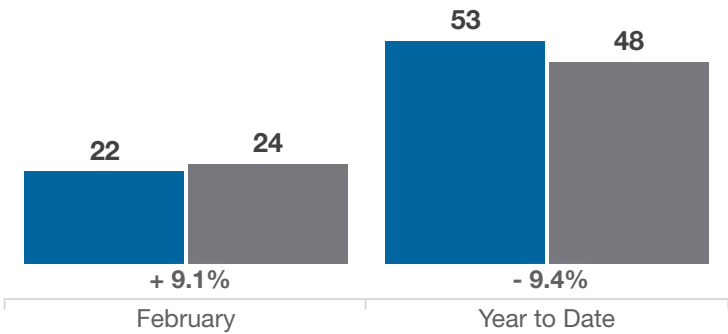
### Closed Sales

■ 2024 ■ 2025



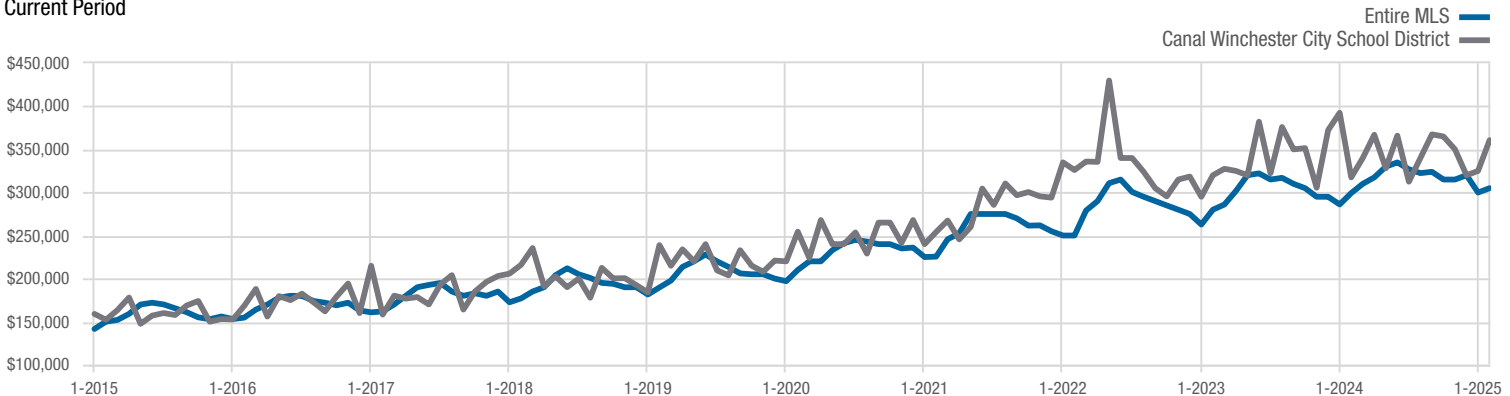
### In Contracts

■ 2024 ■ 2025



### Median Sales Price

Current Period



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

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