

# Local Market Update – February 2025

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



## Gahanna Jefferson City School District

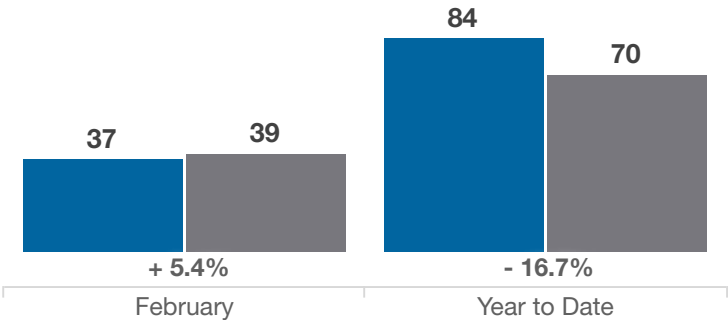
Franklin County

Key Metrics	February			Year to Date		
	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
Closed Sales	37	39	+ 5.4%	84	70	- 16.7%
In Contracts	50	48	- 4.0%	101	82	- 18.8%
Average Sales Price*	\$403,621	\$443,322	+ 9.8%	\$459,201	\$447,801	- 2.5%
Median Sales Price*	\$379,900	\$401,001	+ 5.6%	\$382,500	\$398,000	+ 4.1%
Average Price Per Square Foot*	\$213.16	\$211.00	- 1.0%	\$216.16	\$218.91	+ 1.3%
Percent of Original List Price Received*	98.6%	95.5%	- 3.1%	97.9%	95.6%	- 2.3%
Percent of Last List Price Received*	99.4%	98.7%	- 0.7%	99.0%	98.6%	- 0.4%
Days on Market Until Sale	25	59	+ 136.0%	25	45	+ 80.0%
New Listings	57	40	- 29.8%	90	76	- 15.6%
Median List Price of New Listings	\$399,900	\$394,900	- 1.3%	\$380,000	\$404,950	+ 6.6%
Median List Price at Time of Sale	\$374,900	\$389,900	+ 4.0%	\$379,900	\$396,111	+ 4.3%
Inventory of Homes for Sale	46	57	+ 23.9%	—	—	—
Months Supply of Inventory	0.9	1.1	+ 22.2%	—	—	—

\* 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.

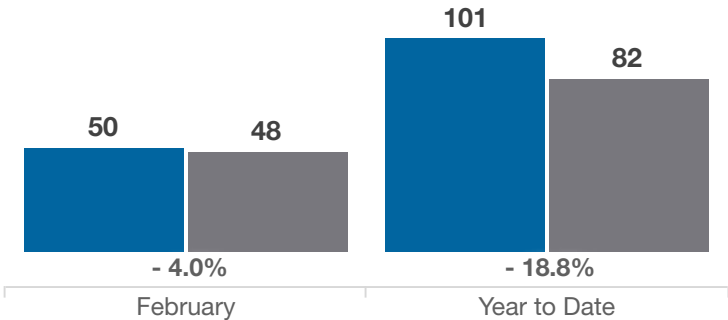
### Closed Sales

■ 2024 ■ 2025



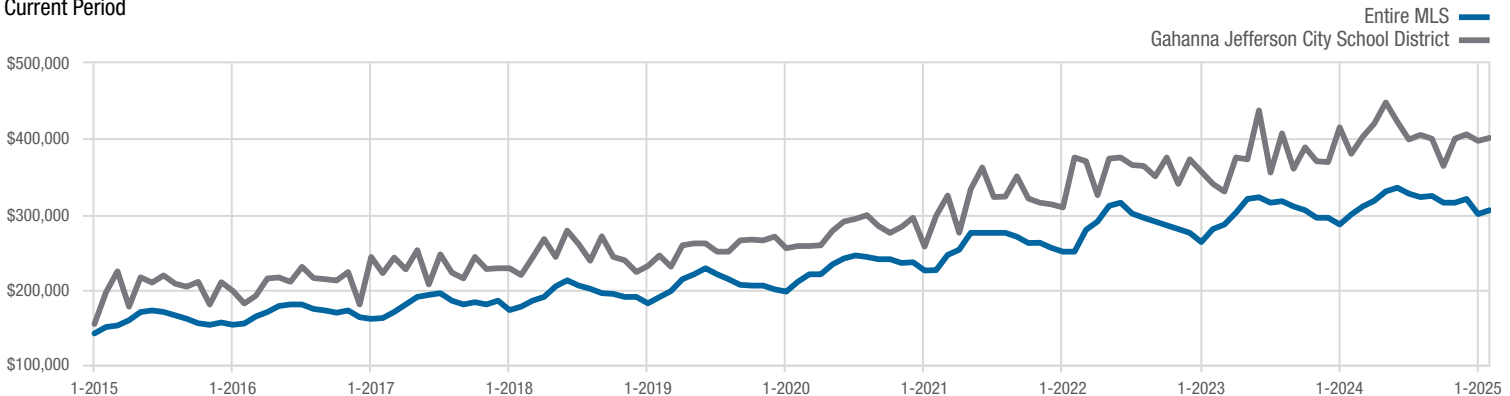
### In Contracts

■ 2024 ■ 2025



### Median Sales Price

Current Period



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

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