

Local Market Update – February 2025

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



Upper Arlington City School District

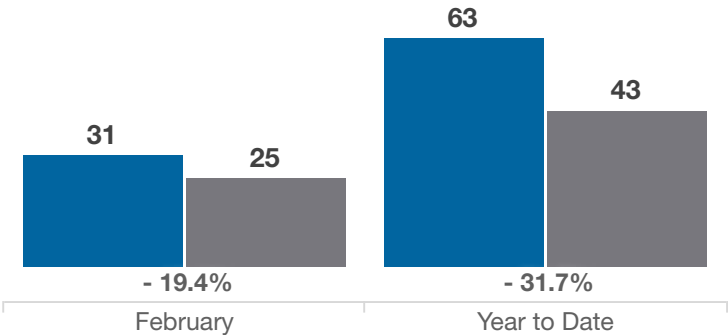
Franklin County

Key Metrics	February			Year to Date		
	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
Closed Sales	31	25	- 19.4%	63	43	- 31.7%
In Contracts	47	30	- 36.2%	83	54	- 34.9%
Average Sales Price*	\$601,352	\$723,409	+ 20.3%	\$609,349	\$599,668	- 1.6%
Median Sales Price*	\$487,500	\$525,000	+ 7.7%	\$510,000	\$451,000	- 11.6%
Average Price Per Square Foot*	\$309.20	\$353.02	+ 14.2%	\$302.72	\$333.47	+ 10.2%
Percent of Original List Price Received*	97.6%	100.1%	+ 2.6%	96.5%	98.7%	+ 2.3%
Percent of Last List Price Received*	100.2%	101.5%	+ 1.3%	98.9%	100.1%	+ 1.2%
Days on Market Until Sale	35	24	- 31.4%	37	24	- 35.1%
New Listings	41	31	- 24.4%	76	67	- 11.8%
Median List Price of New Listings	\$629,999	\$679,000	+ 7.8%	\$599,450	\$650,000	+ 8.4%
Median List Price at Time of Sale	\$500,000	\$499,900	- 0.0%	\$539,900	\$450,000	- 16.7%
Inventory of Homes for Sale	35	34	- 2.9%	—	—	—
Months Supply of Inventory	0.8	0.8	0.0%	—	—	—

* 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.

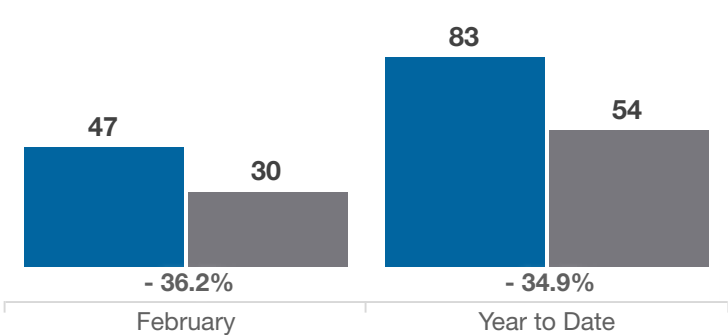
Closed Sales

■ 2024 ■ 2025



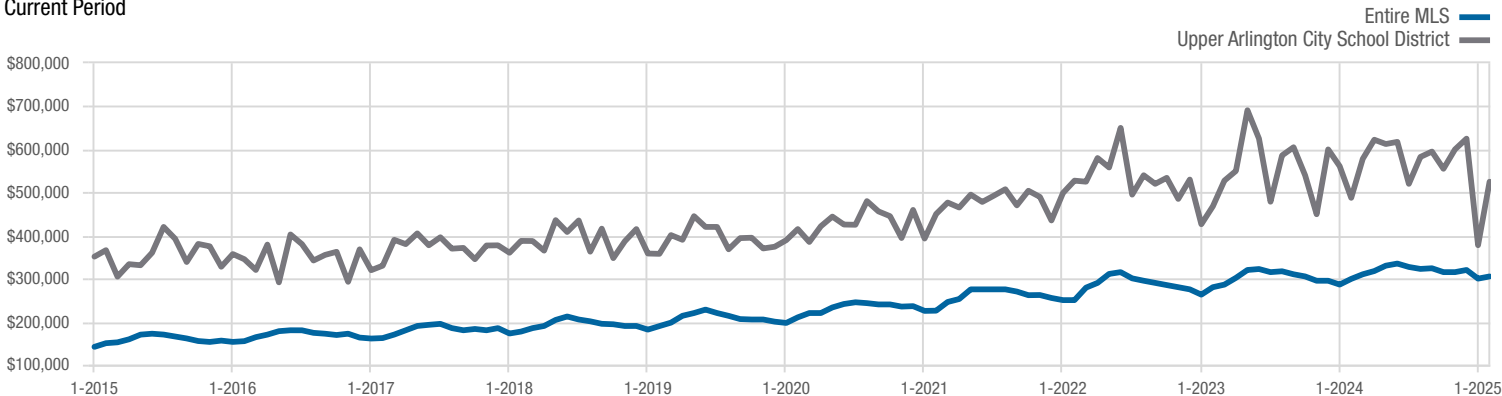
In Contracts

■ 2024 ■ 2025



Median Sales Price

Current Period



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

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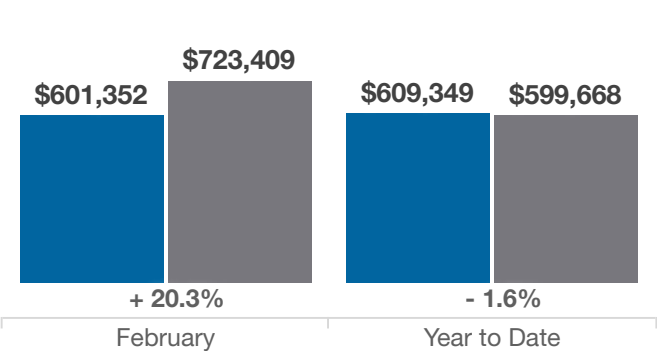
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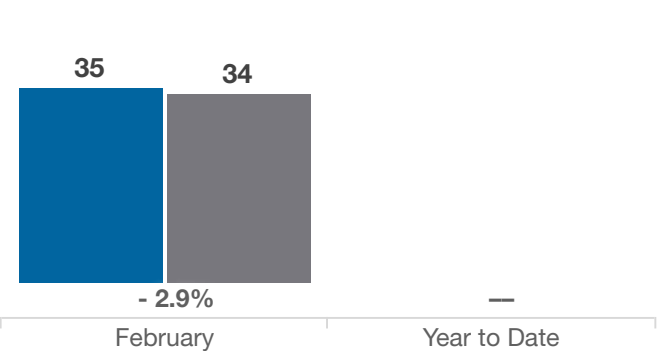
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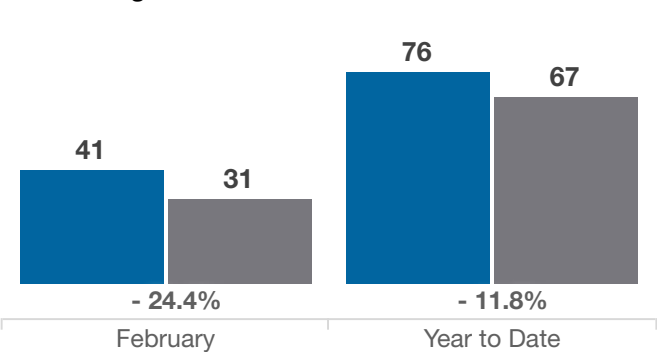
Average Sales Price



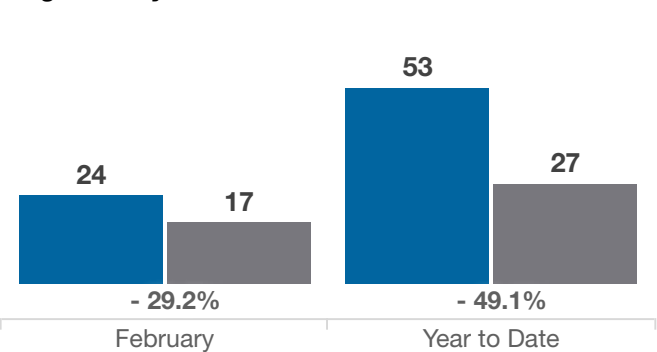
Inventory of Homes for Sale



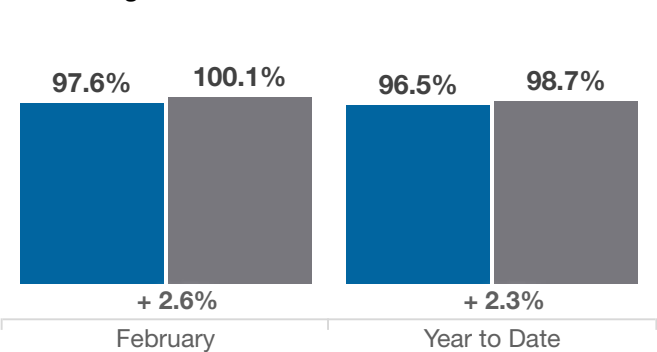
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

