

Jefferson Local School District (West Jefferson)

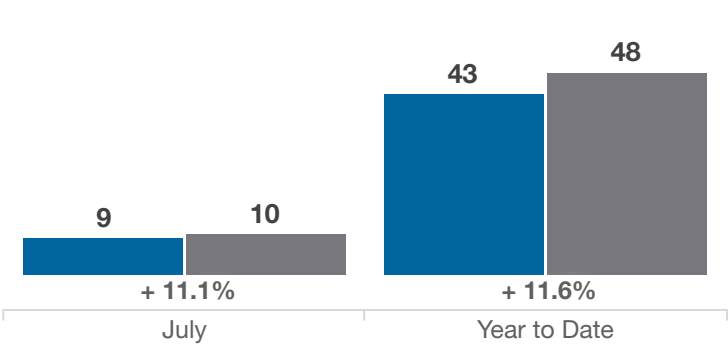
Madison County

Key Metrics	July			Year to Date		
	2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
Closed Sales	9	10	+ 11.1%	43	48	+ 11.6%
In Contracts	11	12	+ 9.1%	50	56	+ 12.0%
Average Sales Price*	\$260,906	\$287,420	+ 10.2%	\$307,892	\$331,642	+ 7.7%
Median Sales Price*	\$258,000	\$268,650	+ 4.1%	\$255,000	\$275,500	+ 8.0%
Average Price Per Square Foot*	\$181.76	\$220.40	+ 21.3%	\$194.02	\$206.94	+ 6.7%
Percent of Original List Price Received*	99.8%	102.3%	+ 2.5%	100.2%	98.9%	- 1.3%
Percent of Last List Price Received*	102.3%	102.3%	0.0%	101.9%	100.1%	- 1.8%
Days on Market Until Sale	7	6	- 14.3%	13	24	+ 84.6%
New Listings	9	13	+ 44.4%	64	64	0.0%
Median List Price of New Listings	\$280,000	\$305,000	+ 8.9%	\$250,000	\$292,400	+ 17.0%
Median List Price at Time of Sale	\$250,000	\$267,400	+ 7.0%	\$250,000	\$274,900	+ 10.0%
Inventory of Homes for Sale	11	12	+ 9.1%	—	—	—
Months Supply of Inventory	1.8	1.7	- 5.6%	—	—	—

* 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.

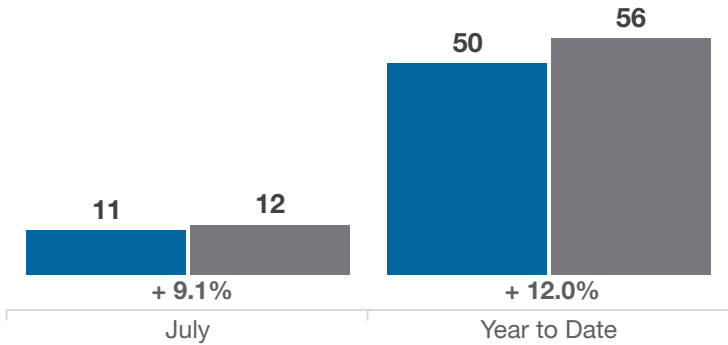
Closed Sales

■ 2024 ■ 2025



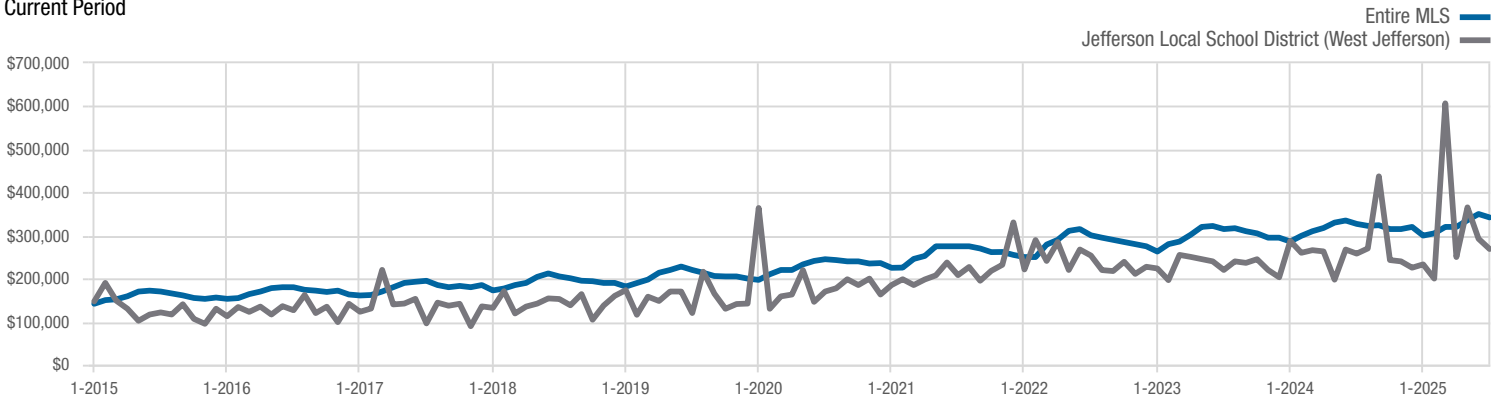
In Contracts

■ 2024 ■ 2025



Median Sales Price

Current Period



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

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