

# Local Market Update – August 2025

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



## Canal Winchester City School District

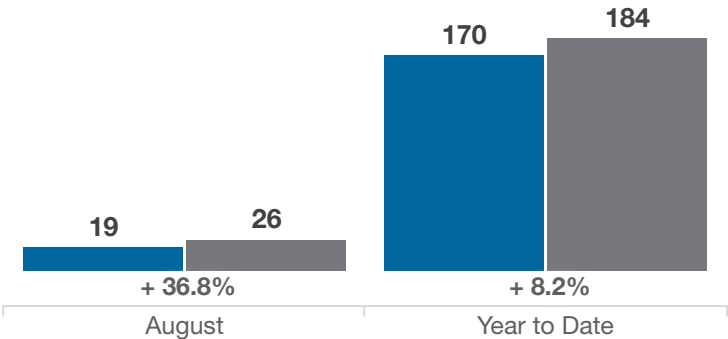
Franklin and Fairfield Counties

Key Metrics	August			Year to Date		
	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
Closed Sales	19	26	+ 36.8%	170	184	+ 8.2%
In Contracts	21	28	+ 33.3%	175	201	+ 14.9%
Average Sales Price*	\$345,400	\$379,238	+ 9.8%	\$371,906	\$382,785	+ 2.9%
Median Sales Price*	\$340,000	\$368,500	+ 8.4%	\$344,750	\$350,000	+ 1.5%
Average Price Per Square Foot*	\$198.27	\$194.00	- 2.2%	\$199.43	\$201.27	+ 0.9%
Percent of Original List Price Received*	98.5%	96.9%	- 1.6%	99.1%	99.1%	0.0%
Percent of Last List Price Received*	99.5%	98.6%	- 0.9%	99.9%	99.9%	0.0%
Days on Market Until Sale	18	23	+ 27.8%	27	22	- 18.5%
New Listings	24	36	+ 50.0%	204	246	+ 20.6%
Median List Price of New Listings	\$369,995	\$397,450	+ 7.4%	\$354,950	\$355,950	+ 0.3%
Median List Price at Time of Sale	\$339,900	\$373,450	+ 9.9%	\$349,900	\$349,950	+ 0.0%
Inventory of Homes for Sale	43	49	+ 14.0%	—	—	—
Months Supply of Inventory	2.0	2.0	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.

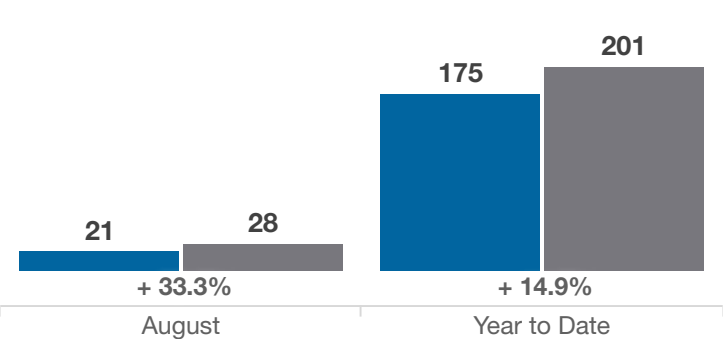
### Closed Sales

■ 2024 ■ 2025



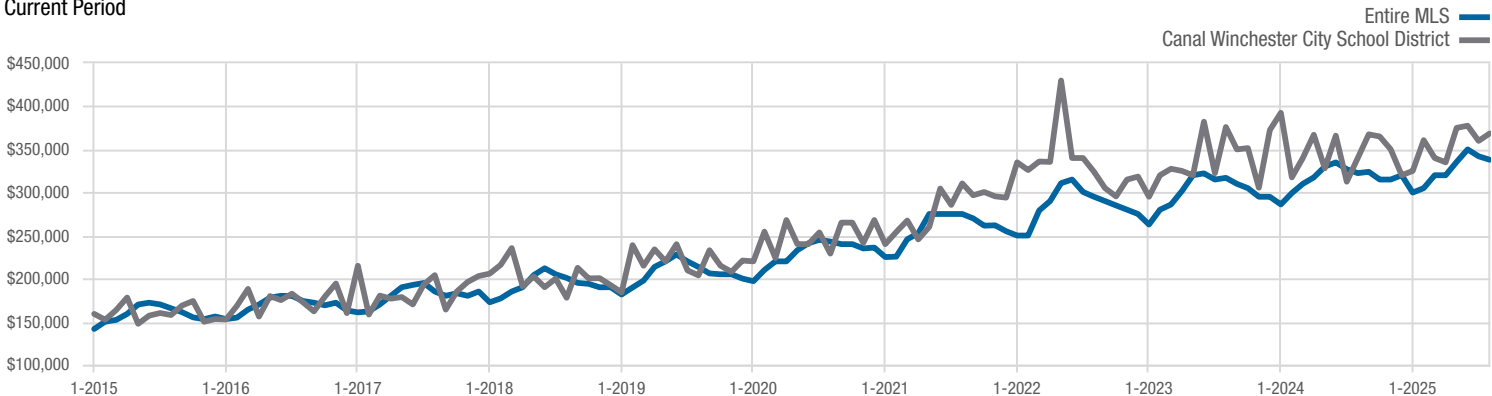
### In Contracts

■ 2024 ■ 2025



### Median Sales Price

Current Period



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

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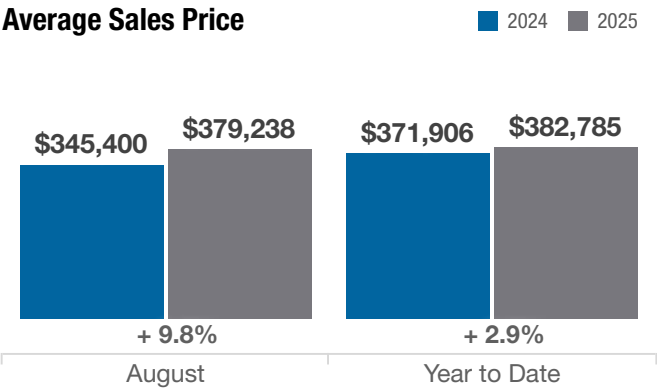
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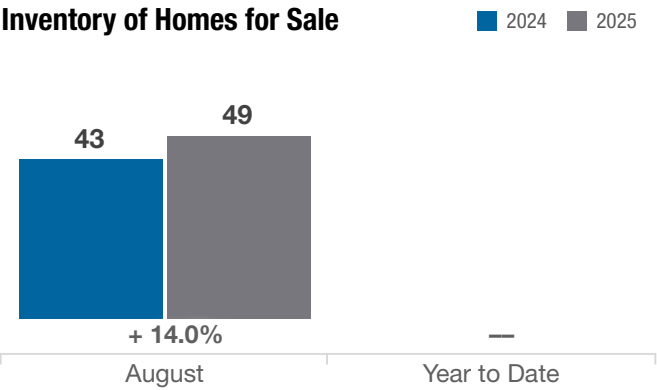
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Franklin and Fairfield Counties

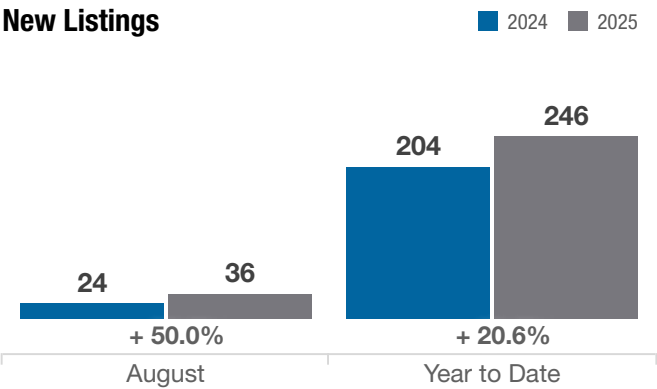
Average Sales Price



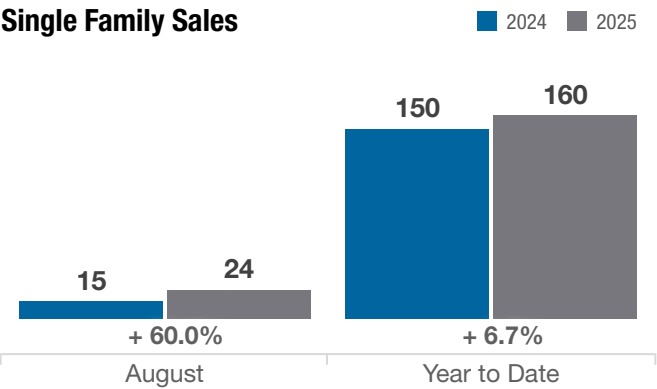
Inventory of Homes for Sale



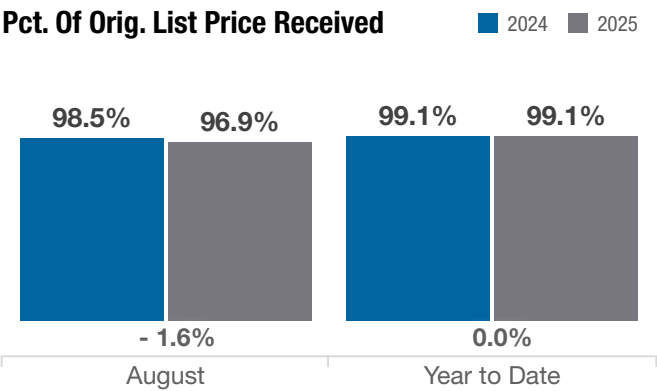
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

