

Local Market Update – December 2025

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



Gahanna Jefferson City School District

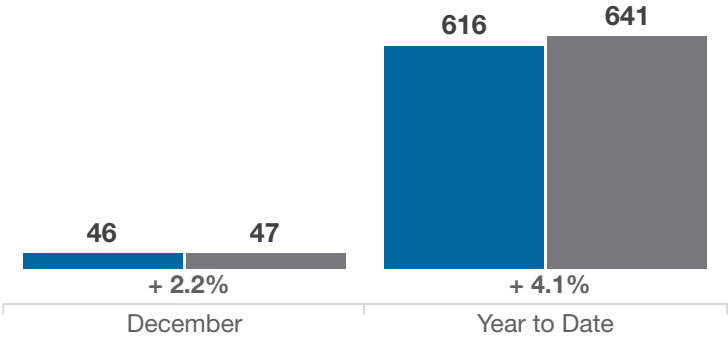
Franklin County

Key Metrics	December			Year to Date		
	2024	2025	% Change	Thru 12-2024	Thru 12-2025	% Change
Closed Sales	46	47	+ 2.2%	616	641	+ 4.1%
In Contracts	37	27	- 27.0%	618	643	+ 4.0%
Average Sales Price*	\$415,141	\$483,198	+ 16.4%	\$444,499	\$457,069	+ 2.8%
Median Sales Price*	\$405,750	\$410,000	+ 1.0%	\$400,000	\$410,000	+ 2.5%
Average Price Per Square Foot*	\$204.88	\$210.85	+ 2.9%	\$212.59	\$221.85	+ 4.4%
Percent of Original List Price Received*	98.1%	97.1%	- 1.0%	99.7%	98.6%	- 1.1%
Percent of Last List Price Received*	100.2%	99.1%	- 1.1%	100.5%	100.0%	- 0.5%
Days on Market Until Sale	31	38	+ 22.6%	18	29	+ 61.1%
New Listings	31	21	- 32.3%	699	722	+ 3.3%
Median List Price of New Listings	\$430,000	\$474,900	+ 10.4%	\$399,900	\$420,000	+ 5.0%
Median List Price at Time of Sale	\$390,000	\$419,900	+ 7.7%	\$395,000	\$399,900	+ 1.2%
Inventory of Homes for Sale	70	66	- 5.7%	—	—	—
Months Supply of Inventory	1.4	1.2	- 14.3%	—	—	—

* 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.

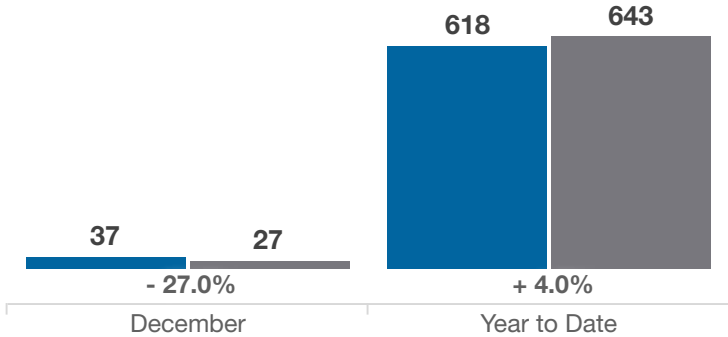
Closed Sales

■ 2024 ■ 2025



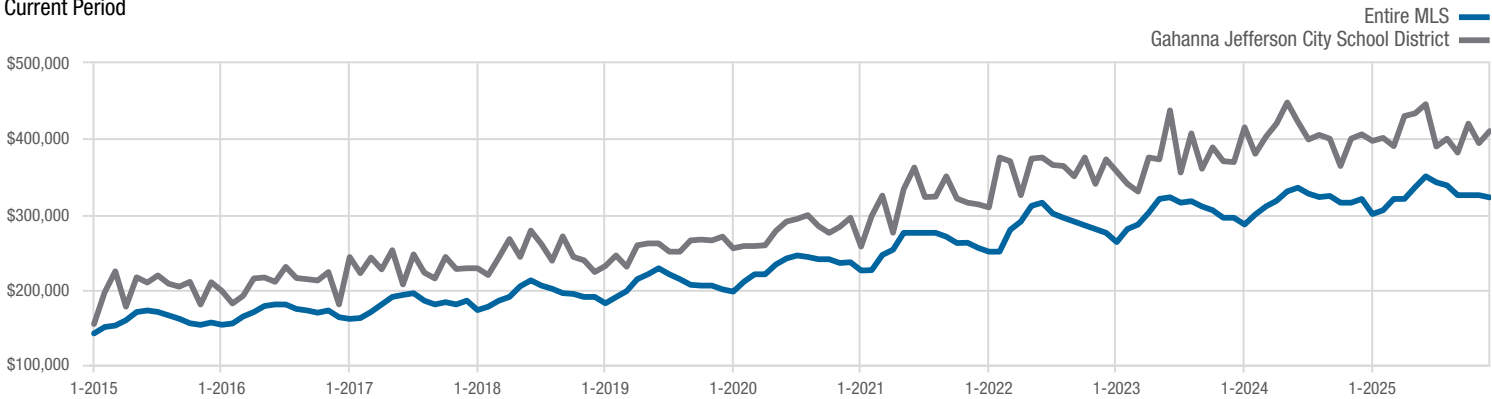
In Contracts

■ 2024 ■ 2025



Median Sales Price

Current Period



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

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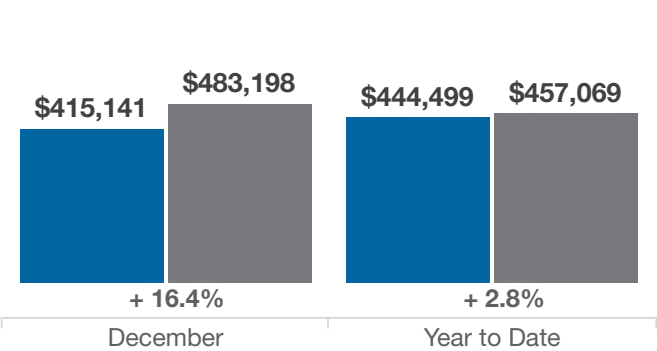
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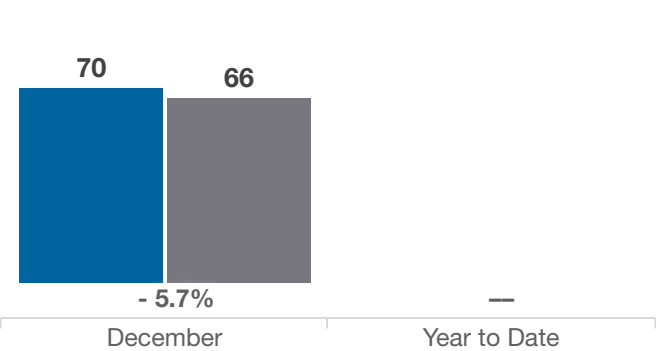
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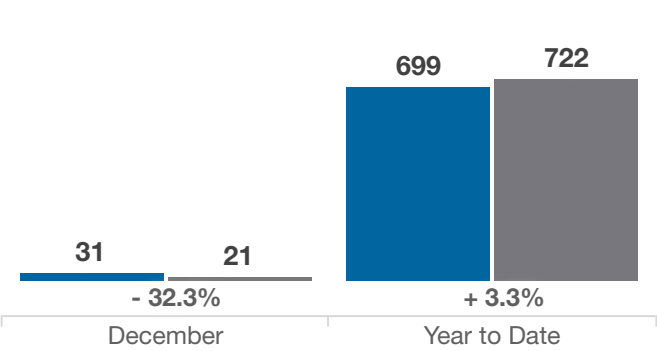
Average Sales Price



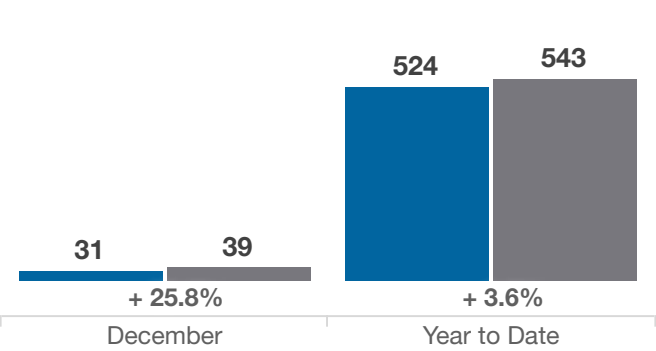
Inventory of Homes for Sale



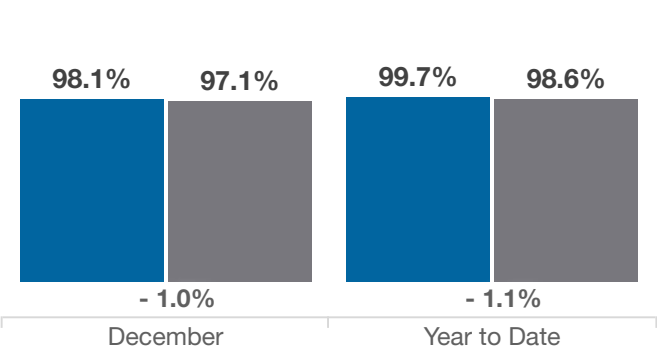
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

