

Local Market Update – February 2026

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



Circleville City School District

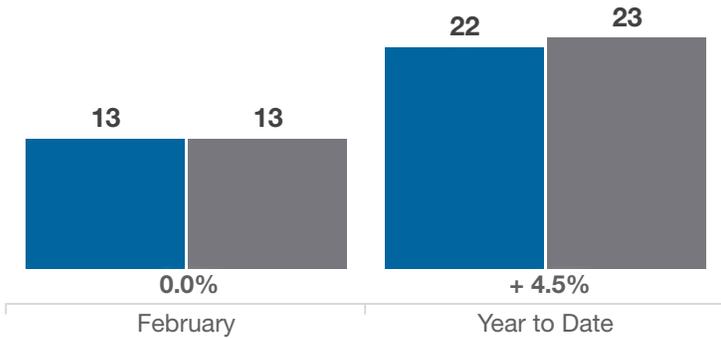
Pickaway County

Key Metrics	February			Year to Date		
	2025	2026	% Change	Thru 2-2025	Thru 2-2026	% Change
Closed Sales	13	13	0.0%	22	23	+ 4.5%
In Contracts	29	16	- 44.8%	42	33	- 21.4%
Average Sales Price*	\$236,338	\$264,561	+ 11.9%	\$270,427	\$297,154	+ 9.9%
Median Sales Price*	\$232,000	\$267,500	+ 15.3%	\$235,750	\$280,000	+ 18.8%
Average Price Per Square Foot*	\$140.58	\$163.82	+ 16.5%	\$166.09	\$163.64	- 1.5%
Percent of Original List Price Received*	98.2%	97.0%	- 1.2%	96.3%	96.1%	- 0.2%
Percent of Last List Price Received*	99.1%	99.1%	0.0%	98.5%	98.4%	- 0.1%
Days on Market Until Sale	26	76	+ 192.3%	28	72	+ 157.1%
New Listings	21	22	+ 4.8%	39	34	- 12.8%
Median List Price of New Listings	\$234,888	\$271,950	+ 15.8%	\$229,944	\$290,950	+ 26.5%
Median List Price at Time of Sale	\$234,900	\$279,000	+ 18.8%	\$237,450	\$280,000	+ 17.9%
Inventory of Homes for Sale	22	33	+ 50.0%	—	—	—
Months Supply of Inventory	1.2	1.9	+ 58.3%	—	—	—

* 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.

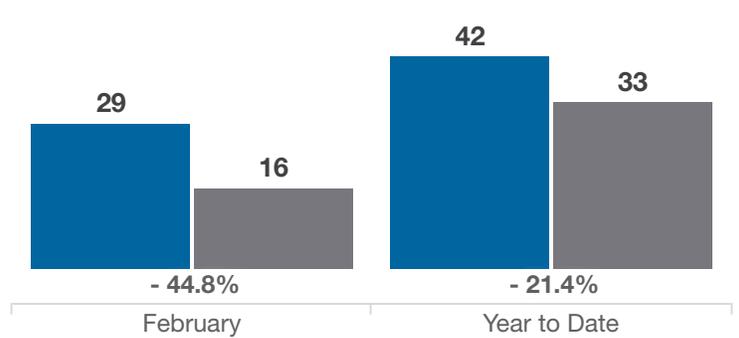
Closed Sales

■ 2025 ■ 2026



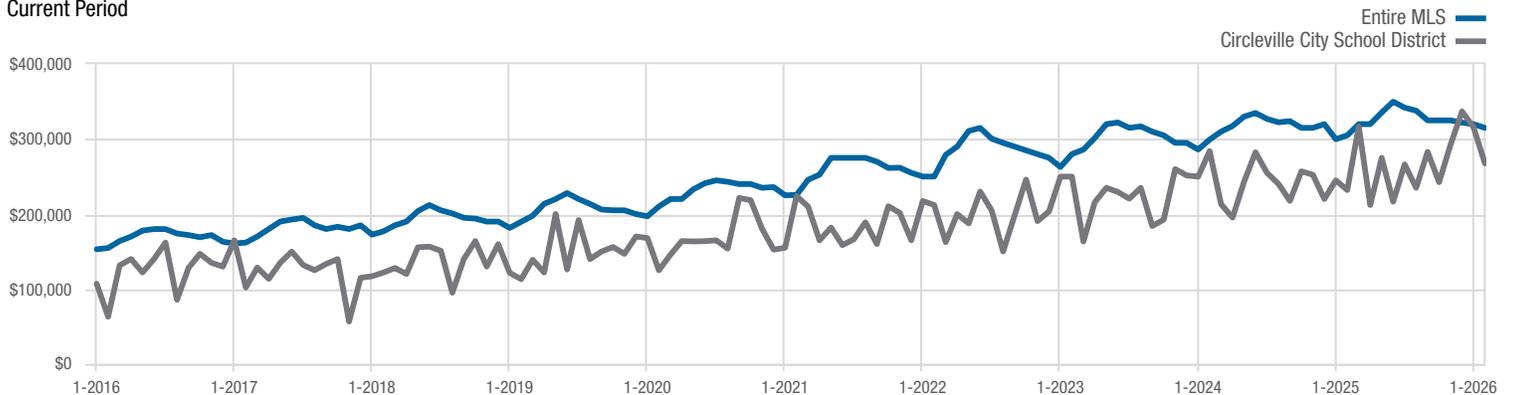
In Contracts

■ 2025 ■ 2026



Median Sales Price

Current Period



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

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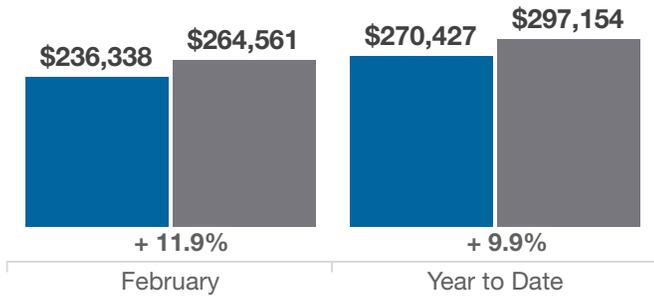


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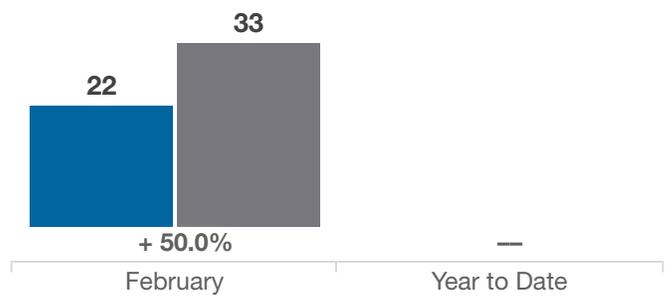
Average Sales Price

■ 2025 ■ 2026



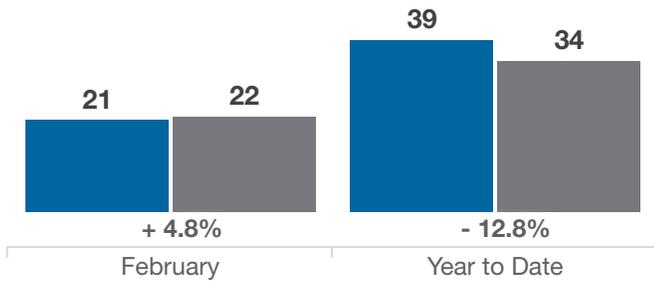
Inventory of Homes for Sale

■ 2025 ■ 2026



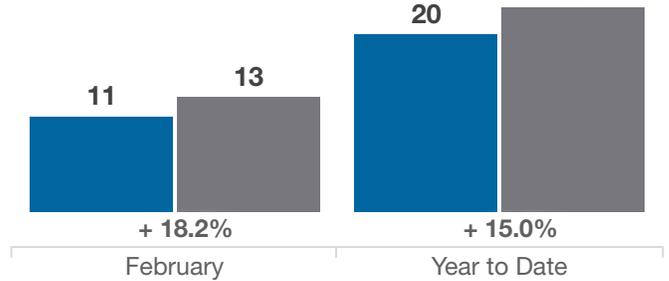
New Listings

■ 2025 ■ 2026



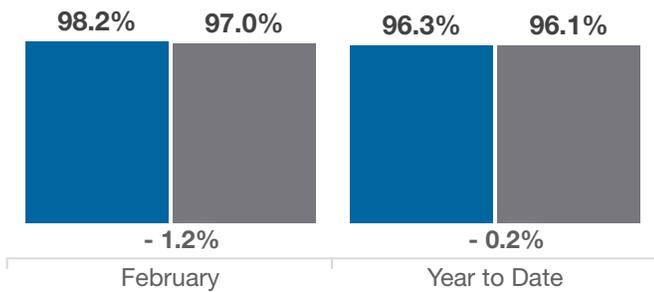
Single Family Sales

■ 2025 ■ 2026



Pct. Of Orig. List Price Received

■ 2025 ■ 2026



Condo Sales

■ 2025 ■ 2026

