

Local Market Update – February 2026

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



Obetz (Corp.)

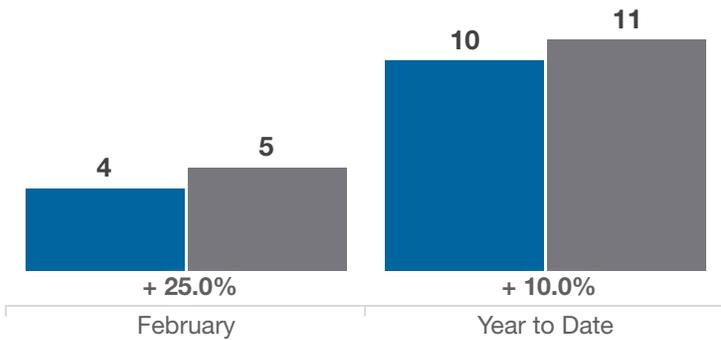
Franklin County

Key Metrics	February			Year to Date		
	2025	2026	% Change	Thru 2-2025	Thru 2-2026	% Change
Closed Sales	4	5	+ 25.0%	10	11	+ 10.0%
In Contracts	5	4	- 20.0%	9	10	+ 11.1%
Average Sales Price*	\$190,000	\$279,500	+ 47.1%	\$222,483	\$288,673	+ 29.8%
Median Sales Price*	\$142,500	\$285,000	+ 100.0%	\$217,500	\$265,000	+ 21.8%
Average Price Per Square Foot*	\$119.23	\$185.76	+ 55.8%	\$129.77	\$191.21	+ 47.3%
Percent of Original List Price Received*	92.1%	90.6%	- 1.6%	93.1%	94.6%	+ 1.6%
Percent of Last List Price Received*	96.5%	97.0%	+ 0.5%	96.8%	99.0%	+ 2.3%
Days on Market Until Sale	47	62	+ 31.9%	29	65	+ 124.1%
New Listings	5	5	0.0%	13	13	0.0%
Median List Price of New Listings	\$210,000	\$358,900	+ 70.9%	\$299,900	\$344,900	+ 15.0%
Median List Price at Time of Sale	\$147,500	\$289,900	+ 96.5%	\$217,450	\$279,900	+ 28.7%
Inventory of Homes for Sale	10	12	+ 20.0%	—	—	—
Months Supply of Inventory	1.5	2.3	+ 53.3%	—	—	—

* 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.

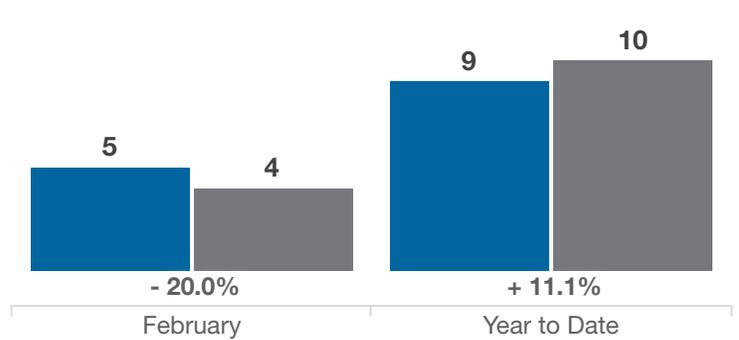
Closed Sales

■ 2025 ■ 2026



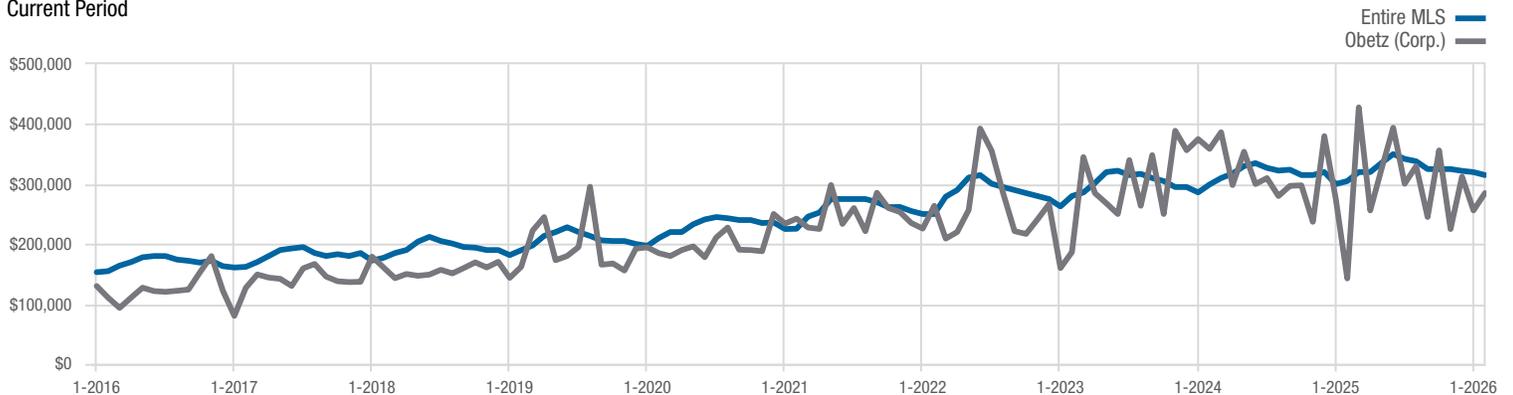
In Contracts

■ 2025 ■ 2026



Median Sales Price

Current Period



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

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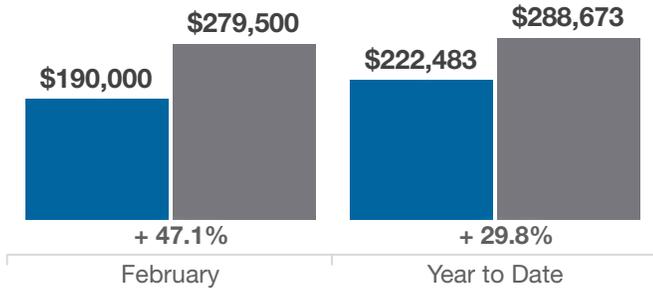
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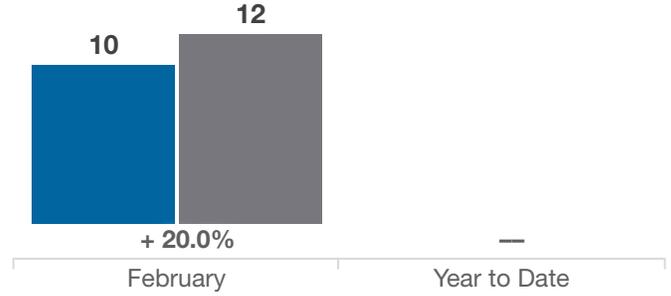
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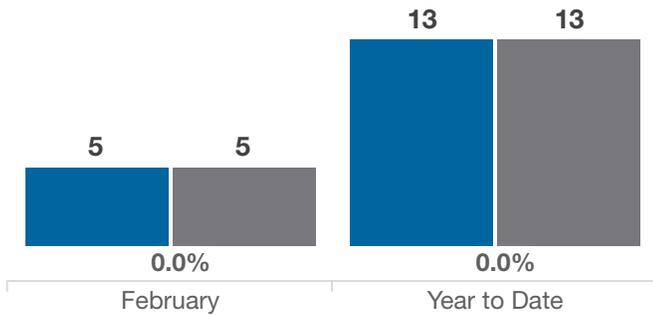
Average Sales Price



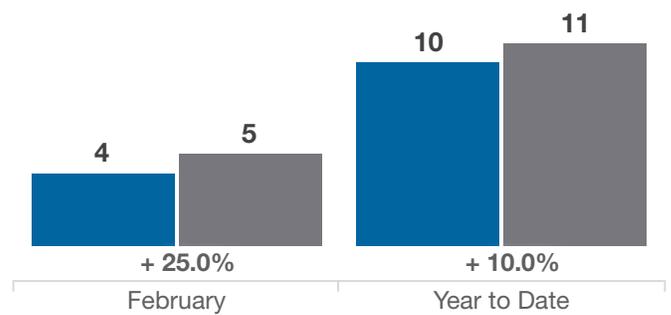
Inventory of Homes for Sale



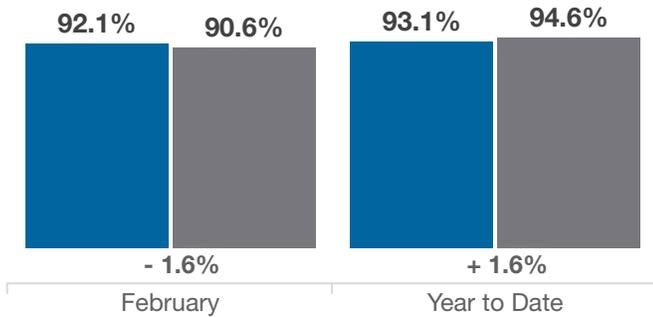
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

