

# Local Market Update – April 2026

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



## Jefferson Local School District (West Jefferson)

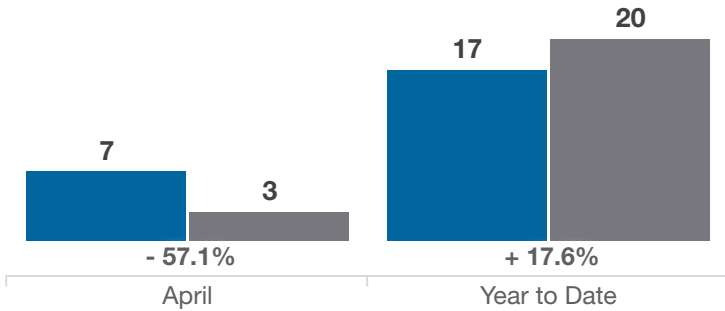
Madison County

Key Metrics	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
Closed Sales	7	3	- 57.1%	17	20	+ 17.6%
In Contracts	8	8	0.0%	22	25	+ 13.6%
Average Sales Price*	\$243,571	\$475,000	+ 95.0%	\$287,224	\$377,963	+ 31.6%
Median Sales Price*	\$250,000	\$300,000	+ 20.0%	\$250,000	\$295,000	+ 18.0%
Average Price Per Square Foot*	\$182.27	\$219.96	+ 20.7%	\$189.29	\$205.76	+ 8.7%
Percent of Original List Price Received*	94.2%	100.0%	+ 6.2%	94.9%	93.1%	- 1.9%
Percent of Last List Price Received*	95.6%	100.0%	+ 4.6%	96.4%	97.1%	+ 0.7%
Days on Market Until Sale	24	4	- 83.3%	29	41	+ 41.4%
New Listings	10	6	- 40.0%	25	25	0.0%
Median List Price of New Listings	\$297,400	\$227,450	- 23.5%	\$279,000	\$259,900	- 6.8%
Median List Price at Time of Sale	\$250,000	\$300,000	+ 20.0%	\$250,000	\$299,900	+ 20.0%
Inventory of Homes for Sale	9	4	- 55.6%	—	—	—
Months Supply of Inventory	1.4	0.5	- 64.3%	—	—	—

\* 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.

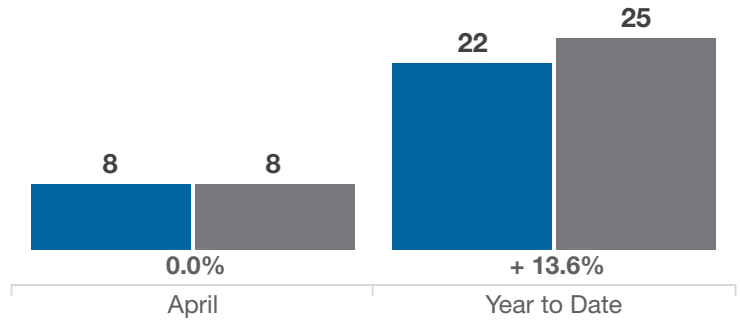
### Closed Sales

■ 2025 ■ 2026



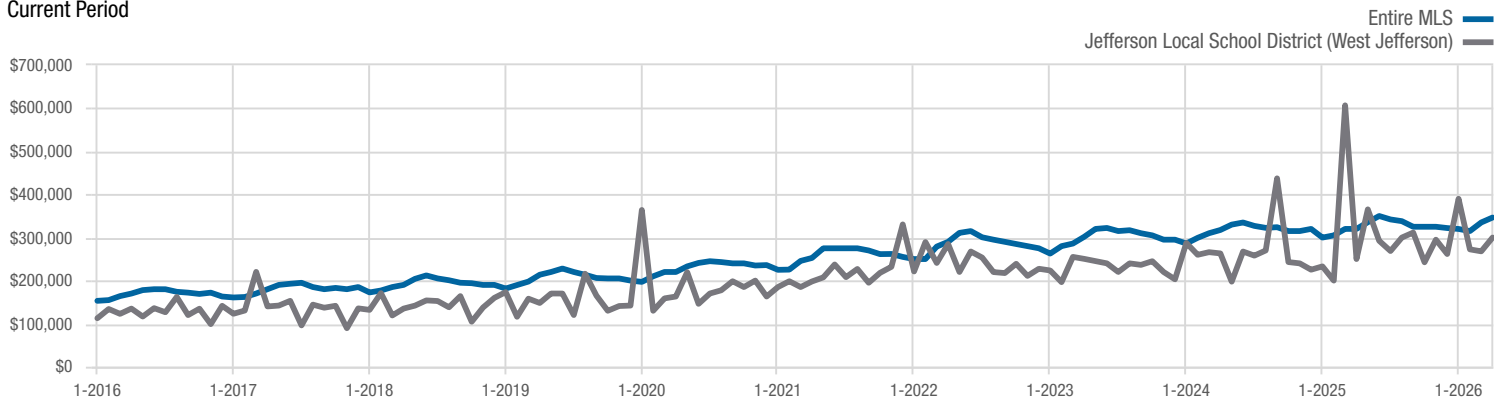
### In Contracts

■ 2025 ■ 2026



### Median Sales Price

Current Period



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

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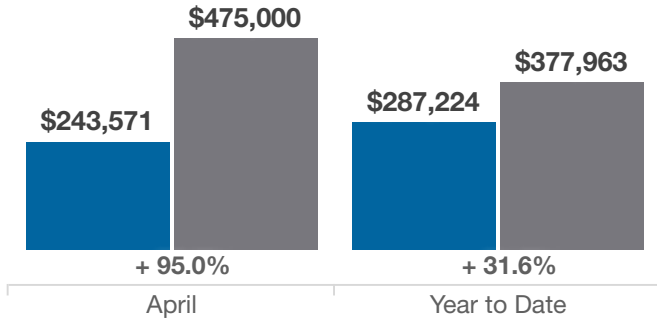
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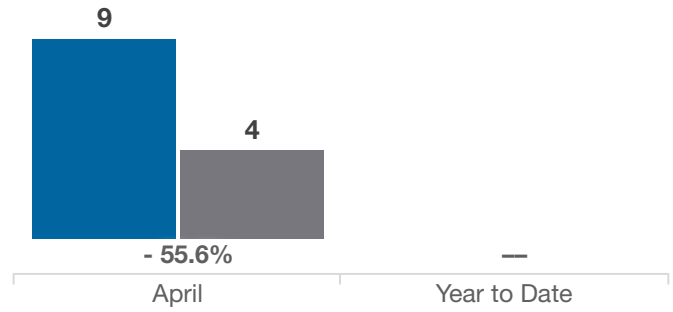
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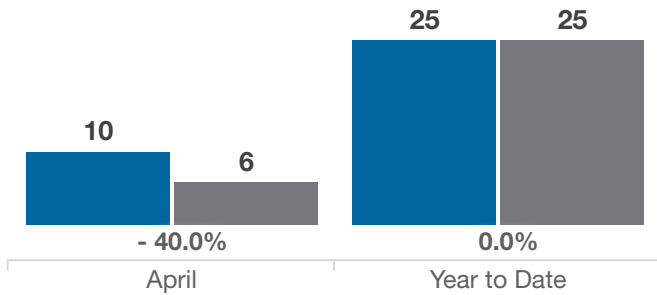
### Average Sales Price



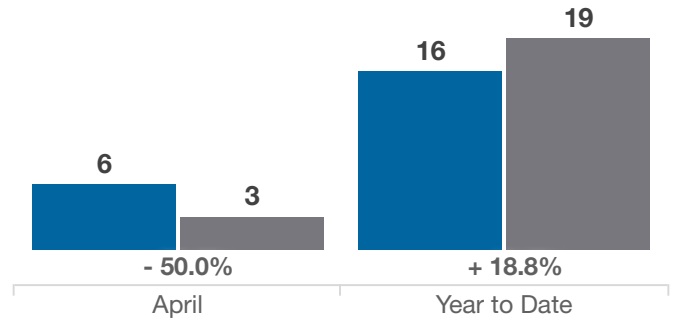
### Inventory of Homes for Sale



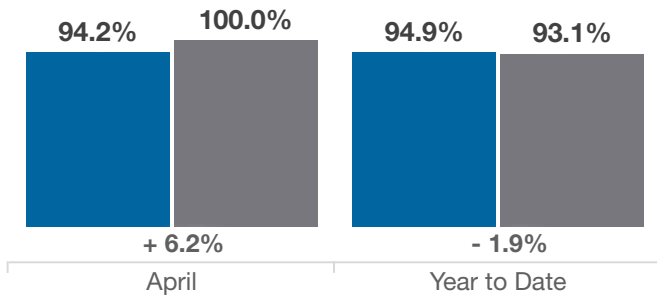
### New Listings



### Single Family Sales



### Pct. Of Orig. List Price Received



### Condo Sales

