

Local Market Update – August 2026

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



Downtown Columbus (43215)

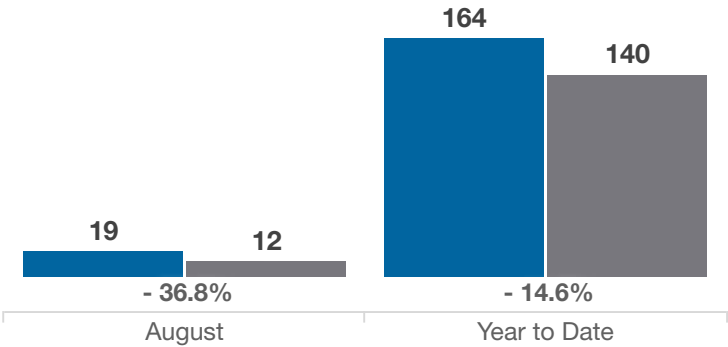
Franklin County

Key Metrics	August			Year to Date		
	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
Closed Sales	19	12	- 36.8%	164	140	- 14.6%
In Contracts	10	15	+ 50.0%	161	147	- 8.7%
Average Sales Price*	\$428,863	\$425,000	- 0.9%	\$459,934	\$517,232	+ 12.5%
Median Sales Price*	\$305,000	\$430,000	+ 41.0%	\$352,500	\$381,000	+ 8.1%
Average Price Per Square Foot*	\$307.37	\$279.56	- 9.0%	\$323.11	\$317.32	- 1.8%
Percent of Original List Price Received*	94.7%	95.8%	+ 1.2%	96.2%	94.9%	- 1.4%
Percent of Last List Price Received*	96.8%	97.6%	+ 0.8%	97.6%	97.2%	- 0.4%
Days on Market Until Sale	73	47	- 35.6%	64	73	+ 14.1%
New Listings	32	31	- 3.1%	282	288	+ 2.1%
Median List Price of New Listings	\$342,500	\$399,900	+ 16.8%	\$389,950	\$398,500	+ 2.2%
Median List Price at Time of Sale	\$315,000	\$443,250	+ 40.7%	\$357,750	\$392,000	+ 9.6%
Inventory of Homes for Sale	141	130	- 7.8%	—	—	—
Months Supply of Inventory	8.2	7.1	- 13.4%	—	—	—

* 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.

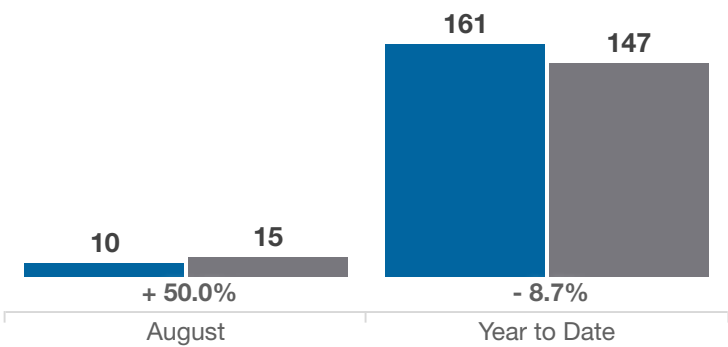
Closed Sales

■ 2025 ■ 2026



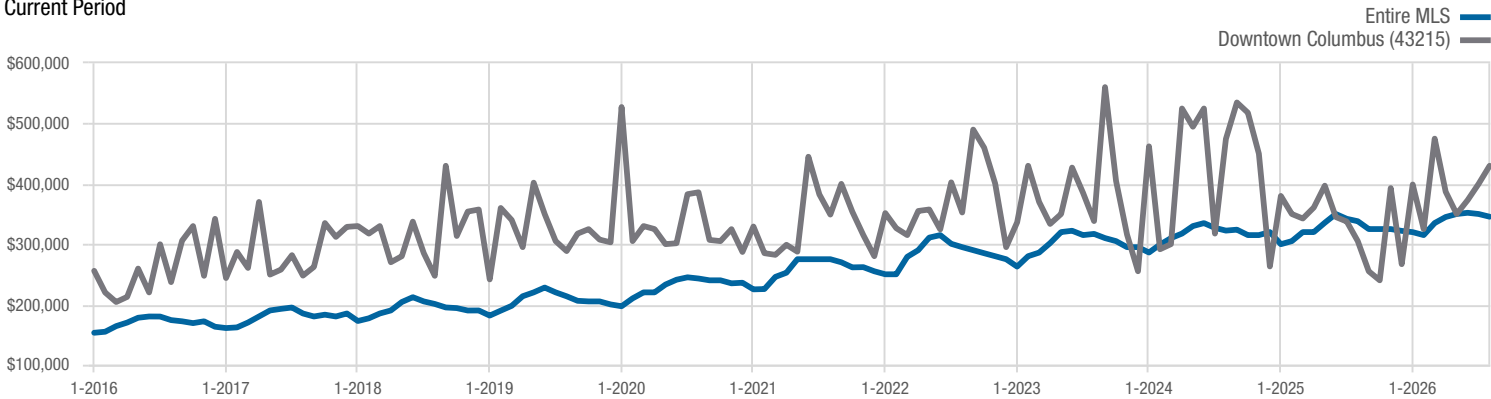
In Contracts

■ 2025 ■ 2026



Median Sales Price

Current Period



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

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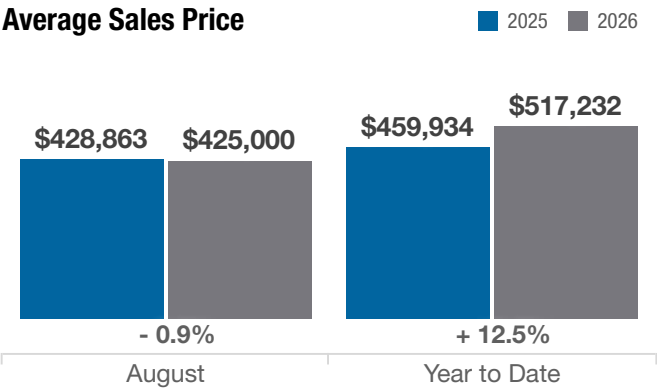
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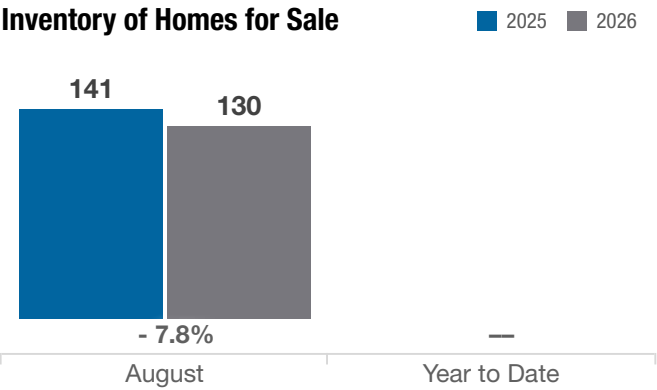
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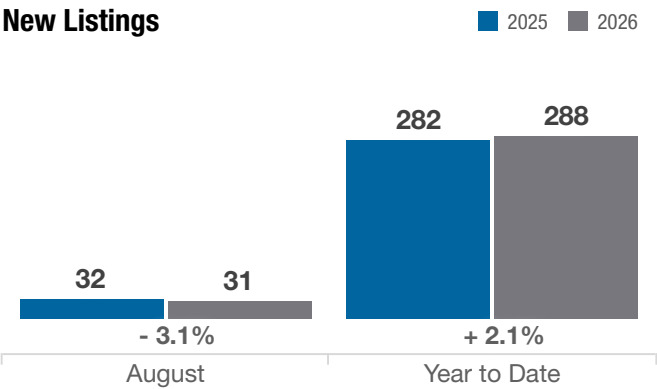
Average Sales Price



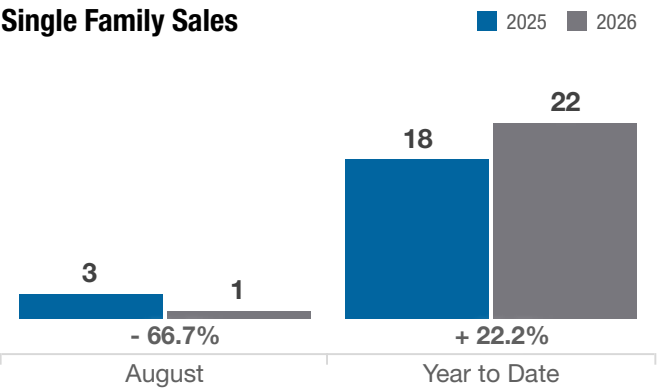
Inventory of Homes for Sale



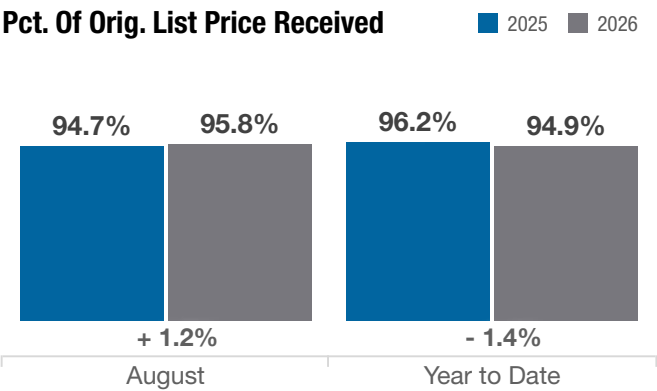
New Listings



Single Family Sales



Pct. Of Orig. List Price Received



Condo Sales

