

Local Market Update – August 2026

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



Madison Plains Local School District

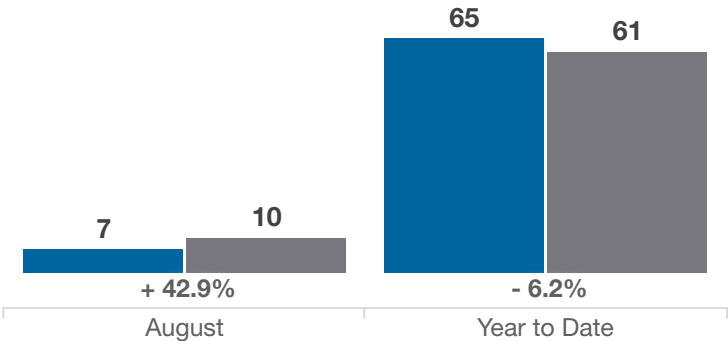
Madison County

Key Metrics	August			Year to Date		
	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
Closed Sales	7	10	+ 42.9%	65	61	- 6.2%
In Contracts	11	7	- 36.4%	69	57	- 17.4%
Average Sales Price*	\$311,557	\$503,580	+ 61.6%	\$312,022	\$359,269	+ 15.1%
Median Sales Price*	\$280,000	\$442,500	+ 58.0%	\$280,000	\$296,950	+ 6.1%
Average Price Per Square Foot*	\$196.45	\$202.08	+ 2.9%	\$184.13	\$190.72	+ 3.6%
Percent of Original List Price Received*	100.5%	93.1%	- 7.4%	95.9%	95.0%	- 0.9%
Percent of Last List Price Received*	101.5%	97.2%	- 4.2%	97.5%	97.4%	- 0.1%
Days on Market Until Sale	18	43	+ 138.9%	32	41	+ 28.1%
New Listings	8	11	+ 37.5%	76	67	- 11.8%
Median List Price of New Listings	\$362,450	\$439,900	+ 21.4%	\$292,400	\$329,900	+ 12.8%
Median List Price at Time of Sale	\$299,000	\$462,450	+ 54.7%	\$275,000	\$299,900	+ 9.1%
Inventory of Homes for Sale	7	14	+ 100.0%	—	—	—
Months Supply of Inventory	0.9	2.0	+ 122.2%	—	—	—

* 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.

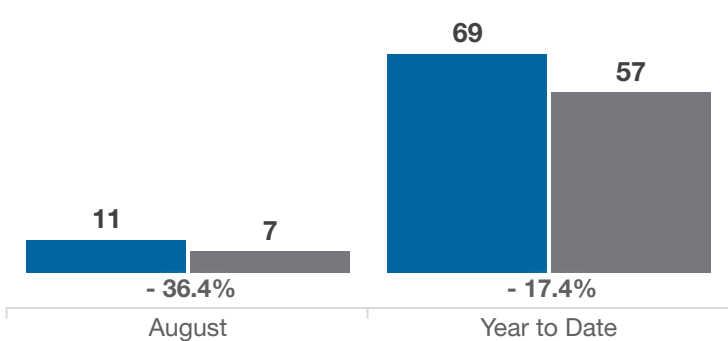
Closed Sales

■ 2025 ■ 2026



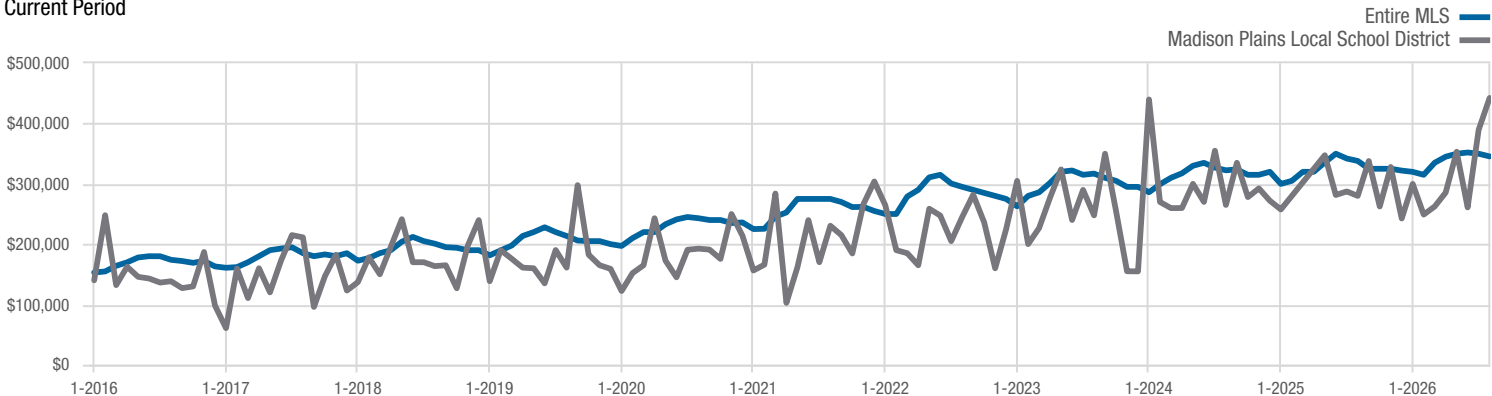
In Contracts

■ 2025 ■ 2026



Median Sales Price

Current Period



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

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