

# Local Market Update – September 2026

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



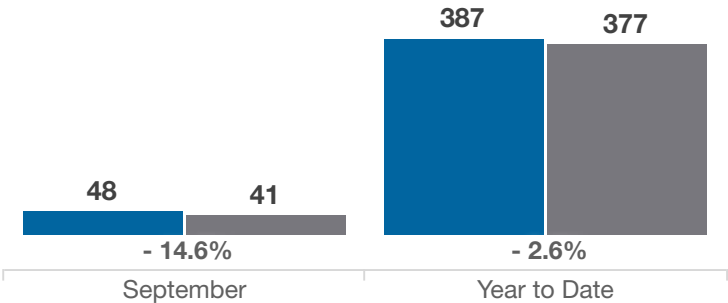
## Madison County

| Key Metrics                              | September |           |          | Year to Date |             |          |
|------------------------------------------|-----------|-----------|----------|--------------|-------------|----------|
|                                          | 2025      | 2026      | % Change | Thru 9-2025  | Thru 9-2026 | % Change |
| Closed Sales                             | 48        | 41        | - 14.6%  | 387          | 377         | - 2.6%   |
| In Contracts                             | 47        | 45        | - 4.3%   | 415          | 415         | 0.0%     |
| Average Sales Price*                     | \$342,645 | \$380,402 | + 11.0%  | \$340,119    | \$367,620   | + 8.1%   |
| Median Sales Price*                      | \$311,750 | \$390,000 | + 25.1%  | \$302,000    | \$352,000   | + 16.6%  |
| Average Price Per Square Foot*           | \$200.19  | \$203.49  | + 1.6%   | \$196.17     | \$194.93    | - 0.6%   |
| Percent of Original List Price Received* | 96.3%     | 98.6%     | + 2.4%   | 96.6%        | 97.2%       | + 0.6%   |
| Percent of Last List Price Received*     | 98.2%     | 100.8%    | + 2.6%   | 98.9%        | 98.9%       | 0.0%     |
| Days on Market Until Sale                | 28        | 35        | + 25.0%  | 36           | 42          | + 16.7%  |
| New Listings                             | 46        | 58        | + 26.1%  | 478          | 489         | + 2.3%   |
| Median List Price of New Listings        | \$323,700 | \$389,833 | + 20.4%  | \$335,550    | \$360,000   | + 7.3%   |
| Median List Price at Time of Sale        | \$317,000 | \$395,515 | + 24.8%  | \$302,500    | \$350,000   | + 15.7%  |
| Inventory of Homes for Sale              | 76        | 103       | + 35.5%  | —            | —           | —        |
| Months Supply of Inventory               | 1.8       | 2.5       | + 38.9%  | —            | —           | —        |

\* 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.

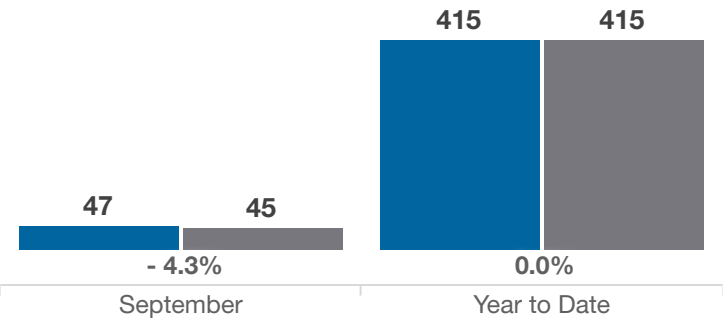
### Closed Sales

■ 2025 ■ 2026



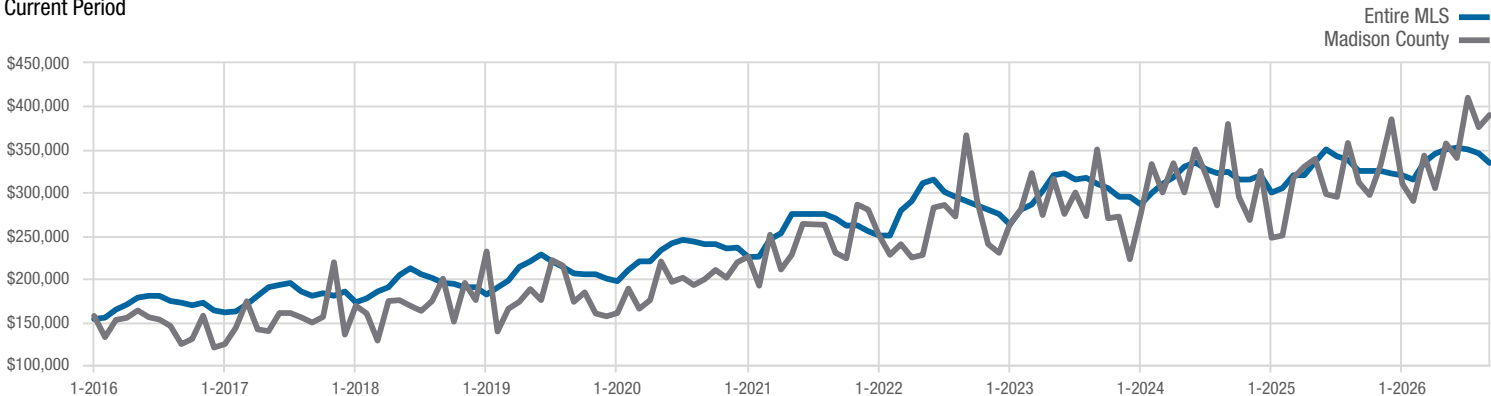
### In Contracts

■ 2025 ■ 2026



### Median Sales Price

Current Period



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

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