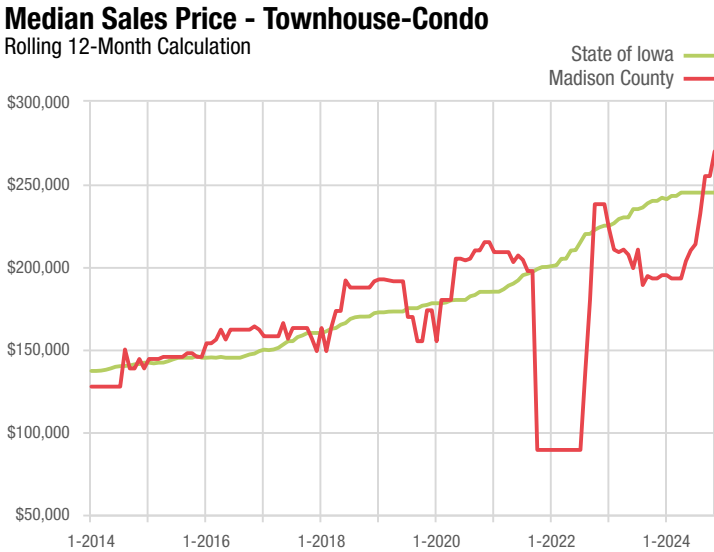
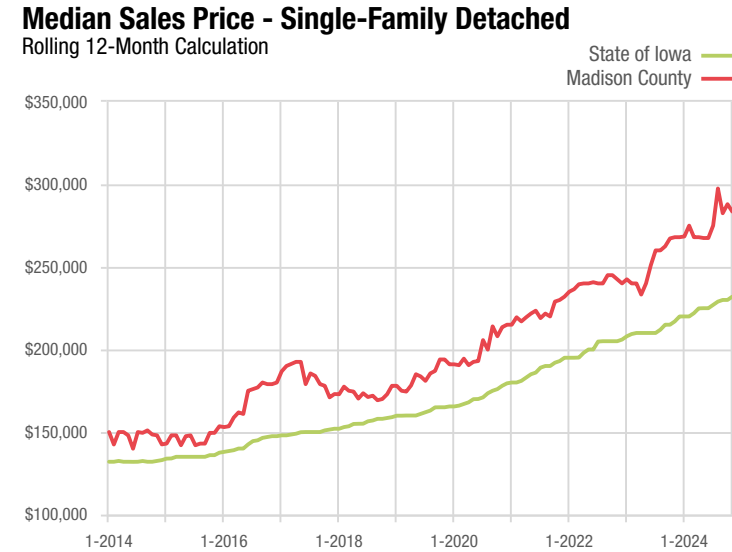


Madison County

Single-Family Detached	November			Year to Date		
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
New Listings	12	17	+ 41.7%	236	249	+ 5.5%
Pending Sales	13	12	- 7.7%	176	177	+ 0.6%
Closed Sales	10	13	+ 30.0%	167	170	+ 1.8%
Days on Market Until Sale	63	27	- 57.1%	49	57	+ 16.3%
Median Sales Price*	\$328,829	\$365,000	+ 11.0%	\$268,000	\$288,000	+ 7.5%
Average Sales Price*	\$443,256	\$379,071	- 14.5%	\$324,950	\$413,846	+ 27.4%
Percent of List Price Received*	95.9%	100.4%	+ 4.7%	96.8%	97.5%	+ 0.7%
Inventory of Homes for Sale	53	60	+ 13.2%	—	—	—
Months Supply of Inventory	3.5	3.8	+ 8.6%	—	—	—

Townhouse-Condo	November			Year to Date		
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
New Listings	0	13	—	11	44	+ 300.0%
Pending Sales	1	0	- 100.0%	12	9	- 25.0%
Closed Sales	0	1	—	11	9	- 18.2%
Days on Market Until Sale	—	62	—	43	17	- 60.5%
Median Sales Price*	—	\$305,000	—	\$193,000	\$255,000	+ 32.1%
Average Sales Price*	—	\$305,000	—	\$207,909	\$265,889	+ 27.9%
Percent of List Price Received*	—	96.8%	—	99.3%	99.2%	- 0.1%
Inventory of Homes for Sale	0	14	—	—	—	—
Months Supply of Inventory	—	10.9	—	—	—	—

* Does not account for seller concessions; % Change may be extreme due to small sample size.



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.