

Southeast Ohio Housing Report - August 2023

Research Data Provided by Uptown Realty Group Based
on Residential Listing Data from the Athens County MLS



Entire MLS includes the following counties:

Adams, Athens, Belmont, Butler, Clark, Clermont, Columbia & Scipio, Coshocton, Crawford, Delaware, Fairfield, Fayette, Franklin, Fulton, Gallia, Greene, Guernsey, Hamilton, Harrison, Highland, Hocking, Jackson, Knox, Lake, Lawrence, Licking, Madison, Marion, Medina, Meigs, Monroe, Morgan, Muskingum, Noble, Ottawa, Perry, Pickaway, Pike, Ross, Scioto, Stark, Trumbull, Vinton, Washington, Wilkesville

Key Metrics	August			Year to Date		
	2022	2023	% Change	Thru 08-2022	Thru 08-2023	% Change
Closed Sales	71	61	-14%	572	508	-11%
In Contract	104	69	-34%	747	658	-12%
Average Sales Price*	\$195,021	181,341	-7%	\$204,751	\$204,572	0%
Median Sales Price*	\$173,900	150,000	-14%	\$182,110	\$167,745	-8%
Average Price Per Square Foot*	\$122	106	-13%	\$122	\$112	-8%
Percent of List Price Received (Average)	98%	96%	-2%	99%	97%	-2%
Days on Market Until Sale (Active Days on Market - Average)	39	54	38%	36.6	48.25	32%
Days on Market Until Sale (Min-Max Range)	1 - 586	1 - 725	n/a			n/a
Days on Market Until Sale (Active Days on Market - Median)	12	16	33%	12	16	37%
New Listings	84	87	4%	719	665	-8%
Median List Price of New Listings	\$176,750	189,900	7%	\$183,238	\$198,302	8%
Average List Price of New Listings	\$197,633	208,794	6%	\$216,139	\$228,316	6%
List Price Min-Max Range	\$12,100 - \$539,000	\$100 - \$749,900	n/a			n/a
Inventory of Homes for Sale	252	217	-14%			n/a
Months Supply of Inventory	3.5	3.6	0.23%			n/a

*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.



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