

Local Market Update – June 2024

A RESEARCH TOOL PROVIDED BY THE GREATER CAPITAL ASSOCIATION OF REALTORS®



+ 3.0%

- 15.5%

- 6.6%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Warren County

	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	101	104	+ 3.0%	408	475	+ 16.4%
Closed Sales	58	49	- 15.5%	306	259	- 15.4%
Median Sales Price*	\$302,000	\$282,000	- 6.6%	\$275,000	\$300,000	+ 9.1%
Percent of Original List Price Received*	101.5%	100.4%	- 1.1%	96.9%	98.0%	+ 1.2%
Days on Market Until Sale	30	26	- 14.8%	49	38	- 23.6%
Inventory of Homes for Sale	157	198	+ 26.1%	--	--	--
Months Supply of Inventory	2.6	3.5	+ 36.7%	--	--	--

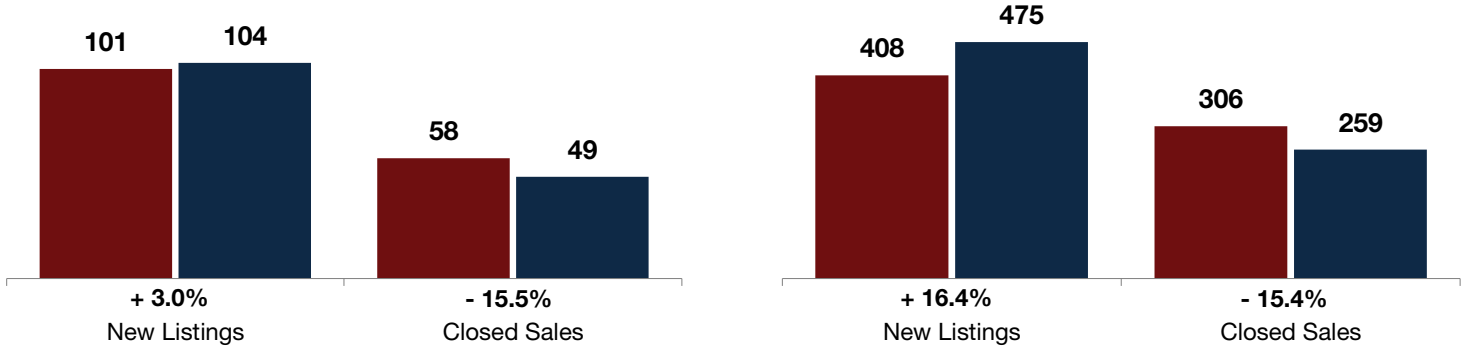
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

June

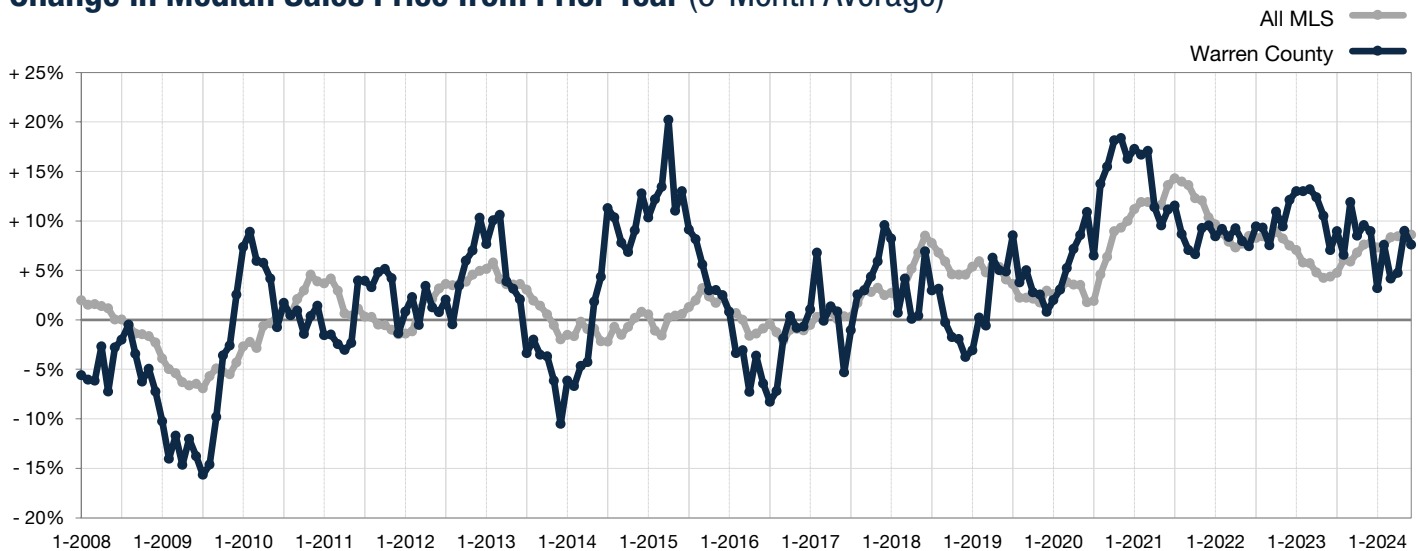
■ 2023 ■ 2024

Year to Date

■ 2023 ■ 2024



Change in Median Sales Price from Prior Year (6-Month Average)**



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.