

# Local Market Update – October 2024

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



**+ 16.9%**

**- 1.5%**

**+ 4.5%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

## Warren County

	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	77	90	+ 16.9%	748	913	+ 22.1%
Closed Sales	68	67	- 1.5%	562	547	- 2.7%
Median Sales Price*	\$301,500	\$315,000	+ 4.5%	\$295,000	\$317,000	+ 7.5%
Percent of Original List Price Received*	95.6%	96.2%	+ 0.6%	97.5%	97.8%	+ 0.3%
Days on Market Until Sale	35	46	+ 31.5%	40	39	- 4.3%
Inventory of Homes for Sale	181	245	+ 35.4%	--	--	--
Months Supply of Inventory	3.2	4.1	+ 27.2%	--	--	--

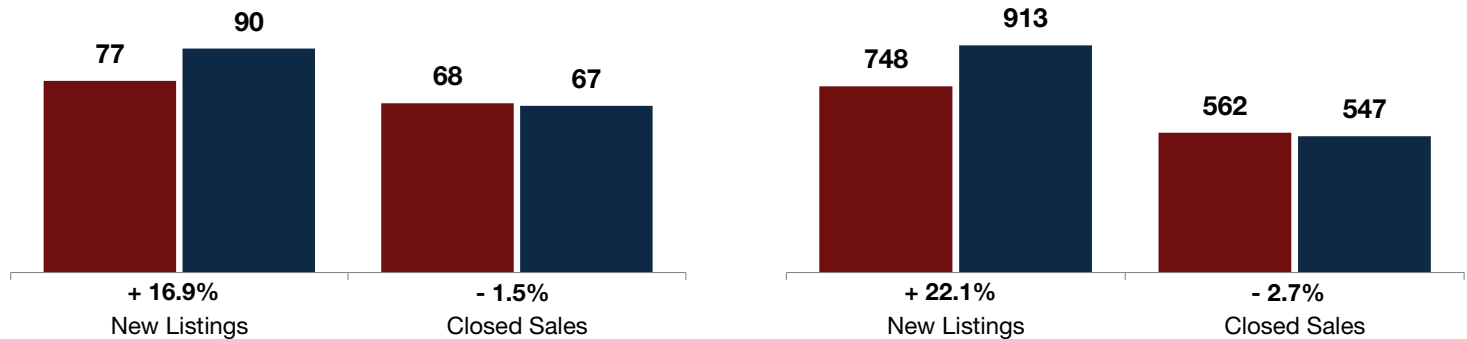
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### October

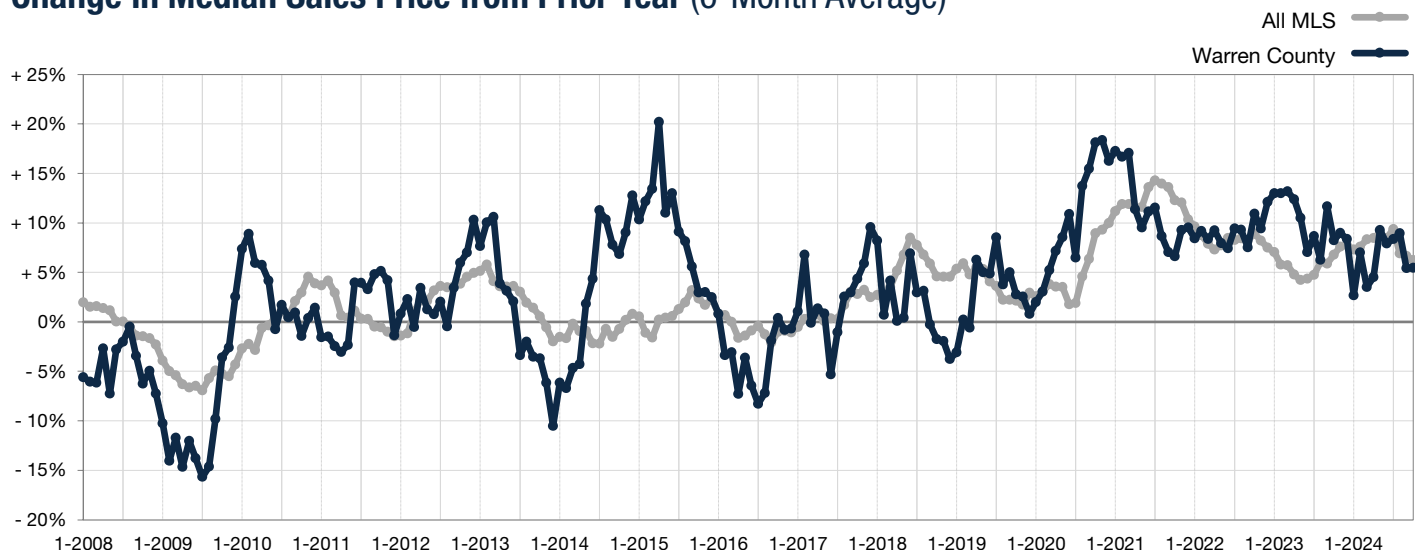
■ 2023 ■ 2024

### 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.