

Local Market Update – January 2024

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



+ 23.1%

- 17.0%

- 13.7%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

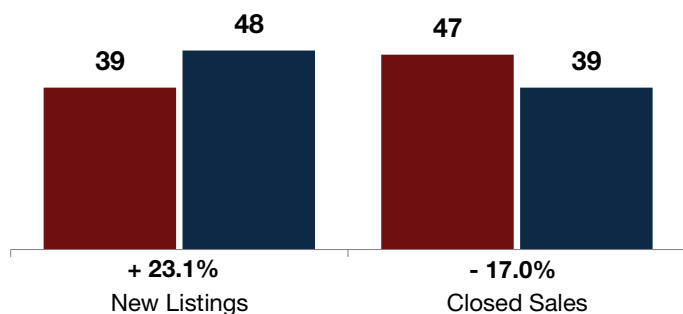
Warren County

	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	39	48	+ 23.1%	39	48	+ 23.1%
Closed Sales	47	39	- 17.0%	47	39	- 17.0%
Median Sales Price*	\$301,000	\$259,700	- 13.7%	\$301,000	\$259,700	- 13.7%
Percent of Original List Price Received*	94.5%	95.6%	+ 1.2%	94.5%	95.6%	+ 1.2%
Days on Market Until Sale	42	46	+ 10.5%	42	46	+ 10.5%
Inventory of Homes for Sale	139	122	- 12.2%	--	--	--
Months Supply of Inventory	2.1	2.2	+ 4.2%	--	--	--

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

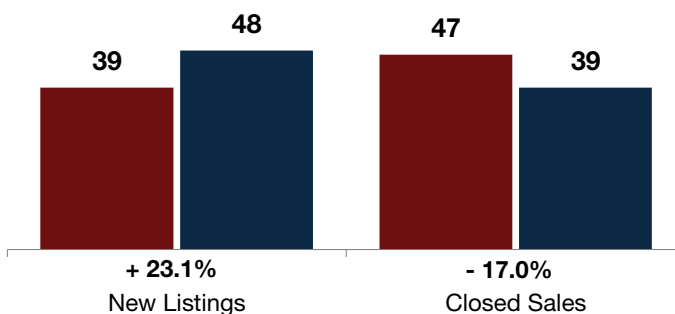
January

■ 2023 ■ 2024

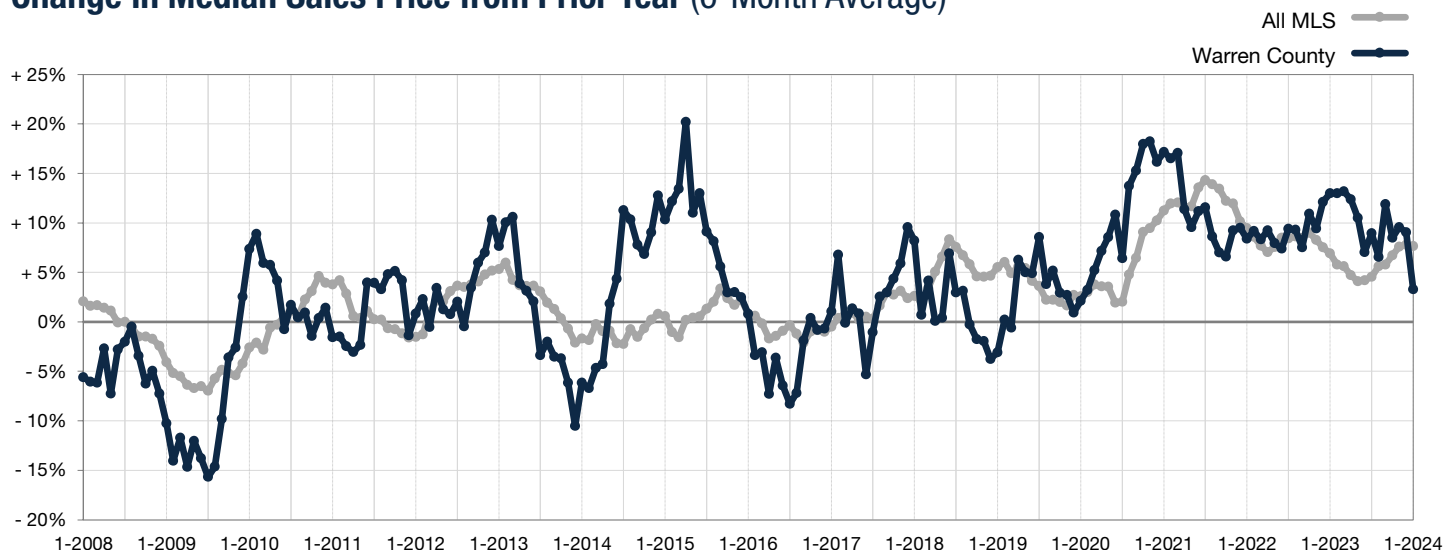


Year to Date

■ 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.