

# Local Market Update – March 2024

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



**+ 28.1%**

**- 48.1%**

**+ 12.8%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

## Warren County

	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	57	73	+ 28.1%	156	178	+ 14.1%
Closed Sales	54	28	- 48.1%	139	100	- 28.1%
Median Sales Price*	\$268,500	<b>\$303,000</b>	+ 12.8%	\$258,000	<b>\$293,500</b>	+ 13.8%
Percent of Original List Price Received*	95.7%	<b>97.0%</b>	+ 1.4%	96.0%	<b>95.1%</b>	- 0.9%
Days on Market Until Sale	52	<b>31</b>	- 40.0%	52	<b>46</b>	- 11.7%
Inventory of Homes for Sale	124	<b>130</b>	+ 4.8%	--	--	--
Months Supply of Inventory	1.9	<b>2.4</b>	+ 24.1%	--	--	--

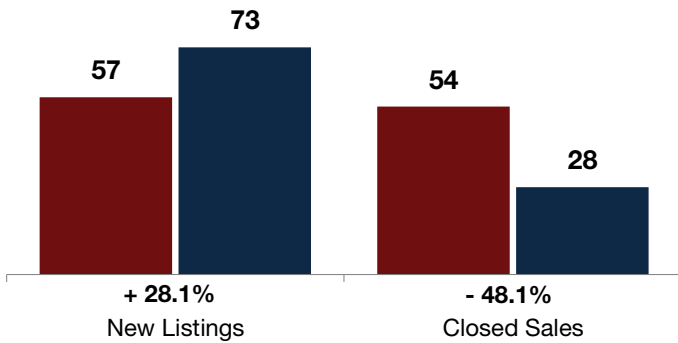
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### March

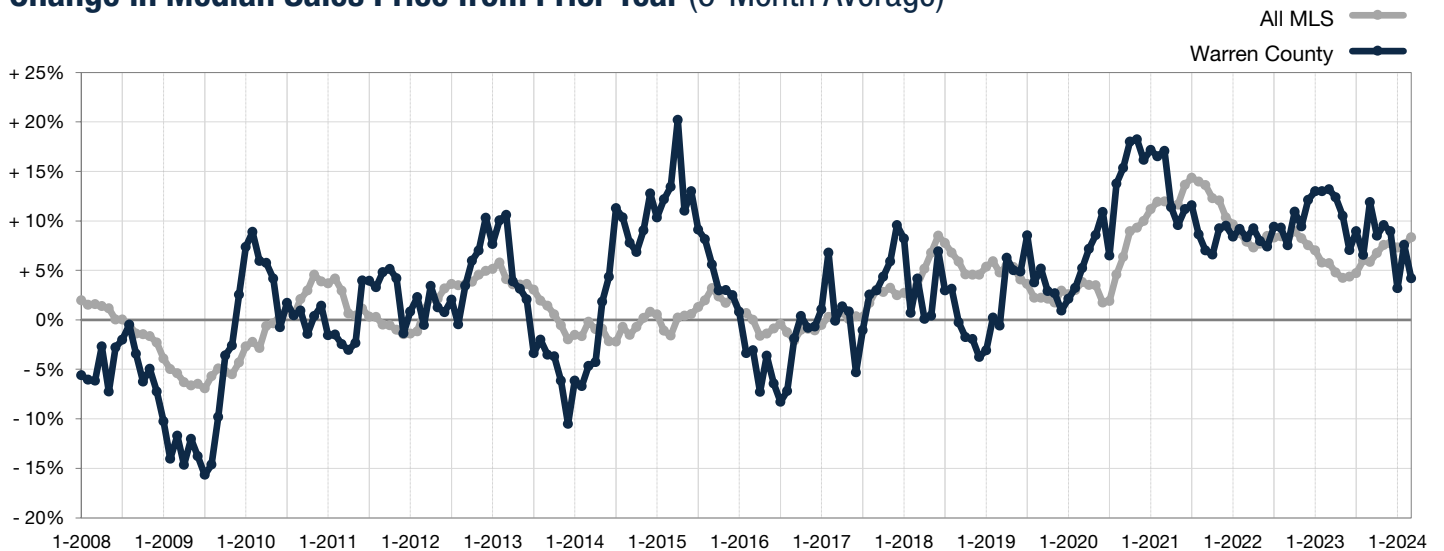
■ 2023 ■ 2024

### 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.