



PRESS RELEASE

Greater Louisville Association of REALTORS®

Residential Sales Statistics | Single Family Residential & Condo

Average Price Up 5.1% and Volume Down 8.8% Year-To-Date

The Greater Louisville Association of Realtors® (GLAR) reported sales down 8.8% year-to-date versus 2018. At the same time, with continued low interest rates, the average price was up 5.1%. In Jefferson County, the average price in February was \$218,595 and the median was \$175,000. For all MLS areas, the inventory of available properties was 4.1% higher than at the same time last year.

GLAR President Karen Story commented that, "Our members are now seeing the typical early spring pick-up in listings and showings. We continue to see move-in ready, moderately priced homes sell quickly. Homes that are priced slightly above market value will sit for longer periods."

Lawrence Yun, Chief Economist of the National Association of Realtors® commented that the fundamentals of the 2019 housing market are strong. The Federal Reserve looks to remain "patient" regarding any future interest rate hikes and income growth is catching up to home price growth. One area that he is keeping his eye on is the auto loan default rate, which has ticked up in recent months.

ALL MLS AREAS	FEB 2018	FEB 2019	% CHANGE	YTD: 2/28/2018	YTD: 2/28/2019	% CHANGE
Houses Sold	1160	1044	-10.00%	2188	1996	-8.78%
Average Selling Price	\$203,215	\$215,699	6.14%	\$205,156	\$215,660	5.12%
Median Selling Price	\$168,000	\$176,770	5.22%	\$168,000	\$176,000	4.76%
Listings Placed into Pending Status	1333	1158	-13.13%			
Active Listings at February 15	3375	3514	4.12%			

JEFFERSON COUNTY	FEB 2018	FEB 2019	% CHANGE	YTD: 2/28/2018	YTD: 2/28/2019	% CHANGE
Houses Sold	818	704	-13.94%	1523	1368	-10.18%
Average Selling Price	\$202,301	\$218,595	8.05%	\$202,874	\$218,952	7.93%
Median Selling Price	\$164,000	\$175,000	6.71%	\$163,500	\$175,000	7.03%
Listings Placed into Pending Status	888	786	-11.49%			
Active Listings at February 15	1889	2091	10.69%			



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OLDHAM COUNTY	FEB 2018	FEB 2019	% CHANGE	YTD: 2/28/2018	YTD: 2/28/2019	% CHANGE
Houses Sold	56	52	-7.14%	118	107	-9.32%
Average Selling Price	\$327,938	\$298,899	-8.86%	\$327,640	\$322,885	-1.45%
Median Selling Price	\$255,450	\$264,750	3.64%	\$285,500	\$289,900	1.54%
Listings Placed into Pending Status	72	69	-4.17%			
Active Listings at February 15	243	282	16.05%			

BULLITT COUNTY	FEB 2018	FEB 2019	% CHANGE	YTD: 2/28/2018	YTD: 2/28/2019	% CHANGE
Houses Sold	80	59	-26.25%	151	113	-25.17%
Average Selling Price	\$189,536	\$188,482	-0.56%	\$201,436	\$188,801	-6.27%
Median Selling Price	\$180,950	\$179,900	-0.58%	\$179,900	\$176,900	-1.67%
Listings Placed into Pending Status	78	65	-16.67%			
Active Listings at February 15	212	190	-10.38%			

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