

Local Market Update – July 2022

A Research Tool Provided by the Greater Louisville Association of REALTORS®



Grayson County

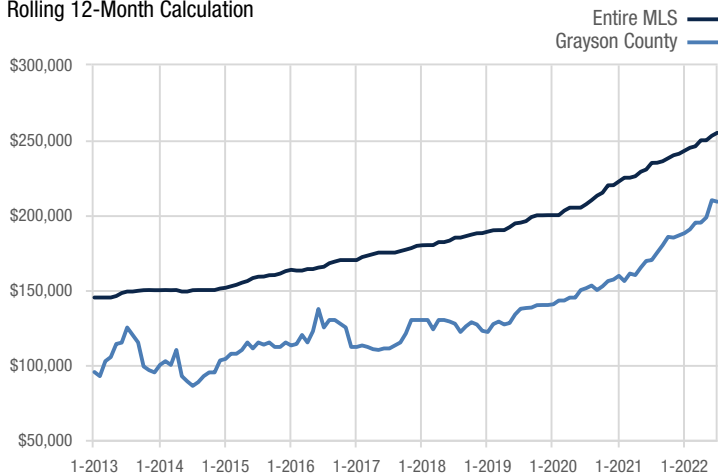
Single Family	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
Key Metrics						
New Listings	34	20	- 41.2%	136	151	+ 11.0%
Pending Sales	21	16	- 23.8%	107	112	+ 4.7%
Closed Sales	21	10	- 52.4%	104	108	+ 3.8%
Cumulative Days on Market Until Sale	49	41	- 16.3%	47	50	+ 6.4%
Median Sales Price*	\$210,000	\$204,000	- 2.9%	\$174,500	\$206,500	+ 18.3%
Average Sales Price*	\$214,186	\$234,503	+ 9.5%	\$206,113	\$247,729	+ 20.2%
Percent of List Price Received*	97.4%	94.4%	- 3.1%	97.3%	97.2%	- 0.1%
Inventory of Homes for Sale	40	51	+ 27.5%	—	—	—
Months Supply of Inventory	2.5	3.2	+ 28.0%	—	—	—

Townhouse/Condo	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
Key Metrics						
New Listings	0	0	0.0%	2	2	0.0%
Pending Sales	1	0	- 100.0%	2	2	0.0%
Closed Sales	1	0	- 100.0%	2	1	- 50.0%
Cumulative Days on Market Until Sale	22	—	—	122	1	- 99.2%
Median Sales Price*	\$142,000	—	—	\$140,000	\$160,000	+ 14.3%
Average Sales Price*	\$142,000	—	—	\$140,000	\$160,000	+ 14.3%
Percent of List Price Received*	100.0%	—	—	100.0%	100.0%	0.0%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	1.0	—	—	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

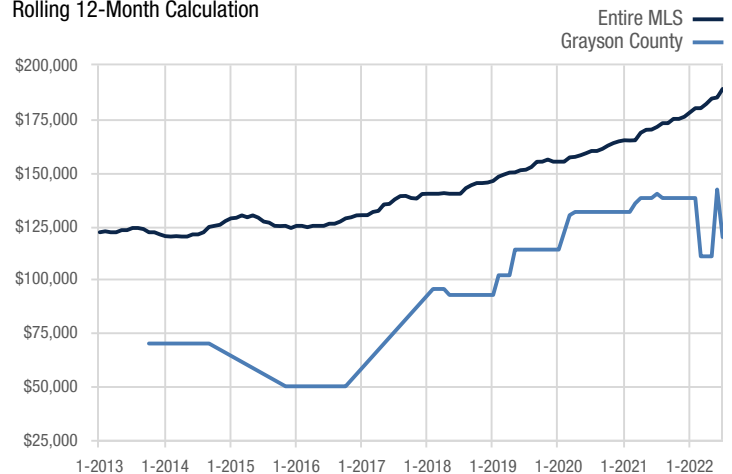
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.