

# Local Market Update – October 2022

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



## Shelby County

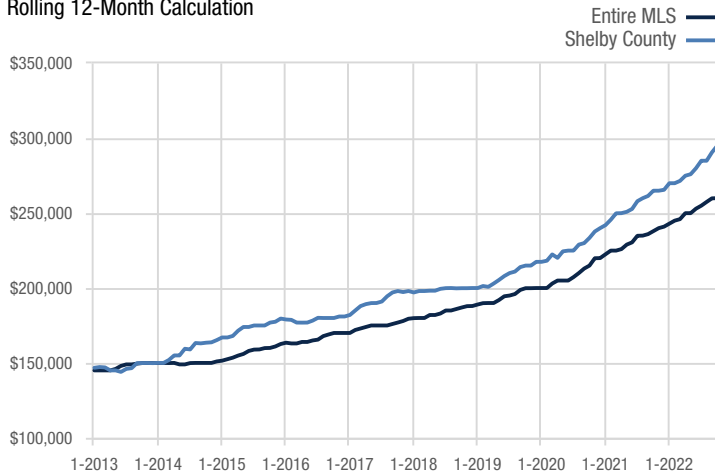
Single Family	October			Year to Date		
	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
<b>Key Metrics</b>						
New Listings	63	55	- 12.7%	719	670	- 6.8%
Pending Sales	68	51	- 25.0%	637	518	- 18.7%
Closed Sales	66	53	- 19.7%	602	560	- 7.0%
Cumulative Days on Market Until Sale	25	40	+ 60.0%	27	31	+ 14.8%
Median Sales Price*	\$278,458	\$300,000	+ 7.7%	\$265,000	\$300,745	+ 13.5%
Average Sales Price*	\$374,326	\$350,305	- 6.4%	\$332,296	\$357,926	+ 7.7%
Percent of List Price Received*	99.3%	98.6%	- 0.7%	99.8%	99.1%	- 0.7%
Inventory of Homes for Sale	75	86	+ 14.7%	—	—	—
Months Supply of Inventory	1.2	1.7	+ 41.7%	—	—	—

Townhouse/Condo	October			Year to Date		
	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
<b>Key Metrics</b>						
New Listings	1	6	+ 500.0%	36	56	+ 55.6%
Pending Sales	3	4	+ 33.3%	30	42	+ 40.0%
Closed Sales	5	3	- 40.0%	27	38	+ 40.7%
Cumulative Days on Market Until Sale	58	2	- 96.6%	42	22	- 47.6%
Median Sales Price*	\$169,900	\$350,000	+ 106.0%	\$204,500	\$275,250	+ 34.6%
Average Sales Price*	\$202,810	\$320,333	+ 57.9%	\$225,102	\$293,866	+ 30.5%
Percent of List Price Received*	99.8%	102.0%	+ 2.2%	100.0%	99.7%	- 0.3%
Inventory of Homes for Sale	6	9	+ 50.0%	—	—	—
Months Supply of Inventory	2.0	2.2	+ 10.0%	—	—	—

\* 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.

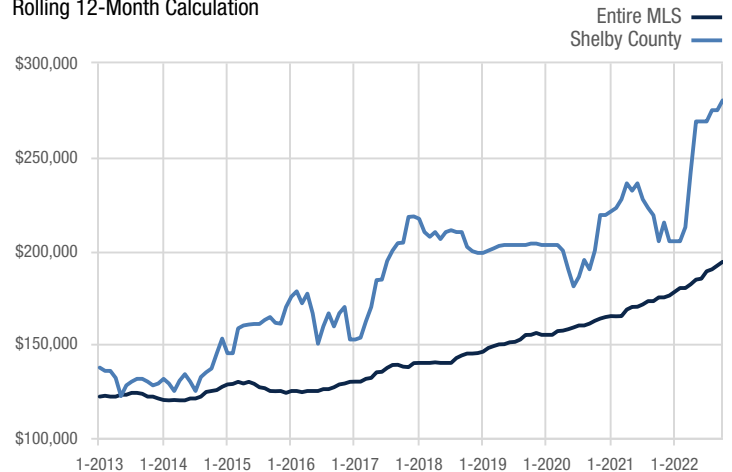
### Median Sales Price - Single Family

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.