

# Local Market Update – November 2022

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



## Shelby County

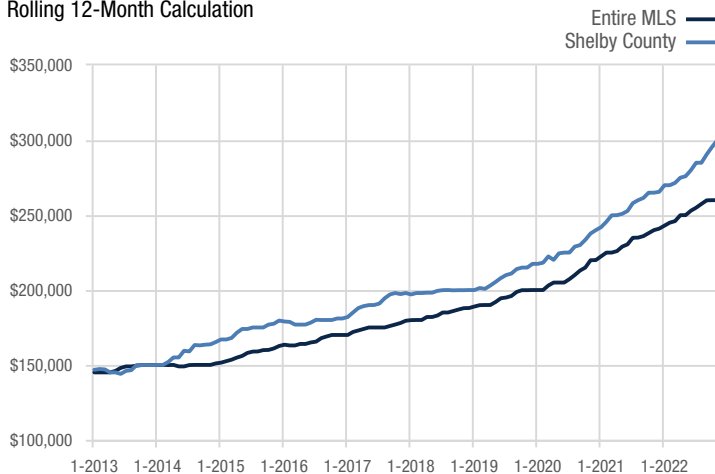
Single Family	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
<b>Key Metrics</b>						
New Listings	61	32	- 47.5%	780	704	- 9.7%
Pending Sales	50	33	- 34.0%	687	552	- 19.7%
Closed Sales	59	35	- 40.7%	661	596	- 9.8%
Cumulative Days on Market Until Sale	32	36	+ 12.5%	28	32	+ 14.3%
Median Sales Price*	\$270,000	<b>\$308,000</b>	+ 14.1%	\$266,500	<b>\$302,059</b>	+ 13.3%
Average Sales Price*	\$405,000	<b>\$435,692</b>	+ 7.6%	\$338,796	<b>\$363,318</b>	+ 7.2%
Percent of List Price Received*	99.3%	<b>96.5%</b>	- 2.8%	99.7%	<b>98.9%</b>	- 0.8%
Inventory of Homes for Sale	77	70	- 9.1%	—	—	—
Months Supply of Inventory	1.3	1.4	+ 7.7%	—	—	—

Townhouse/Condo	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
<b>Key Metrics</b>						
New Listings	3	2	- 33.3%	39	58	+ 48.7%
Pending Sales	6	2	- 66.7%	36	44	+ 22.2%
Closed Sales	5	3	- 40.0%	32	41	+ 28.1%
Cumulative Days on Market Until Sale	74	15	- 79.7%	47	21	- 55.3%
Median Sales Price*	\$349,726	<b>\$183,000</b>	- 47.7%	\$212,500	<b>\$275,000</b>	+ 29.4%
Average Sales Price*	\$333,245	<b>\$183,500</b>	- 44.9%	\$241,999	<b>\$285,790</b>	+ 18.1%
Percent of List Price Received*	98.4%	<b>98.2%</b>	- 0.2%	99.8%	<b>99.6%</b>	- 0.2%
Inventory of Homes for Sale	3	9	+ 200.0%	—	—	—
Months Supply of Inventory	0.9	2.4	+ 166.7%	—	—	—

\* 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.

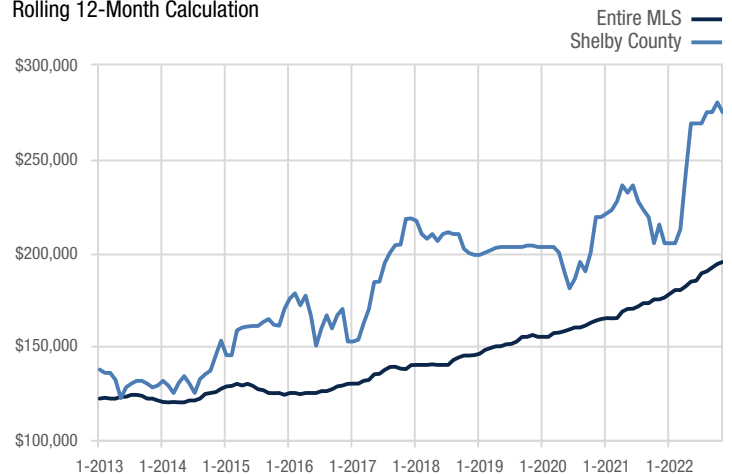
### Median Sales Price - Single Family

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.

Current as of December 10, 2022. All data from the Greater Louisville Association of REALTORS®. Report © 2022 ShowingTime.