

Local Market Update – December 2022

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



Shelby County

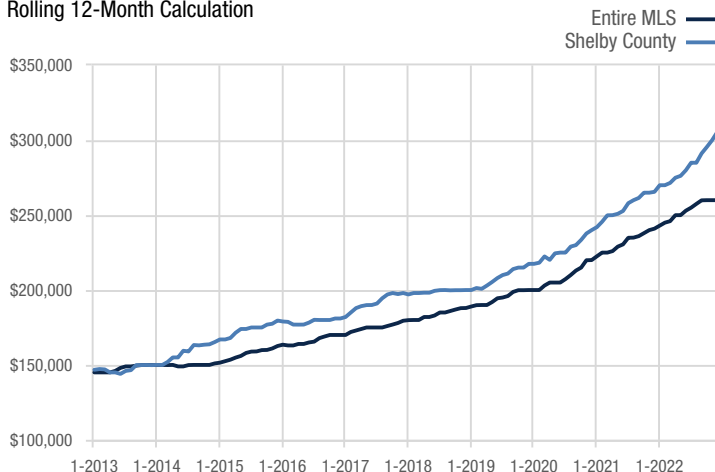
| Single Family Key Metrics | December | | | Year to Date | | |
|--------------------------------------|-----------|-----------|----------|--------------|--------------|----------|
| | 2021 | 2022 | % Change | Thru 12-2021 | Thru 12-2022 | % Change |
| New Listings | 40 | 37 | - 7.5% | 820 | 744 | - 9.3% |
| Pending Sales | 50 | 13 | - 74.0% | 737 | 569 | - 22.8% |
| Closed Sales | 68 | 32 | - 52.9% | 729 | 632 | - 13.3% |
| Cumulative Days on Market Until Sale | 28 | 60 | + 114.3% | 28 | 33 | + 17.9% |
| Median Sales Price* | \$264,398 | \$339,375 | + 28.4% | \$265,575 | \$305,490 | + 15.0% |
| Average Sales Price* | \$315,495 | \$369,498 | + 17.1% | \$336,619 | \$358,558 | + 6.5% |
| Percent of List Price Received* | 99.1% | 96.5% | - 2.6% | 99.7% | 98.7% | - 1.0% |
| Inventory of Homes for Sale | 53 | 77 | + 45.3% | — | — | — |
| Months Supply of Inventory | 0.9 | 1.6 | + 77.8% | — | — | — |

| Townhouse/Condo Key Metrics | December | | | Year to Date | | |
|--------------------------------------|-----------|-----------|----------|--------------|--------------|----------|
| | 2021 | 2022 | % Change | Thru 12-2021 | Thru 12-2022 | % Change |
| New Listings | 0 | 3 | — | 39 | 61 | + 56.4% |
| Pending Sales | 1 | 2 | + 100.0% | 37 | 46 | + 24.3% |
| Closed Sales | 3 | 3 | 0.0% | 35 | 44 | + 25.7% |
| Cumulative Days on Market Until Sale | 46 | 129 | + 180.4% | 47 | 29 | - 38.3% |
| Median Sales Price* | \$185,000 | \$290,958 | + 57.3% | \$205,000 | \$275,000 | + 34.1% |
| Average Sales Price* | \$239,613 | \$278,819 | + 16.4% | \$241,795 | \$285,315 | + 18.0% |
| Percent of List Price Received* | 96.6% | 98.8% | + 2.3% | 99.5% | 99.5% | 0.0% |
| Inventory of Homes for Sale | 2 | 10 | + 400.0% | — | — | — |
| Months Supply of Inventory | 0.6 | 2.6 | + 333.3% | — | — | — |

* 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.

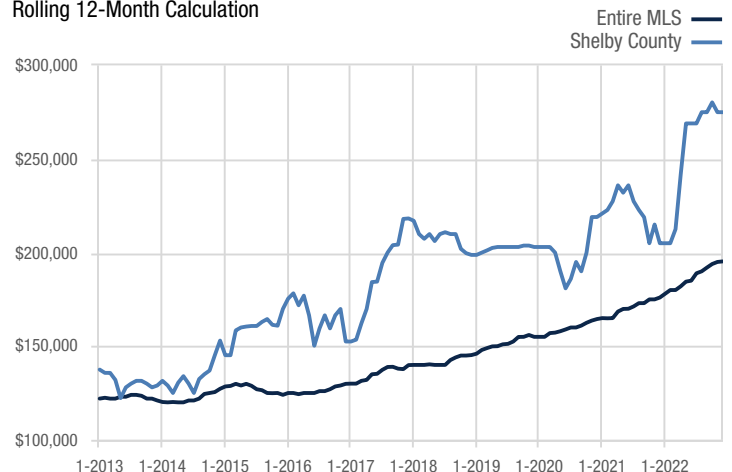
Median Sales Price - Single Family

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.