

Local Market Update – May 2023

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



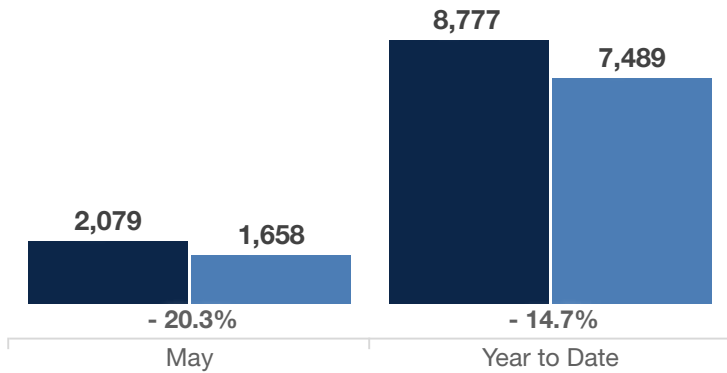
Entire MLS

Single Family and Townhouse/Condo Key Metrics	May			Year to Date		
	2022	2023	% Change	Thru 5-2022	Thru 5-2023	% Change
New Listings	2,079	1,658	- 20.3%	8,777	7,489	- 14.7%
Pending Sales	1,653	1,222	- 26.1%	7,637	6,173	- 19.2%
Closed Sales	1,596	1,359	- 14.8%	7,009	5,572	- 20.5%
Cumulative Days on Market Until Sale	22	37	+ 68.2%	30	44	+ 46.7%
Median Sales Price*	\$260,000	\$265,000	+ 1.9%	\$245,000	\$252,000	+ 2.9%
Average Sales Price*	\$300,203	\$311,281	+ 3.7%	\$288,779	\$297,160	+ 2.9%
Percent of List Price Received*	100.8%	99.0%	- 1.8%	99.9%	98.4%	- 1.5%
Inventory of Homes for Sale	1,650	1,867	+ 13.2%	—	—	—
Months Supply of Inventory	1.0	1.5	+ 50.0%	—	—	—

* 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.

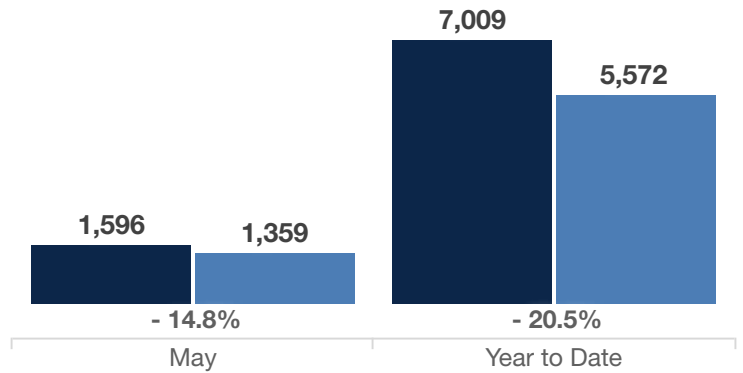
New Listings

■ 2022 ■ 2023



Closed Sales

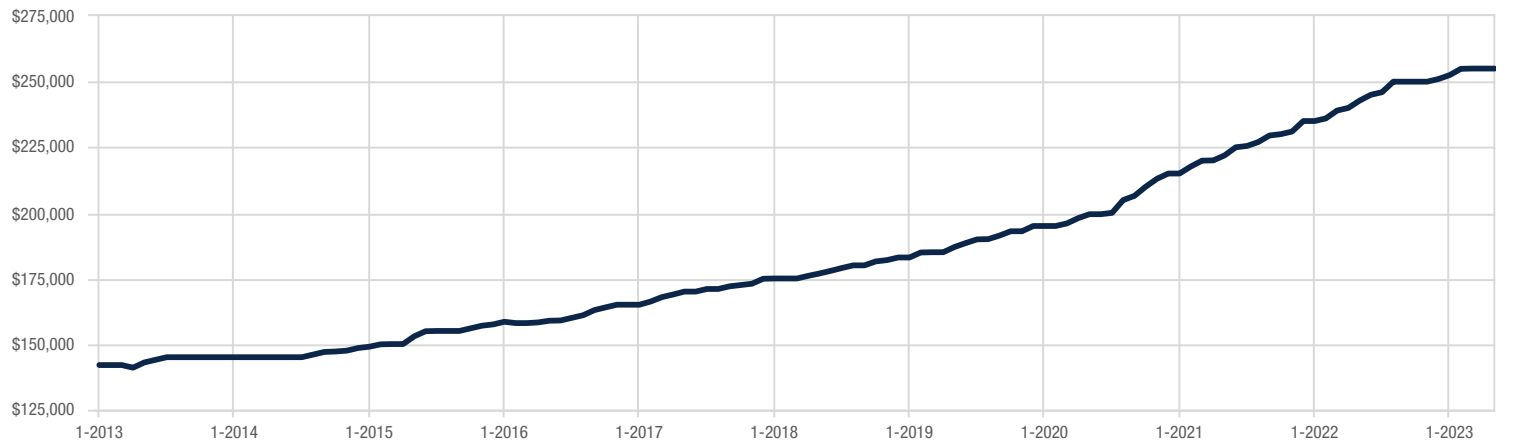
■ 2022 ■ 2023



Median Sales Price

Rolling 12-Month Calculation

Entire MLS



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 June 10, 2023. All data from the Greater Louisville Association of REALTORS®. Report © 2023 ShowingTime.