

Local Market Update – August 2023

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



Oldham County

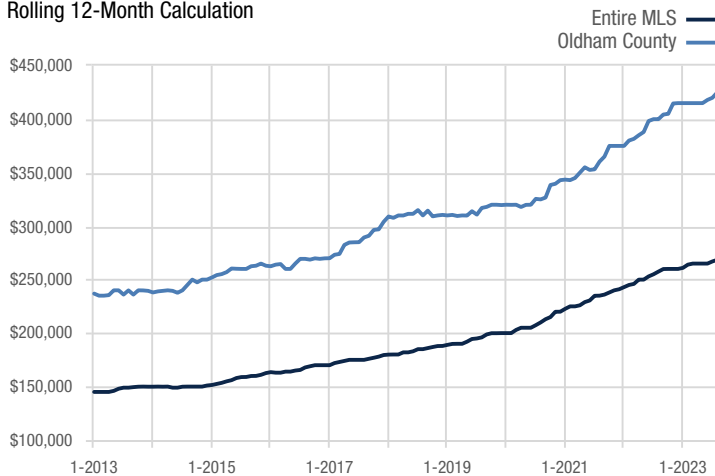
Single Family Key Metrics	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	91	83	- 8.8%	799	689	- 13.8%
Pending Sales	93	68	- 26.9%	681	536	- 21.3%
Closed Sales	93	81	- 12.9%	623	510	- 18.1%
Cumulative Days on Market Until Sale	18	45	+ 150.0%	22	41	+ 86.4%
Median Sales Price*	\$400,000	\$500,000	+ 25.0%	\$414,668	\$426,000	+ 2.7%
Average Sales Price*	\$483,873	\$609,088	+ 25.9%	\$482,862	\$513,156	+ 6.3%
Percent of List Price Received*	100.0%	99.0%	- 1.0%	100.9%	99.3%	- 1.6%
Inventory of Homes for Sale	94	127	+ 35.1%	—	—	—
Months Supply of Inventory	1.2	2.1	+ 75.0%	—	—	—

Townhouse/Condo Key Metrics	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	6	8	+ 33.3%	46	59	+ 28.3%
Pending Sales	2	6	+ 200.0%	39	44	+ 12.8%
Closed Sales	8	9	+ 12.5%	39	37	- 5.1%
Cumulative Days on Market Until Sale	12	8	- 33.3%	10	16	+ 60.0%
Median Sales Price*	\$237,500	\$260,500	+ 9.7%	\$210,000	\$295,000	+ 40.5%
Average Sales Price*	\$250,588	\$282,833	+ 12.9%	\$248,036	\$302,724	+ 22.0%
Percent of List Price Received*	101.6%	100.5%	- 1.1%	100.6%	99.5%	- 1.1%
Inventory of Homes for Sale	7	14	+ 100.0%	—	—	—
Months Supply of Inventory	1.4	3.2	+ 128.6%	—	—	—

* 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.

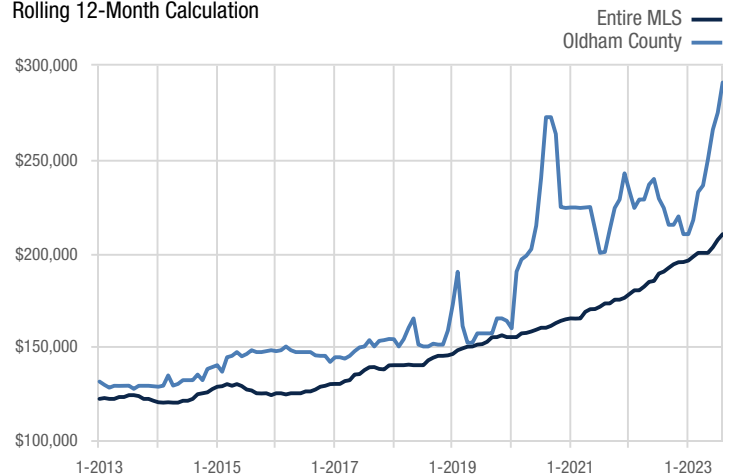
Median Sales Price - Single Family

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.