

Local Market Update – October 2023

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



Spencer County

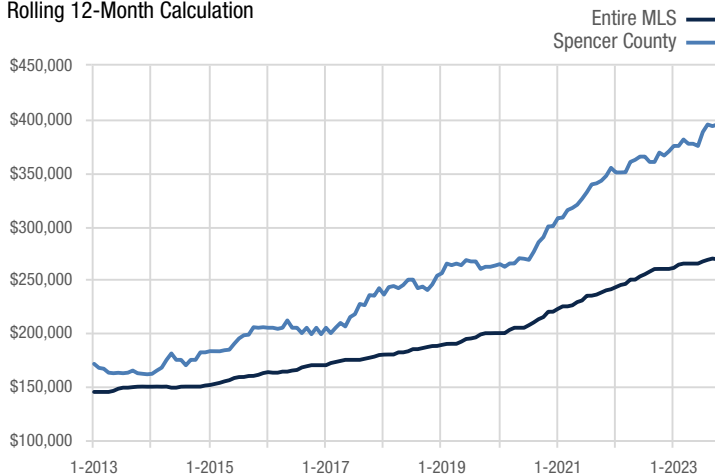
Single Family	October			Year to Date		
Key Metrics	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
New Listings	15	24	+ 60.0%	246	229	- 6.9%
Pending Sales	12	15	+ 25.0%	190	170	- 10.5%
Closed Sales	23	20	- 13.0%	195	159	- 18.5%
Cumulative Days on Market Until Sale	31	44	+ 41.9%	22	38	+ 72.7%
Median Sales Price*	\$405,000	\$420,000	+ 3.7%	\$373,750	\$400,000	+ 7.0%
Average Sales Price*	\$404,705	\$423,470	+ 4.6%	\$372,580	\$403,591	+ 8.3%
Percent of List Price Received*	96.0%	98.3%	+ 2.4%	99.1%	99.0%	- 0.1%
Inventory of Homes for Sale	25	35	+ 40.0%	—	—	—
Months Supply of Inventory	1.3	2.3	+ 76.9%	—	—	—

Townhouse/Condo	October			Year to Date		
Key Metrics	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
New Listings	0	0	0.0%	0	4	—
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Cumulative Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	4	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

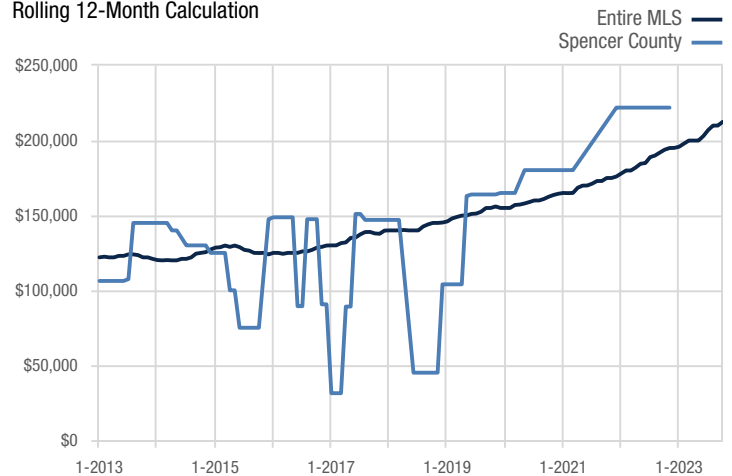
Median Sales Price - Single Family

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.