

# Local Market Update – November 2023

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



## Oldham County

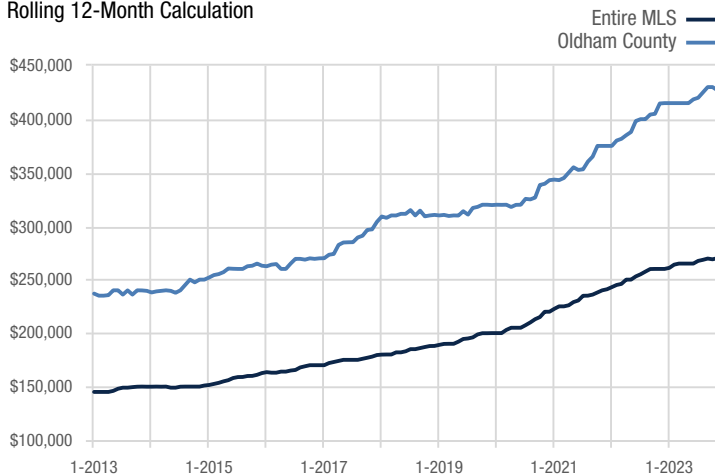
Single Family Key Metrics	November			Year to Date		
	2022	2023	% Change	Thru 11-2022	Thru 11-2023	% Change
New Listings	86	76	- 11.6%	1,026	934	- 9.0%
Pending Sales	46	43	- 6.5%	842	689	- 18.2%
Closed Sales	55	61	+ 10.9%	844	682	- 19.2%
Cumulative Days on Market Until Sale	35	56	+ 60.0%	24	41	+ 70.8%
Median Sales Price*	\$464,925	<b>\$394,500</b>	- 15.1%	\$415,000	<b>\$430,000</b>	+ 3.6%
Average Sales Price*	\$520,953	<b>\$497,869</b>	- 4.4%	\$489,727	<b>\$516,652</b>	+ 5.5%
Percent of List Price Received*	99.8%	<b>98.8%</b>	- 1.0%	100.5%	<b>99.2%</b>	- 1.3%
Inventory of Homes for Sale	107	<b>152</b>	+ 42.1%	—	—	—
Months Supply of Inventory	1.4	<b>2.5</b>	+ 78.6%	—	—	—

Townhouse/Condo Key Metrics	November			Year to Date		
	2022	2023	% Change	Thru 11-2022	Thru 11-2023	% Change
New Listings	4	2	- 50.0%	58	70	+ 20.7%
Pending Sales	1	0	- 100.0%	46	57	+ 23.9%
Closed Sales	2	5	+ 150.0%	47	57	+ 21.3%
Cumulative Days on Market Until Sale	46	7	- 84.8%	13	17	+ 30.8%
Median Sales Price*	\$299,750	<b>\$320,000</b>	+ 6.8%	\$210,000	<b>\$300,000</b>	+ 42.9%
Average Sales Price*	\$299,750	<b>\$326,000</b>	+ 8.8%	\$249,985	<b>\$302,591</b>	+ 21.0%
Percent of List Price Received*	94.6%	<b>99.1%</b>	+ 4.8%	100.1%	<b>99.4%</b>	- 0.7%
Inventory of Homes for Sale	5	12	+ 140.0%	—	—	—
Months Supply of Inventory	1.2	<b>2.3</b>	+ 91.7%	—	—	—

\* 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.

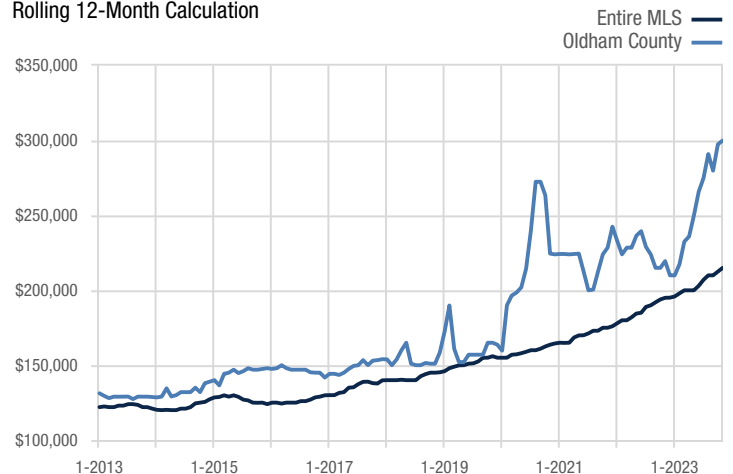
### Median Sales Price - Single Family

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.