

Local Market Update – June 2024

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



Shelby County

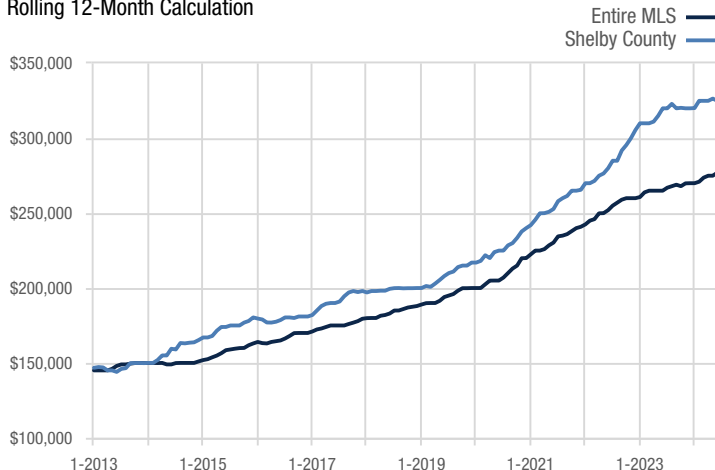
Single Family	June			Year to Date		
	2023	2024	% Change	Thru 6-2023	Thru 6-2024	% Change
Key Metrics						
New Listings	69	67	- 2.9%	332	340	+ 2.4%
Pending Sales	49	50	+ 2.0%	252	255	+ 1.2%
Closed Sales	44	52	+ 18.2%	223	229	+ 2.7%
Cumulative Days on Market Until Sale	32	48	+ 50.0%	50	55	+ 10.0%
Median Sales Price*	\$344,950	\$336,750	- 2.4%	\$325,000	\$335,000	+ 3.1%
Average Sales Price*	\$426,918	\$393,481	- 7.8%	\$390,556	\$404,829	+ 3.7%
Percent of List Price Received*	99.2%	98.7%	- 0.5%	98.1%	98.7%	+ 0.6%
Inventory of Homes for Sale	91	110	+ 20.9%	—	—	—
Months Supply of Inventory	2.2	2.7	+ 22.7%	—	—	—

Townhouse/Condo	June			Year to Date		
	2023	2024	% Change	Thru 6-2023	Thru 6-2024	% Change
Key Metrics						
New Listings	4	6	+ 50.0%	21	22	+ 4.8%
Pending Sales	3	2	- 33.3%	21	18	- 14.3%
Closed Sales	4	2	- 50.0%	22	14	- 36.4%
Cumulative Days on Market Until Sale	49	22	- 55.1%	63	36	- 42.9%
Median Sales Price*	\$264,000	\$365,150	+ 38.3%	\$287,940	\$299,950	+ 4.2%
Average Sales Price*	\$338,250	\$365,150	+ 8.0%	\$323,380	\$296,936	- 8.2%
Percent of List Price Received*	100.1%	95.7%	- 4.4%	98.2%	97.3%	- 0.9%
Inventory of Homes for Sale	7	8	+ 14.3%	—	—	—
Months Supply of Inventory	2.0	2.5	+ 25.0%	—	—	—

* 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.

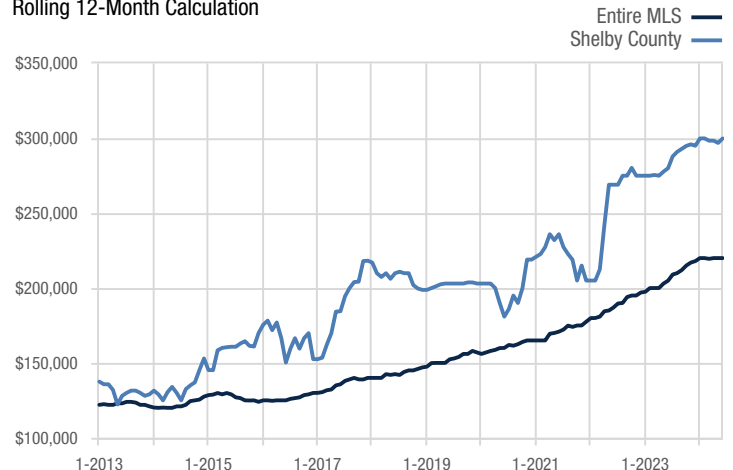
Median Sales Price - Single Family

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.