



Oldham County

Single Family	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	75	53	- 29.3%	153	114	- 25.5%
Pending Sales	55	25	- 54.5%	112	67	- 40.2%
Closed Sales	44	37	- 15.9%	80	83	+ 3.8%
Cumulative Days on Market Until Sale	75	77	+ 2.7%	60	69	+ 15.0%
Median Sales Price*	\$361,165	\$400,000	+ 10.8%	\$367,500	\$450,000	+ 22.4%
Average Sales Price*	\$430,563	\$429,739	- 0.2%	\$435,839	\$547,837	+ 25.7%
Percent of List Price Received*	99.2%	99.0%	- 0.2%	99.1%	98.4%	- 0.7%
Inventory of Homes for Sale	125	143	+ 14.4%	—	—	—
Months Supply of Inventory	2.0	2.2	+ 10.0%	—	—	—

Townhouse/Condo	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	7	4	- 42.9%	11	7	- 36.4%
Pending Sales	5	2	- 60.0%	9	5	- 44.4%
Closed Sales	3	2	- 33.3%	5	6	+ 20.0%
Cumulative Days on Market Until Sale	8	34	+ 325.0%	7	29	+ 314.3%
Median Sales Price*	\$260,000	\$254,250	- 2.2%	\$234,000	\$244,250	+ 4.4%
Average Sales Price*	\$261,667	\$254,250	- 2.8%	\$234,200	\$251,250	+ 7.3%
Percent of List Price Received*	98.7%	98.2%	- 0.5%	98.3%	99.2%	+ 0.9%
Inventory of Homes for Sale	10	9	- 10.0%	—	—	—
Months Supply of Inventory	2.0	1.8	- 10.0%	—	—	—

* 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.

