## Local Market Update – May 2025 A Research Tool Provided by the Greater Louisville Association of REALTORS®

# GREATER LOUISVILLE

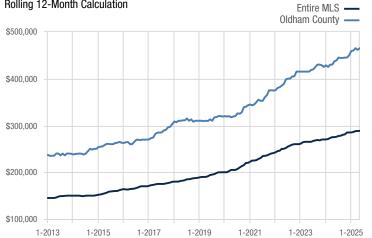
### **Oldham County**

| Single Family                        | Мау       |           |          | Year to Date |             |          |  |
|--------------------------------------|-----------|-----------|----------|--------------|-------------|----------|--|
| Key Metrics                          | 2024      | 2025      | % Change | Thru 5-2024  | Thru 5-2025 | % Change |  |
| New Listings                         | 113       | 140       | + 23.9%  | 469          | 465         | - 0.9%   |  |
| Pending Sales                        | 103       | 47        | - 54.4%  | 364          | 267         | - 26.6%  |  |
| Closed Sales                         | 82        | 78        | - 4.9%   | 294          | 258         | - 12.2%  |  |
| Cumulative Days on Market Until Sale | 42        | 39        | - 7.1%   | 56           | 59          | + 5.4%   |  |
| Median Sales Price*                  | \$477,563 | \$480,000 | + 0.5%   | \$430,000    | \$455,000   | + 5.8%   |  |
| Average Sales Price*                 | \$557,512 | \$574,974 | + 3.1%   | \$508,364    | \$559,731   | + 10.1%  |  |
| Percent of List Price Received*      | 99.0%     | 99.6%     | + 0.6%   | 99.3%        | 98.9%       | - 0.4%   |  |
| Inventory of Homes for Sale          | 125       | 215       | + 72.0%  |              |             | _        |  |
| Months Supply of Inventory           | 1.9       | 3.6       | + 89.5%  |              | —           |          |  |

| Townhouse/Condo                      |           | Мау       |          |             | Year to Date |          |
|--------------------------------------|-----------|-----------|----------|-------------|--------------|----------|
| Key Metrics                          | 2024      | 2025      | % Change | Thru 5-2024 | Thru 5-2025  | % Change |
| New Listings                         | 10        | 8         | - 20.0%  | 30          | 27           | - 10.0%  |
| Pending Sales                        | 10        | 4         | - 60.0%  | 27          | 17           | - 37.0%  |
| Closed Sales                         | 5         | 4         | - 20.0%  | 17          | 16           | - 5.9%   |
| Cumulative Days on Market Until Sale | 39        | 189       | + 384.6% | 37          | 87           | + 135.1% |
| Median Sales Price*                  | \$220,000 | \$360,000 | + 63.6%  | \$213,000   | \$251,750    | + 18.2%  |
| Average Sales Price*                 | \$245,600 | \$363,475 | + 48.0%  | \$222,794   | \$278,900    | + 25.2%  |
| Percent of List Price Received*      | 98.2%     | 97.9%     | - 0.3%   | 97.9%       | 98.1%        | + 0.2%   |
| Inventory of Homes for Sale          | 10        | 10        | 0.0%     |             | —            | _        |
| Months Supply of Inventory           | 1.8       | 2.3       | + 27.8%  |             | —            |          |

\* 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



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.