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

GREATER LOUISVILLE

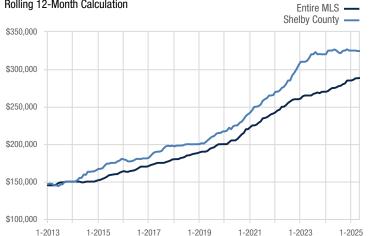
Shelby County

| Single Family | Мау | | | Year to Date | | | |
|--------------------------------------|-----------|---------------|----------|--------------|-------------|----------|--|
| Key Metrics | 2024 | 2025 | % Change | Thru 5-2024 | Thru 5-2025 | % Change | |
| New Listings | 72 | 68 | - 5.6% | 275 | 304 | + 10.5% | |
| Pending Sales | 59 | 43 | - 27.1% | 209 | 212 | + 1.4% | |
| Closed Sales | 48 | 36 | - 25.0% | 177 | 196 | + 10.7% | |
| Cumulative Days on Market Until Sale | 31 | 43 | + 38.7% | 57 | 56 | - 1.8% | |
| Median Sales Price* | \$345,000 | \$332,000 | - 3.8% | \$335,000 | \$320,000 | - 4.5% | |
| Average Sales Price* | \$464,749 | \$447,978 | - 3.6% | \$408,163 | \$383,696 | - 6.0% | |
| Percent of List Price Received* | 98.7% | 98.1 % | - 0.6% | 98.7% | 98.1% | - 0.6% | |
| Inventory of Homes for Sale | 106 | 110 | + 3.8% | | — | _ | |
| Months Supply of Inventory | 2.5 | 2.7 | + 8.0% | | _ | _ | |

| Townhouse/Condo | Мау | | | Year to Date | | | |
|--------------------------------------|-----------|-----------|----------|--------------|-------------|----------|--|
| Key Metrics | 2024 | 2025 | % Change | Thru 5-2024 | Thru 5-2025 | % Change | |
| New Listings | 3 | 8 | + 166.7% | 16 | 24 | + 50.0% | |
| Pending Sales | 4 | 5 | + 25.0% | 16 | 17 | + 6.3% | |
| Closed Sales | 1 | 5 | + 400.0% | 12 | 15 | + 25.0% | |
| Cumulative Days on Market Until Sale | 35 | 69 | + 97.1% | 38 | 43 | + 13.2% | |
| Median Sales Price* | \$400,000 | \$300,000 | - 25.0% | \$268,950 | \$304,990 | + 13.4% | |
| Average Sales Price* | \$400,000 | \$308,998 | - 22.8% | \$285,567 | \$337,599 | + 18.2% | |
| Percent of List Price Received* | 95.3% | 97.3% | + 2.1% | 97.5% | 97.1% | - 0.4% | |
| Inventory of Homes for Sale | 5 | 13 | + 160.0% | | — | | |
| Months Supply of Inventory | 1.5 | 3.9 | + 160.0% | | — | | |

* 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



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.