

# Local Market Update – August 2024

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



## Grayson County

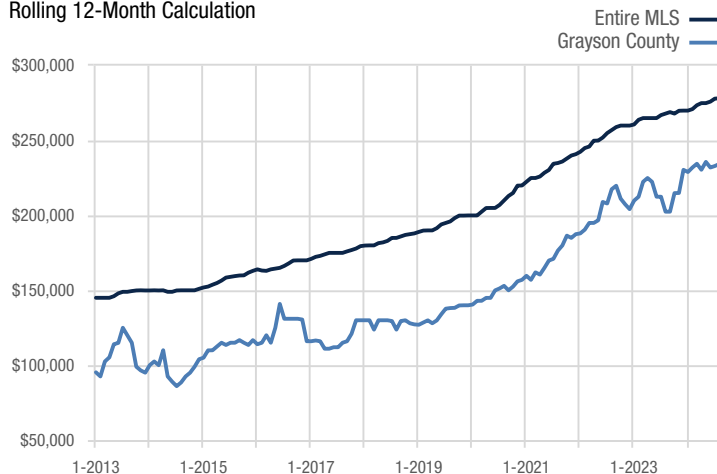
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	22	26	+ 18.2%	150	202	+ 34.7%
Pending Sales	12	7	- 41.7%	99	105	+ 6.1%
Closed Sales	9	22	+ 144.4%	95	100	+ 5.3%
Cumulative Days on Market Until Sale	25	53	+ 112.0%	65	75	+ 15.4%
Median Sales Price*	\$250,000	<b>\$250,000</b>	0.0%	\$215,000	<b>\$225,000</b>	+ 4.7%
Average Sales Price*	\$226,964	<b>\$278,647</b>	+ 22.8%	\$255,308	<b>\$278,082</b>	+ 8.9%
Percent of List Price Received*	97.8%	<b>95.8%</b>	- 2.0%	96.2%	<b>95.8%</b>	- 0.4%
Inventory of Homes for Sale	57	84	+ 47.4%	—	—	—
Months Supply of Inventory	4.8	7.1	+ 47.9%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	1	1	0.0%	1	2	+ 100.0%
Pending Sales	1	0	- 100.0%	1	1	0.0%
Closed Sales	0	1	—	0	1	—
Cumulative Days on Market Until Sale	—	35	—	—	35	—
Median Sales Price*	—	<b>\$142,000</b>	—	—	<b>\$142,000</b>	—
Average Sales Price*	—	<b>\$142,000</b>	—	—	<b>\$142,000</b>	—
Percent of List Price Received*	—	<b>94.7%</b>	—	—	<b>94.7%</b>	—
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	1.0	—	—	—	—

\* 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.

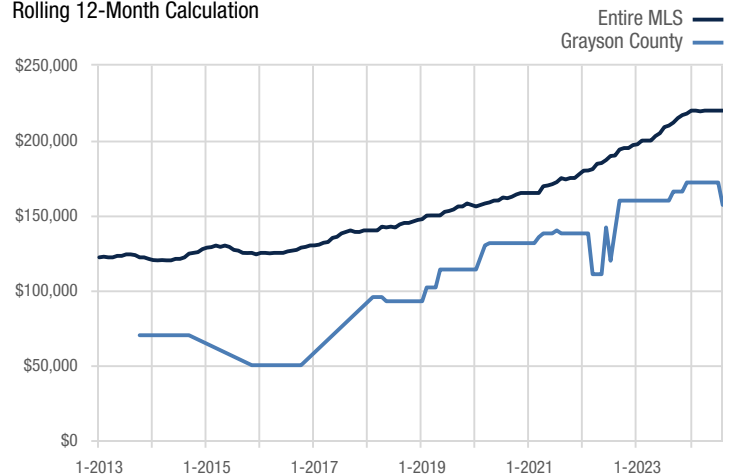
### Median Sales Price - Single Family

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.