

# Local Market Update – December 2024

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



## Jefferson County

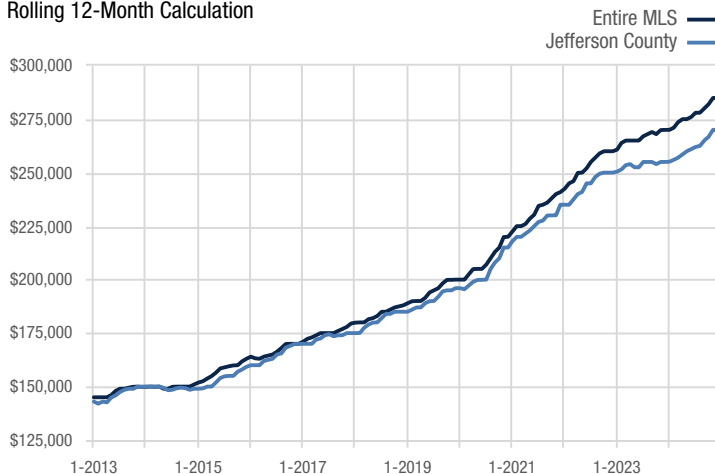
Single Family Key Metrics	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	537	576	+ 7.3%	10,820	11,475	+ 6.1%
Pending Sales	462	387	- 16.2%	8,245	8,410	+ 2.0%
Closed Sales	583	682	+ 17.0%	8,218	8,491	+ 3.3%
Cumulative Days on Market Until Sale	43	43	0.0%	33	36	+ 9.1%
Median Sales Price*	\$245,000	\$271,000	+ 10.6%	\$255,000	\$270,000	+ 5.9%
Average Sales Price*	\$288,955	\$335,661	+ 16.2%	\$306,787	\$326,505	+ 6.4%
Percent of List Price Received*	97.8%	98.7%	+ 0.9%	98.9%	99.0%	+ 0.1%
Inventory of Homes for Sale	1,087	1,224	+ 12.6%	—	—	—
Months Supply of Inventory	1.6	1.7	+ 6.3%	—	—	—

Townhouse/Condo Key Metrics	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	82	113	+ 37.8%	1,770	1,769	- 0.1%
Pending Sales	66	73	+ 10.6%	1,464	1,389	- 5.1%
Closed Sales	106	94	- 11.3%	1,488	1,365	- 8.3%
Cumulative Days on Market Until Sale	30	34	+ 13.3%	29	34	+ 17.2%
Median Sales Price*	\$207,550	\$215,000	+ 3.6%	\$210,000	\$215,000	+ 2.4%
Average Sales Price*	\$248,852	\$244,444	- 1.8%	\$240,262	\$245,977	+ 2.4%
Percent of List Price Received*	98.6%	98.9%	+ 0.3%	98.9%	98.6%	- 0.3%
Inventory of Homes for Sale	174	215	+ 23.6%	—	—	—
Months Supply of Inventory	1.4	1.9	+ 35.7%	—	—	—

\* 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.

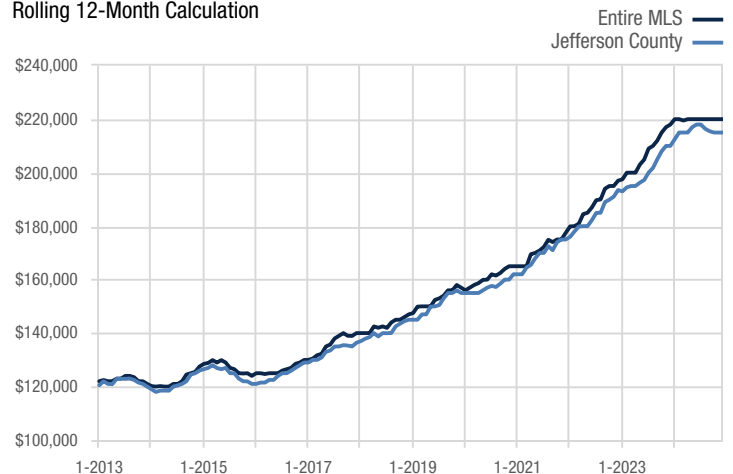
### Median Sales Price - Single Family

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.