

Local Market Update – January 2025

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



Spencer County

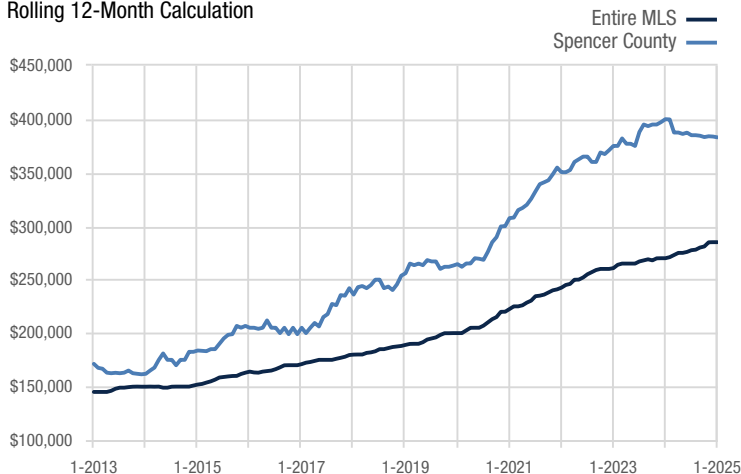
Single Family Key Metrics	January			Year to Date		
	2024	2025	% Change	Thru 1-2024	Thru 1-2025	% Change
New Listings	17	11	- 35.3%	17	11	- 35.3%
Pending Sales	13	11	- 15.4%	13	11	- 15.4%
Closed Sales	10	13	+ 30.0%	10	13	+ 30.0%
Cumulative Days on Market Until Sale	42	45	+ 7.1%	42	45	+ 7.1%
Median Sales Price*	\$447,500	\$470,000	+ 5.0%	\$447,500	\$470,000	+ 5.0%
Average Sales Price*	\$449,900	\$431,754	- 4.0%	\$449,900	\$431,754	- 4.0%
Percent of List Price Received*	96.7%	97.2%	+ 0.5%	96.7%	97.2%	+ 0.5%
Inventory of Homes for Sale	27	36	+ 33.3%	—	—	—
Months Supply of Inventory	1.7	2.3	+ 35.3%	—	—	—

Townhouse/Condo Key Metrics	January			Year to Date		
	2024	2025	% Change	Thru 1-2024	Thru 1-2025	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Cumulative Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

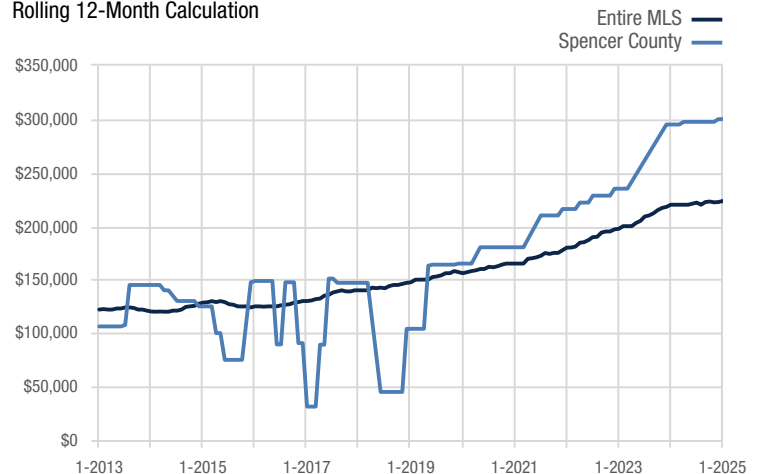
Median Sales Price - Single Family

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.