

Annual Report on the Columbus Region Housing Market

FOR RESIDENTIAL REAL ESTATE ACTIVITY IN THE COLUMBUS REGION

Columbus REALTORS® Multiple Listing Service (MLS) serves all of Delaware, Fayette, Franklin, Licking, Madison, Morrow, Pickaway and Union Counties, as well as parts of Athens, Champaign, Clark, Clinton, Fairfield, Hocking, Knox, Logan, Marion, Muskingum, Perry and Ross Counties.



2022

2022 Annual Report on the Columbus Region Housing Market

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2022 began where 2021 left off: Mortgage rates were near historic lows, buyer competition was fierce, and homes were selling at a breakneck pace, often with multiple bids and all-cash offers, due to pent-up demand and a shortage of housing supply, causing sales prices to soar to new heights. But all that changed a few months later as mortgage rates began to rise, adding hundreds of dollars to monthly mortgage payments and causing housing affordability to plummet to its lowest level in decades. As borrowing costs continued to increase, home sales and home prices began to slow, and after two years of record-breaking activity, the red-hot housing market was finally cooling.

Sales: In Contracts decreased 14.1 percent, finishing 2022 at 31,725. Closed sales were down 12.6 percent to end the year at 31,885.

Listings: Comparing 2022 to the prior year, the number of homes available for sale was up 35.7 percent. There were 2,878 active listings at the end of 2022. New listings decreased by 9.0 percent to finish the year at 36,348.

Lender-Mediated Properties: In 2022, the percentage of closed sales that were either foreclosure or short sale increased by 25.0 percent to finish the year at 1.5 percent of the market. Foreclosure and short sale activity may increase in 2023, though the strong gains in equity seen by most homeowners in the last few years will help to limit the number of distressed sales.

Prices: Home prices were up compared to last year. The overall median sales price increased 11.5 percent to \$290,000 for the year. Single Family home prices were up 10.8 percent compared to last year, and Condo home prices were up 11.7 percent.

List Price Received: Sellers received, on average, 100.9 percent of their last list price at sale, down 0.7 percent from 2021.

Home sales continued to decline throughout much of the year, as affordability challenges took their toll on market participants, forcing many prospective buyers and sellers to the sidelines. To help offset rising costs, some buyers moved from bigger, more expensive cities to smaller, more affordable areas, while others turned to the rental market, where competition and rental prices surged. As mortgage rates continued to climb and market conditions shifted, many homeowners were reluctant to sell their homes, and with buyer demand down, homebuilders eased production, further constraining an already limited supply of housing.

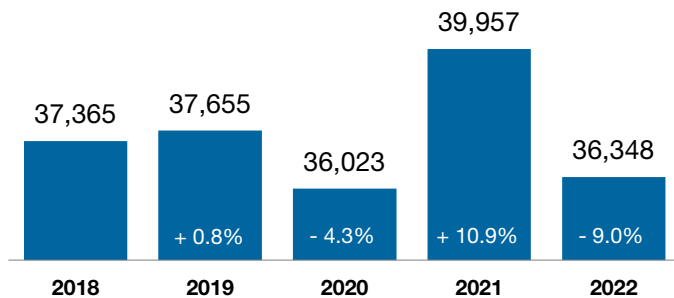
Looking ahead to the 2023, much depends on inflation, mortgage interest rates, and the broader state of the economy, although economists predict many of 2022's housing trends will continue into the new year: home sales will soften, price growth will moderate, inventory will remain tight, and there will be greater variability between markets nationally, with some regions possibly seeing price declines while other, more affordable areas of the country remain in high demand and experience price growth.

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Quick Facts

New Listings



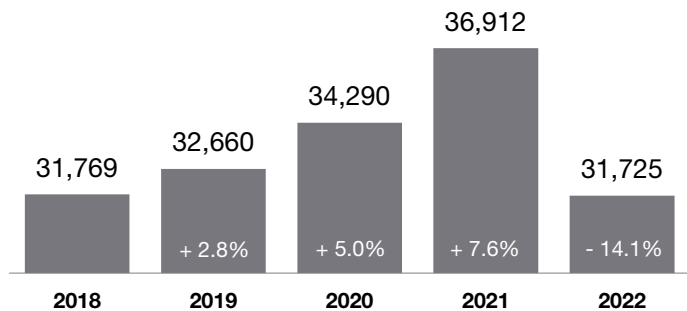
Top 5 Areas: Change in New Listings from 2021

Jonathan Alder Local School District (Plain City)	+ 32.9%
Lithopolis (Corp.)	+ 23.8%
Circleville City School District	+ 15.7%
Sunbury (Corp.)	+ 13.4%
Teays Valley Local School District	+ 11.2%

Bottom 5 Areas: Change in New Listings from 2021

Granville Exempted Village School District	- 29.5%
New Albany (Corp.)	- 30.3%
Northridge Local School District	- 31.9%
New Albany Plain Local School District	- 32.6%
Valleyview (Corp.)	- 47.6%

In Contracts



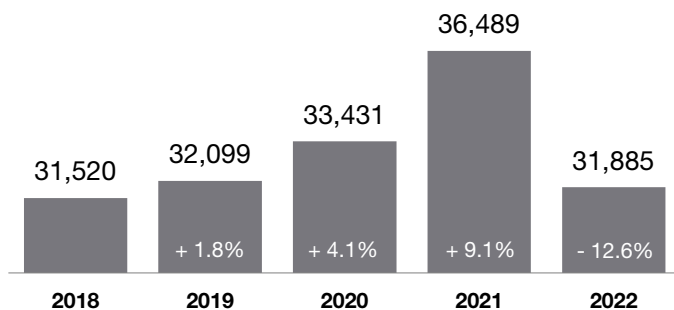
Top 5 Areas: Change in Pending Sales from 2021

Circleville City School District	+ 20.1%
Teays Valley Local School District	+ 6.3%
Jonathan Alder Local School District (Plain City)	+ 5.6%
Sunbury (Corp.)	+ 2.9%
Grandview Heights (Corp.)	+ 0.8%

Bottom 5 Areas: Change in Pending Sales from 2021

Washington Court House City School District	- 32.4%
New Albany Plain Local School District	- 33.3%
New Albany (Corp.)	- 34.5%
Granville Exempted Village School District	- 35.3%
Valleyview (Corp.)	- 42.1%

Closed Sales



Top 5 Areas: Change in Closed Sales from 2021

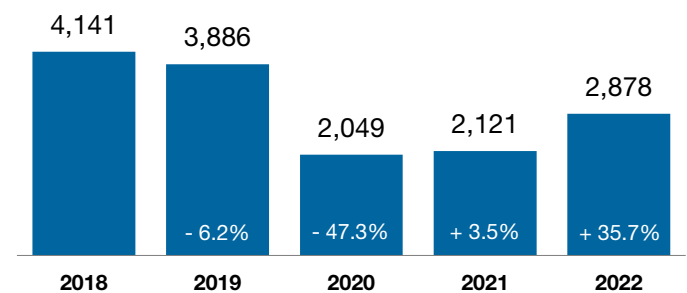
Teays Valley Local School District	+ 21.1%
Circleville City School District	+ 19.4%
Sunbury (Corp.)	+ 5.8%
Whitehall (Corp.)	+ 2.3%
Downtown Columbus (43215)	+ 2.0%

Bottom 5 Areas: Change in Closed Sales from 2021

Washington Court House City School District	- 31.4%
New Albany (Corp.)	- 32.1%
New Albany Plain Local School District	- 32.9%
Granville Exempted Village School District	- 34.9%
Valleyview (Corp.)	- 45.0%

Inventory of Homes for Sale

At the end of each year.



Top 5 Areas: Change in Homes for Sale from 2021

Whitehall (Corp.)	+ 550.0%
Gahanna (Corp.)	+ 450.0%
Miami Trace Local School District	+ 400.0%
Jonathan Alder Local School District (Plain City)	+ 287.5%
Pickerington (Corp.)	+ 275.0%

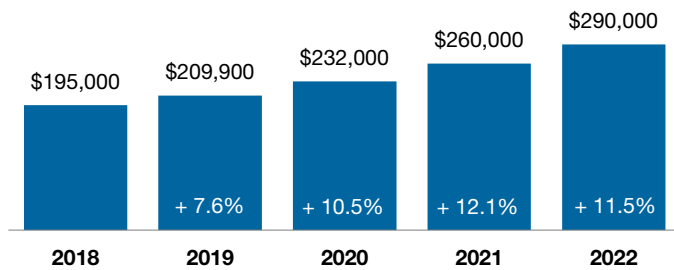
Bottom 5 Areas: Change in Homes for Sale from 2021

Downtown Columbus (43215)	- 27.8%
Granville Exempted Village School District	- 28.6%
New Albany Plain Local School District	- 35.3%
Northridge Local School District	- 44.8%
German Village (43206 & German Village Subdivision)	- 66.7%

Quick Facts

Median Sold Price

Does not account for seller concessions and/or down payment assistance.



Top 5 Areas: Change in Median Sales Price from 2021

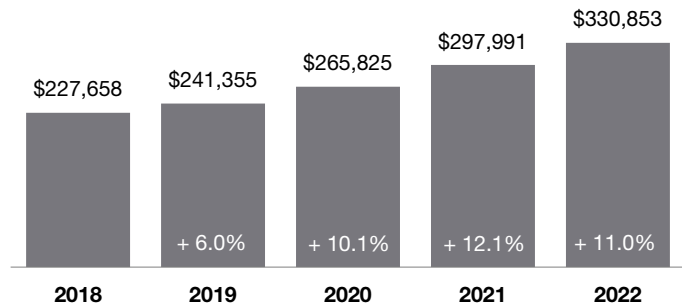
Granville Exempted Village School District	+ 28.4%
Powell (Corp.)	+ 23.2%
Johnstown-Monroe Local School District	+ 21.4%
New Albany Plain Local School District	+ 21.1%
New Albany (Corp.)	+ 20.1%

Bottom 5 Areas: Change in Median Sales Price from 2021

Downtown Columbus (43215)	+ 7.6%
Worthington (Corp.)	+ 7.6%
Valleyview (Corp.)	+ 4.3%
Minerva Park (Corp.)	+ 3.1%
German Village (43206 & German Village Subdivision)	- 2.5%

Average Sold Price

Does not account for seller concessions and/or down payment assistance.



Top 5 Areas: Change in Avg. Sales Price from 2021

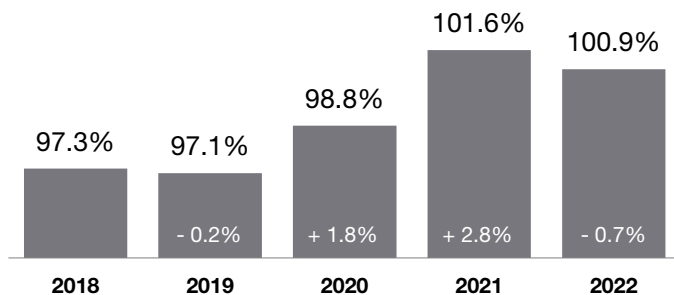
New Albany (Corp.)	+ 26.2%
New Albany Plain Local School District	+ 26.0%
Johnstown-Monroe Local School District	+ 21.6%
Whitehall (Corp.)	+ 19.6%
Pataskala (Corp.)	+ 18.8%

Bottom 5 Areas: Change in Avg. Sales Price from 2021

Buckeye Valley Local School District	+ 7.7%
Downtown Columbus (43215)	+ 6.4%
German Village (43206 & German Village Subdivision)	+ 5.2%
Valleyview (Corp.)	+ 4.7%
Minerva Park (Corp.)	+ 4.5%

Percent of Sold Price to Original List Price

Does not account for seller concessions and/or down payment assistance.



Top 5 Areas: Change in Pct. of Orig. Price Received from 2021

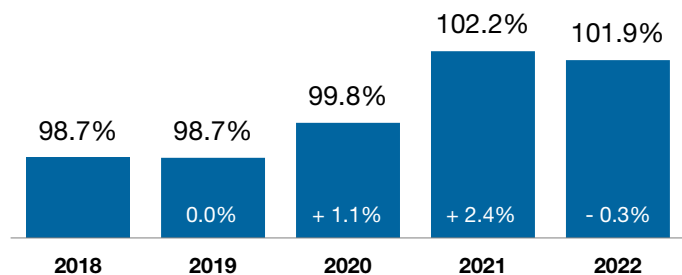
New Albany (Corp.)	+ 3.9%
New Albany Plain Local School District	+ 2.9%
Bexley (Corp.)	+ 2.0%
Upper Arlington City School District	+ 1.7%
Downtown Columbus (43215)	+ 1.3%

Bottom 5 Areas: Change in Pct. of Orig. Price Received from 2021

Circleville City School District	- 2.4%
Lithopolis (Corp.)	- 2.5%
Hamilton Local School District	- 2.8%
Grandview Heights (Corp.)	- 3.7%
Valleyview (Corp.)	- 4.5%

Percent of Sold Price to Last List Price

Does not account for seller concessions and/or down payment assistance.



Top 5 Areas: Change in Pct. of List Price Received from 2021

New Albany (Corp.)	+ 3.6%
New Albany Plain Local School District	+ 2.7%
Upper Arlington City School District	+ 1.5%
Westerville (Corp.)	+ 1.1%
Bexley (Corp.)	+ 1.0%

Bottom 5 Areas: Change in Pct. of List Price Received from 2021

Jefferson Local School District (West Jefferson)	- 1.7%
Hamilton Local School District	- 1.9%
Pataskala (Corp.)	- 1.9%
Grandview Heights (Corp.)	- 2.7%
Valleyview (Corp.)	- 3.9%

Property Type Review

17

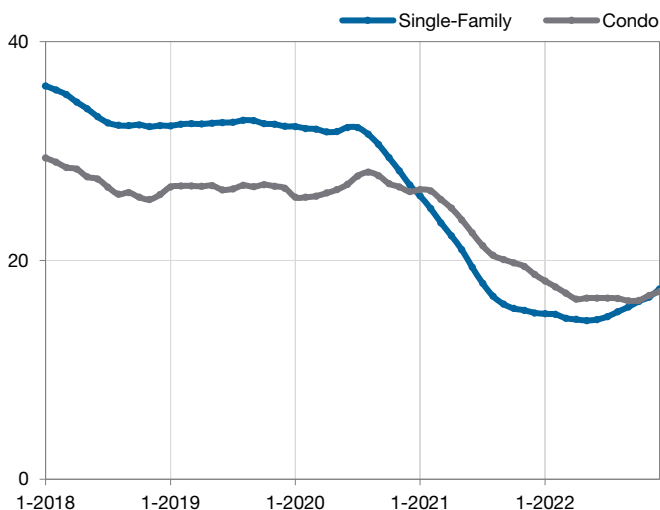
Average Total Days on Market
Single-Family

17

Average Total Days on Market
Condo

Days on Market Until Sale

This chart uses a rolling 12-month average for each data point.



Top Areas: Condo Market Share in 2022

Downtown Columbus (43215)	88.5%
Dublin City School District	29.9%
Dublin (Corp.)	28.5%
Blacklick (43004)	27.6%
Grandview Heights (Corp.)	27.3%
Columbus (Corp.)	24.0%
Worthington City School District	23.6%
Columbus City School District	23.2%
Hilliard City School District	21.7%
German Village (43206 & German Village Subdivision)	20.6%
Powell (Corp.)	20.2%
Olentangy Local School District	19.8%
Westerville City School District	18.5%
Westerville (Corp.)	18.5%
Upper Arlington City School District	18.0%
Grove City (Corp.)	17.0%
Hilliard (Corp.)	14.5%
Pickerington (Corp.)	13.6%
Gahanna (Corp.)	13.3%
Buckeye Valley Local School District	12.6%
South-Western City School District (Grove City)	11.6%
Reynoldsburg City School District	10.9%
Gahanna Jefferson City School District	10.4%
Pickerington Local School District	8.8%
Worthington (Corp.)	8.7%
Delaware City School District	7.8%

+ 10.8%

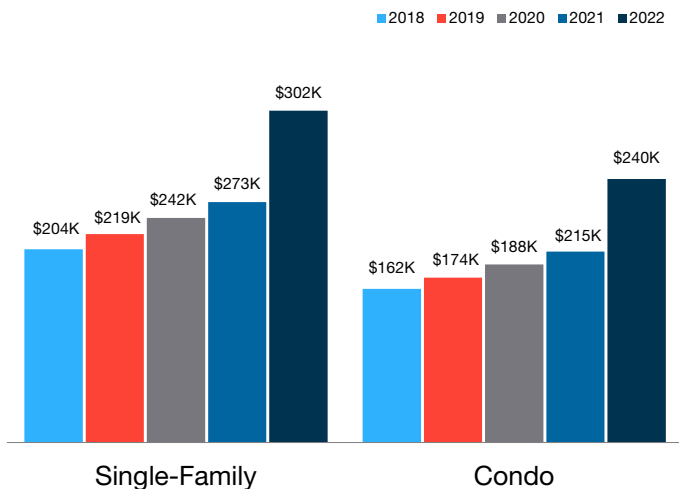
One-Year Change in Price
Single-Family

+ 11.7%

One-Year Change in Price
Condo

Median Sold Price

Does not account for seller concessions and/or down payment assistance.



27,203

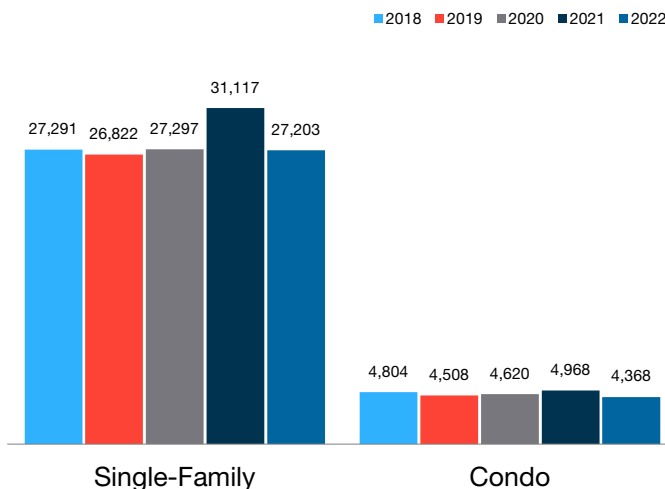
Closed Sales Single-Family

4,368

Closed Sales Condo

Closed Sales by Property Type

Does not account for seller concessions and/or down payment assistance.



Lender-Mediated Review

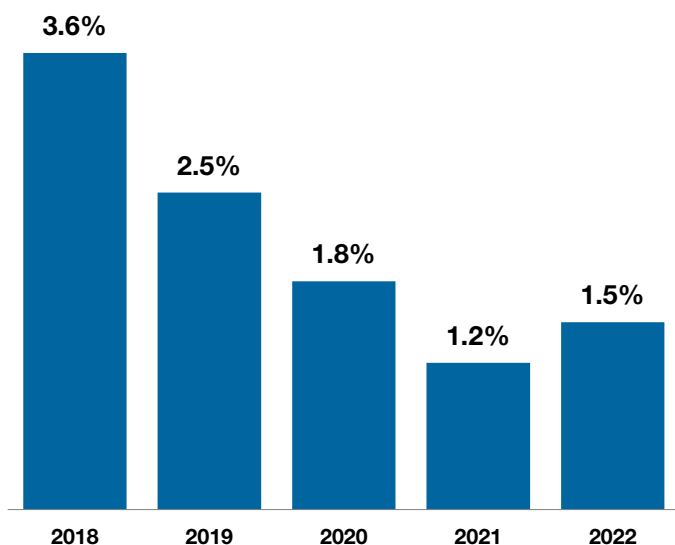
1.5%

Percent of Sales in 2022 that were Lender-Mediated

+ 25.0%

One-Year Change in Sales that were Lender-Mediated

Percent of Sales That Were Lender-Mediated



Top Areas: Lender-Mediated Market Share in 2022

Minerva Park (Corp.)	4.7%
Jefferson Local School District (West Jefferson)	3.6%
Circleville City School District	2.9%
Whitehall (Corp.)	2.8%
Washington Court House City School District	2.4%
London City School District	2.3%
Johnstown-Monroe Local School District	2.1%
Newark City School District	2.0%
Sunbury (Corp.)	1.8%
Columbus City School District	1.8%
Pataskala (Corp.)	1.6%
Hamilton Local School District	1.6%
Miami Trace Local School District	1.5%
Columbus (Corp.)	1.5%
Pickerington Local School District	1.4%
Big Walnut Local School District	1.4%
Delaware City School District	1.4%
Lancaster City School District	1.3%
Bexley (Corp.)	1.3%
Groveport Madison Local School District	1.2%
Blacklick (43004)	1.2%
South-Western City School District (Grove City)	1.1%
Beechwood / Clintonville (43214, 43202)	1.1%
Gahanna Jefferson City School District	1.0%
Powell (Corp.)	1.0%
Reynoldsburg City School District	1.0%

+ 48.7%

Four-Year Change in Price for All Properties

+ 45.1%

Four-Year Change in Price for Traditional Properties

+ 126.6%

Four-Year Change in Price for REOs

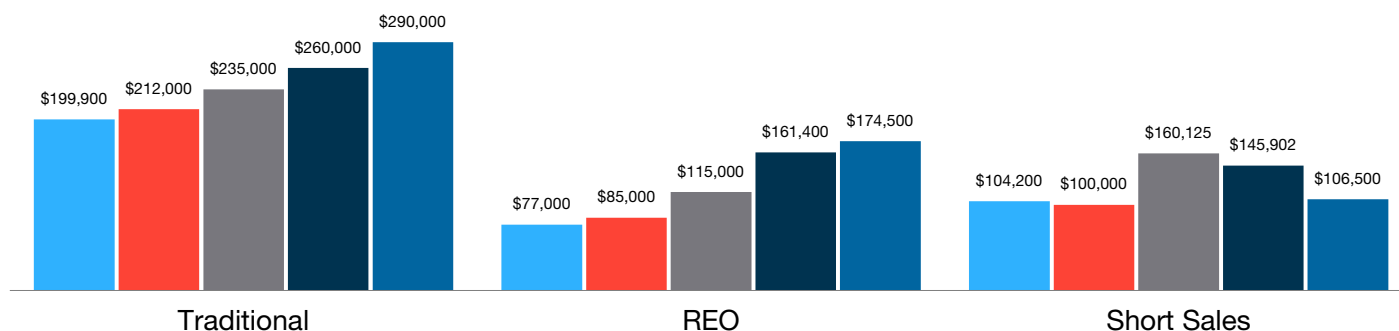
+ 2.2%

Four-Year Change in Price for Short Sales

Median Sold Price

Does not account for seller concessions and/or down payment assistance.

■ 2018 ■ 2019 ■ 2020 ■ 2021 ■ 2022



A property is considered to be "lender-mediated" when any of the following criteria are found within the Columbus REALTORS® Multiple Listing Service (MLS): The "Additional Acceptance Conditions" field notes Bank-Owned/REO (Deed Recorded), Bank-Owned/REO (Deed Not Recorded), HUD, Short Sale, VA; or, if any of the following terms are included in any of the remarks fields: bank owned, bank-owned, foreclosure, forclosure, reo, hud acquire, hud-acquire, hud-acquired, hud-owned, hud owned, hud-case, hud case, hud-owned-case, hud owned case, corporate owned, corporate-owned, corp owned, corp. owned, corp-owned, or, corp owner. This list may be adjusted at anytime.

A property is considered to be "traditional" when the "Additional Acceptance Conditions" field is not marked or None Known is selected; or, if any of the following terms are included in any of the remarks fields: not a foreclosure, not a forclosure, no foreclosure, no forclosure, not foreclosure, not foreclosure, not a short sale, not a shortsale, not a short-sale, not short sale, not shortsale, not short-sale, no shortsale, not a bank, not bank, no bank, tired of short sale, tired of shortsale, tired of short-sale, tired of foreclosure, or, tired of forclosure. This list may be adjusted at anytime.

Price Range Review

\$160,001 to \$250,000

Sold Price Range with Shortest Average Days on Market

\$80,000 and Below

Sold Price Range with Longest Average Days on Market

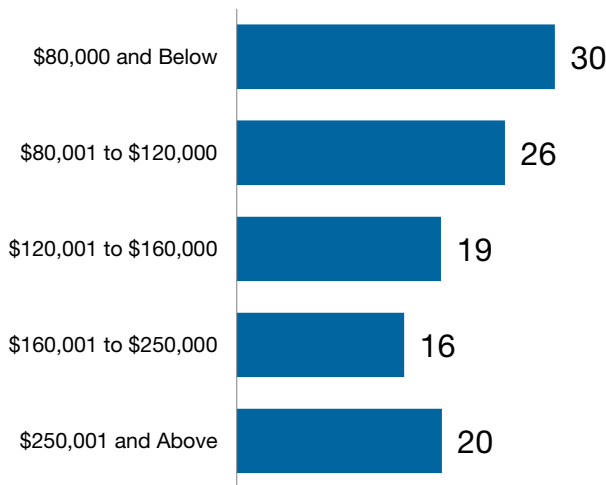
4.1%

of Active Listings in the Last List Price Range at Year End Priced \$80,000 and Below

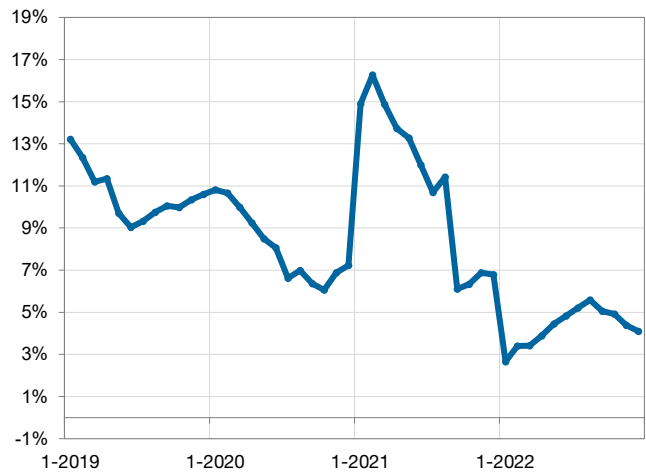
- 18.1%

One-Year Change in Active Listings in the Last List Price Range at Year End Priced \$80,000 and Below

Total Days on Market by Sold Price Range



Share of Active Listings in the Last List Price Range \$80,000 and Below



\$250,001 and Above

Sold Price Range with the Most Sold Listings

+ 279.0%

Sold Price Range with Strongest One-Year Change in Sold Listings: \$160,001 to \$250,000

\$80,000 and Below

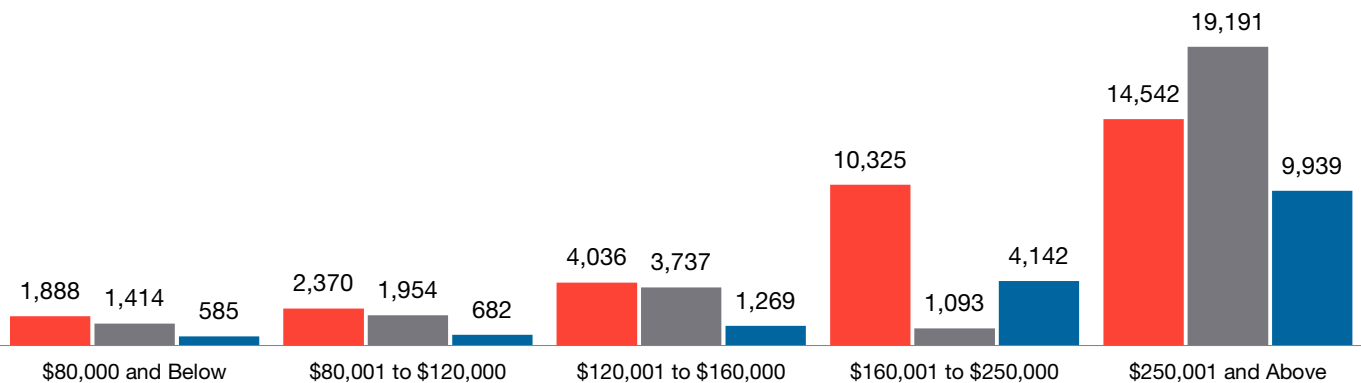
Sold Price Range with the Fewest Sold Listings

- 48.2%

Sold Price Range with Weakest One-Year Change in Sold Listings: \$250,001 and Above

Sold Listings by Sold Price Range

■ 2020 ■ 2021 ■ 2022



Area Overviews

	New Listings			Closed Sales		
	2021	2022	Percentage Change	2021	2022	Percentage Change
Entire MLS	39,957	36,348	- 9.0%	36,489	31,885	- 12.6%
COUNTIES						
Champaign County	270	257	- 4.8%	236	225	- 4.7%
Clark County	254	343	+ 35.0%	220	271	+ 23.2%
Delaware County	3,724	3,468	- 6.9%	3,570	3,090	- 13.4%
Fairfield County	2,578	2,382	- 7.6%	2,425	2,125	- 12.4%
Fayette County	402	360	- 10.4%	388	294	- 24.2%
Franklin County	22,137	19,508	- 11.9%	20,462	17,239	- 15.8%
Hocking County	318	382	+ 20.1%	277	310	+ 11.9%
Knox County	697	678	- 2.7%	654	604	- 7.6%
Licking County	3,128	2,707	- 13.5%	2,839	2,455	- 13.5%
Logan County	302	328	+ 8.6%	256	273	+ 6.6%
Madison County	539	560	+ 3.9%	488	483	- 1.0%
Marion County	906	763	- 15.8%	789	668	- 15.3%
Morrow County	426	421	- 1.2%	374	342	- 8.6%
Muskingum County	339	361	+ 6.5%	271	311	+ 14.8%
Perry County	313	319	+ 1.9%	264	272	+ 3.0%
Pickaway County	891	948	+ 6.4%	754	826	+ 9.5%
Ross County	303	284	- 6.3%	258	248	- 3.9%
Union County	1,106	957	- 13.5%	1,047	850	- 18.8%
COMMUNITIES / SCHOOL DISTRICTS						
Beechwood / Clintonville (43214, 43202)	749	689	- 8.0%	744	622	- 16.4%
Bexley (Corp.)	220	168	- 23.6%	202	156	- 22.8%
Big Walnut Local School District	408	402	- 1.5%	378	359	- 5.0%
Blacklick (43004)	703	633	- 10.0%	670	568	- 15.2%
Buckeye Valley Local School District	299	261	- 12.7%	290	238	- 17.9%
Canal Winchester City School District	435	374	- 14.0%	397	347	- 12.6%
Circleville City School District	198	229	+ 15.7%	175	209	+ 19.4%
Columbus (Corp.)	9,830	8,711	- 11.4%	8,718	7,374	- 15.4%
Columbus City School District	14,484	12,746	- 12.0%	13,289	11,073	- 16.7%
Delaware City School District	692	625	- 9.7%	670	576	- 14.0%
Downtown Columbus (43215)	474	397	- 16.2%	349	356	+ 2.0%
Dublin (Corp.)	1,473	1,292	- 12.3%	1,422	1,163	- 18.2%
Dublin City School District	772	664	- 14.0%	770	607	- 21.2%
Gahanna (Corp.)	576	516	- 10.4%	552	467	- 15.4%
Gahanna Jefferson City School District	884	755	- 14.6%	837	670	- 20.0%
German Village (43206 & German Village Subdivision)	170	138	- 18.8%	155	126	- 18.7%

Area Overviews

COMMUNITIES / SCHOOL DISTRICTS Continued	New Listings			Closed Sales		
	2021	2022	Percentage Change	2021	2022	Percentage Change
Grandview Heights (Corp.)	131	130	- 0.8%	132	110	- 16.7%
Granville Exempted Village School District	210	148	- 29.5%	209	136	- 34.9%
Grove City (Corp.)	1,032	819	- 20.6%	930	769	- 17.3%
Groveport Madison Local School District	817	725	- 11.3%	773	647	- 16.3%
Hamilton Local School District	230	214	- 7.0%	206	189	- 8.3%
Hilliard (Corp.)	1,641	1,455	- 11.3%	1,609	1,340	- 16.7%
Hilliard City School District	586	488	- 16.7%	551	456	- 17.2%
Jefferson Local School District (West Jefferson)	96	94	- 2.1%	87	84	- 3.4%
Johnstown-Monroe Local School District	169	173	+ 2.4%	151	143	- 5.3%
Jonathan Alder Local School District (Plain City)	146	194	+ 32.9%	147	147	0.0%
Lancaster City School District	796	742	- 6.8%	756	675	- 10.7%
Lithopolis (Corp.)	42	52	+ 23.8%	45	42	- 6.7%
London City School District	245	227	- 7.3%	217	213	- 1.8%
Marysville Exempted Village School District	595	466	- 21.7%	573	435	- 24.1%
Miami Trace Local School District	157	164	+ 4.5%	156	133	- 14.7%
Minerva Park (Corp.)	51	41	- 19.6%	47	43	- 8.5%
New Albany (Corp.)	241	168	- 30.3%	243	165	- 32.1%
New Albany Plain Local School District	411	277	- 32.6%	404	271	- 32.9%
Newark City School District	856	700	- 18.2%	805	663	- 17.6%
Northridge Local School District	166	113	- 31.9%	130	119	- 8.5%
Obetz (Corp.)	136	103	- 24.3%	118	101	- 14.4%
Olentangy Local School District	1,770	1,698	- 4.1%	1,685	1,474	- 12.5%
Pataskala (Corp.)	440	428	- 2.7%	381	364	- 4.5%
Pickerington (Corp.)	522	481	- 7.9%	500	435	- 13.0%
Pickerington Local School District	1,058	945	- 10.7%	1,014	841	- 17.1%
Powell (Corp.)	270	223	- 17.4%	257	198	- 23.0%
Reynoldsburg City School District	704	648	- 8.0%	656	599	- 8.7%
Short North Area (43201)	367	308	- 16.1%	312	244	- 21.8%
South-Western City School District (Grove City)	2,452	2,120	- 13.5%	2,289	1,922	- 16.0%
Sunbury (Corp.)	112	127	+ 13.4%	103	109	+ 5.8%
Teays Valley Local School District	475	528	+ 11.2%	375	454	+ 21.1%
Upper Arlington City School District	740	696	- 5.9%	706	633	- 10.3%
Valleyview (Corp.)	21	11	- 47.6%	20	11	- 45.0%
Washington Court House City School District	258	208	- 19.4%	245	168	- 31.4%
Westerville (Corp.)	1,609	1,412	- 12.2%	1,548	1,308	- 15.5%
Westerville City School District	629	578	- 8.1%	612	546	- 10.8%
Whitehall (Corp.)	190	209	+ 10.0%	175	179	+ 2.3%
Worthington (Corp.)	1,002	807	- 19.5%	978	760	- 22.3%
Worthington City School District	261	248	- 5.0%	244	230	- 5.7%

Area Historical Prices

	Median Sales Price			Average Sales Price		
	2021	2022	Percentage Change	2021	2022	Percentage Change
Entire MLS	\$260,000	\$290,000	+ 11.5%	\$297,991	\$330,853	+ 11.0%
COUNTIES						
Champaign County	\$180,000	\$213,500	+ 18.6%	\$213,948	\$239,310	+ 11.9%
Clark County	\$174,308	\$179,950	+ 3.2%	\$206,484	\$210,460	+ 1.9%
Delaware County	\$406,491	\$450,000	+ 10.7%	\$444,224	\$488,521	+ 10.0%
Fairfield County	\$285,000	\$310,000	+ 8.8%	\$294,890	\$330,435	+ 12.1%
Fayette County	\$159,900	\$180,000	+ 12.6%	\$174,299	\$197,388	+ 13.2%
Franklin County	\$253,000	\$280,000	+ 10.7%	\$292,579	\$326,058	+ 11.4%
Hocking County	\$200,750	\$265,000	+ 32.0%	\$248,730	\$332,076	+ 33.5%
Knox County	\$201,560	\$230,000	+ 14.1%	\$240,897	\$273,754	+ 13.6%
Licking County	\$259,900	\$295,000	+ 13.5%	\$278,449	\$320,312	+ 15.0%
Logan County	\$205,350	\$244,000	+ 18.8%	\$251,695	\$289,534	+ 15.0%
Madison County	\$242,950	\$267,000	+ 9.9%	\$270,009	\$296,564	+ 9.8%
Marion County	\$150,000	\$152,500	+ 1.7%	\$168,408	\$169,879	+ 0.9%
Morrow County	\$220,000	\$248,450	+ 12.9%	\$247,487	\$294,295	+ 18.9%
Muskingum County	\$185,764	\$199,950	+ 7.6%	\$218,020	\$221,604	+ 1.6%
Perry County	\$187,000	\$202,500	+ 8.3%	\$237,329	\$272,601	+ 14.9%
Pickaway County	\$250,000	\$281,280	+ 12.5%	\$263,445	\$295,623	+ 12.2%
Ross County	\$190,000	\$200,000	+ 5.3%	\$217,677	\$221,182	+ 1.6%
Union County	\$340,995	\$388,250	+ 13.9%	\$396,674	\$448,701	+ 13.1%
COMMUNITIES / SCHOOL DISTRICTS						
Beechwood / Clintonville (43214, 43202)	\$325,130	\$359,950	+ 10.7%	\$342,084	\$376,878	+ 10.2%
Bexley (Corp.)	\$449,500	\$490,000	+ 9.0%	\$574,101	\$643,036	+ 12.0%
Big Walnut Local School District	\$421,678	\$475,000	+ 12.6%	\$461,508	\$531,132	+ 15.1%
Blacklick (43004)	\$295,000	\$330,000	+ 11.9%	\$327,416	\$362,690	+ 10.8%
Buckeye Valley Local School District	\$406,000	\$440,000	+ 8.4%	\$404,757	\$436,104	+ 7.7%
Canal Winchester City School District	\$285,000	\$335,000	+ 17.5%	\$306,557	\$353,372	+ 15.3%
Circleville City School District	\$175,000	\$199,000	+ 13.7%	\$187,637	\$208,520	+ 11.1%
Columbus (Corp.)	\$214,000	\$235,000	+ 9.8%	\$242,604	\$266,813	+ 10.0%
Columbus City School District	\$232,200	\$255,000	+ 9.8%	\$250,915	\$276,995	+ 10.4%
Delaware City School District	\$285,000	\$320,500	+ 12.5%	\$281,103	\$315,836	+ 12.4%
Downtown Columbus (43215)	\$330,000	\$355,000	+ 7.6%	\$425,392	\$452,785	+ 6.4%
Dublin (Corp.)	\$415,000	\$460,000	+ 10.8%	\$457,800	\$509,441	+ 11.3%
Dublin City School District	\$490,000	\$535,000	+ 9.2%	\$508,920	\$558,592	+ 9.8%
Gahanna (Corp.)	\$295,500	\$345,000	+ 16.8%	\$318,249	\$372,946	+ 17.2%
Gahanna Jefferson City School District	\$320,000	\$360,000	+ 12.5%	\$363,453	\$413,990	+ 13.9%
German Village (43206 & German Village Subdivision)	\$515,000	\$502,250	- 2.5%	\$579,733	\$609,602	+ 5.2%

Area Historical Prices

COMMUNITIES / SCHOOL DISTRICTS Continued	Median Sales Price			Average Sales Price		
	2021	2022	Percentage Change	2021	2022	Percentage Change
Grandview Heights (Corp.)	\$474,500	\$535,000	+ 12.8%	\$466,591	\$545,806	+ 17.0%
Granville Exempted Village School District	\$405,000	\$520,000	+ 28.4%	\$475,780	\$562,201	+ 18.2%
Grove City (Corp.)	\$297,700	\$330,000	+ 10.8%	\$304,389	\$340,566	+ 11.9%
Groveport Madison Local School District	\$201,200	\$240,000	+ 19.3%	\$209,637	\$246,969	+ 17.8%
Hamilton Local School District	\$195,700	\$215,000	+ 9.9%	\$190,335	\$212,865	+ 11.8%
Hilliard (Corp.)	\$302,100	\$345,000	+ 14.2%	\$332,369	\$374,312	+ 12.6%
Hilliard City School District	\$335,000	\$400,000	+ 19.4%	\$353,176	\$410,762	+ 16.3%
Jefferson Local School District (West Jefferson)	\$207,500	\$231,000	+ 11.3%	\$254,470	\$275,930	+ 8.4%
Johnstown-Monroe Local School District	\$313,028	\$379,950	+ 21.4%	\$336,018	\$408,464	+ 21.6%
Jonathan Alder Local School District (Plain City)	\$384,000	\$434,400	+ 13.1%	\$385,851	\$432,164	+ 12.0%
Lancaster City School District	\$183,250	\$200,000	+ 9.1%	\$204,127	\$221,444	+ 8.5%
Lithopolis (Corp.)	\$325,000	\$362,500	+ 11.5%	\$317,071	\$368,780	+ 16.3%
London City School District	\$239,900	\$262,000	+ 9.2%	\$258,164	\$290,012	+ 12.3%
Marysville Exempted Village School District	\$300,000	\$330,000	+ 10.0%	\$311,958	\$336,480	+ 7.9%
Miami Trace Local School District	\$175,000	\$206,000	+ 17.7%	\$198,463	\$221,368	+ 11.5%
Minerva Park (Corp.)	\$299,777	\$309,000	+ 3.1%	\$301,593	\$315,170	+ 4.5%
New Albany (Corp.)	\$680,000	\$816,500	+ 20.1%	\$801,960	\$1,012,307	+ 26.2%
New Albany Plain Local School District	\$526,500	\$637,500	+ 21.1%	\$656,334	\$826,707	+ 26.0%
Newark City School District	\$161,000	\$183,000	+ 13.7%	\$172,754	\$201,144	+ 16.4%
Northridge Local School District	\$345,000	\$400,000	+ 15.9%	\$371,810	\$423,401	+ 13.9%
Obetz (Corp.)	\$242,000	\$276,000	+ 14.0%	\$242,288	\$278,159	+ 14.8%
Olentangy Local School District	\$445,000	\$500,000	+ 12.4%	\$487,485	\$533,273	+ 9.4%
Pataskala (Corp.)	\$300,558	\$355,000	+ 18.1%	\$298,689	\$354,705	+ 18.8%
Pickerington (Corp.)	\$340,000	\$390,000	+ 14.7%	\$342,592	\$389,105	+ 13.6%
Pickerington Local School District	\$340,000	\$385,000	+ 13.2%	\$353,124	\$403,198	+ 14.2%
Powell (Corp.)	\$475,000	\$585,000	+ 23.2%	\$510,575	\$570,522	+ 11.7%
Reynoldsburg City School District	\$240,000	\$280,000	+ 16.7%	\$243,356	\$279,898	+ 15.0%
Short North Area (43201)	\$400,500	\$401,250	+ 0.2%	\$412,518	\$429,805	+ 4.2%
South-Western City School District (Grove City)	\$240,500	\$268,500	+ 11.6%	\$257,097	\$285,163	+ 10.9%
Sunbury (Corp.)	\$340,000	\$377,850	+ 11.1%	\$332,883	\$366,546	+ 10.1%
Teays Valley Local School District	\$279,900	\$335,000	+ 19.7%	\$300,888	\$335,600	+ 11.5%
Upper Arlington City School District	\$478,000	\$535,000	+ 11.9%	\$544,828	\$623,117	+ 14.4%
Valleyview (Corp.)	\$163,000	\$170,000	+ 4.3%	\$160,824	\$168,377	+ 4.7%
Washington Court House City School District	\$150,000	\$165,000	+ 10.0%	\$158,989	\$175,909	+ 10.6%
Westerville (Corp.)	\$309,000	\$343,950	+ 11.3%	\$329,148	\$366,860	+ 11.5%
Westerville City School District	\$340,000	\$375,000	+ 10.3%	\$337,929	\$374,491	+ 10.8%
Whitehall (Corp.)	\$160,000	\$182,500	+ 14.1%	\$164,811	\$197,129	+ 19.6%
Worthington (Corp.)	\$330,000	\$355,000	+ 7.6%	\$347,347	\$389,437	+ 12.1%
Worthington City School District	\$388,000	\$425,000	+ 9.5%	\$406,567	\$472,340	+ 16.2%