

MLS of Greater Cincinnati
Detailed Monthly Update - 12/20/2023

| | 2022 Jan | 2022 Feb | 2022 Mar | 2022 Apr | 2022 May | 2022 June | 2022 July | 2022 Aug | 2022 Sept | 2022 Oct | 2022 Nov | 2022 Dec | 2023 Jan | 2023 Feb | 2023 Mar | 2023 Apr | 2023 May | 2023 June | 2023 July | 2023 Aug | 2023 Sept | 2023 Oct | 2023 Nov | Prev Yr/Mo Variance 23-22 | 2023 Total/Avg YTD | YTD Variance 23-22 |
|-------------------------------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|---------------------------|--------------------|--------------------|
| Membership: | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Offices | 754 | 766 | 783 | 764 | 757 | 764 | 771 | 773 | 779 | 770 | 758 | 765 | 763 | 759 | 760 | 754 | 745 | 749 | 735 | 723 | 725 | 729 | 729 | -3.83% | 743 | -3.18% |
| Appraisers | 246 | 244 | 243 | 249 | 249 | 247 | 247 | 246 | 250 | 250 | 247 | 249 | 248 | 245 | 246 | 245 | 238 | 245 | 240 | 240 | 240 | 246 | 246 | -0.40% | 244 | -1.43% |
| Total Licensees | 7,338 | 7,267 | 7,289 | 7,328 | 7,341 | 7,429 | 7,465 | 7,438 | 7,497 | 7,491 | 7,336 | 7,405 | 7,372 | 7,389 | 7,459 | 7,484 | 7,452 | 7,477 | 7,387 | 7,209 | 7,278 | 7,239 | 7,323 | -0.18% | 7,370 | -0.18% |
| Active Inventory | 2,654 | 2,661 | 2,554 | 3,015 | 3,394 | 3,651 | 3,860 | 3,811 | 3,791 | 3,893 | 3,668 | 3,220 | 2,903 | 2,871 | 2,694 | 2,870 | 3,144 | 3,159 | 2,913 | 3,348 | 3,774 | 3,428 | 3,732 | 1.74% | 3,167 | -5.73% |
| Residential | 1,319 | 1,331 | 1,227 | 1,606 | 1,933 | 2,154 | 2,332 | 2,278 | 2,312 | 2,419 | 2,228 | 1,916 | 1,573 | 1,517 | 1,393 | 1,552 | 1,800 | 1,829 | 1,870 | 2,187 | 2,389 | 2,116 | 2,438 | 9.43% | 1,879 | -2.25% |
| Multi-Fam. & Apts. | 97 | 91 | 89 | 111 | 117 | 140 | 143 | 135 | 119 | 119 | 113 | 90 | 82 | 70 | 82 | 97 | 110 | 111 | 98 | 123 | 147 | 126 | 136 | 20.35% | 107 | -8.87% |
| Commercial & Indus. | 327 | 331 | 318 | 351 | 365 | 366 | 377 | 376 | 364 | 363 | 361 | 325 | 352 | 361 | 328 | 343 | 342 | 331 | 278 | 312 | 348 | 331 | 325 | -9.97% | 332 | -6.36% |
| Land & Lots | 911 | 908 | 920 | 947 | 979 | 991 | 1,008 | 1,015 | 980 | 992 | 966 | 889 | 896 | 923 | 891 | 878 | 892 | 888 | 667 | 726 | 890 | 855 | 833 | -13.77% | 849 | -12.04% |
| Lease / Rental | 117 | 96 | 87 | 90 | 92 | 86 | 103 | 140 | 138 | 153 | 148 | 137 | 158 | 143 | 129 | 146 | 146 | 140 | 108 | 128 | 143 | 172 | 218 | 47.30% | 148 | 30.48% |
| New Listings (Total) | 2,095 | 2,075 | 3,063 | 3,198 | 3,336 | 3,601 | 3,086 | 3,004 | 2,758 | 2,511 | 1,961 | 1,391 | 1,755 | 1,774 | 2,493 | 2,347 | 2,728 | 2,849 | 2,483 | 1,874 | 2,360 | 2,384 | 1,825 | -6.94% | 24,872 | -18.95% |
| New Listings (SF&C) | 1,754 | 1,750 | 2,654 | 2,804 | 2,908 | 3,225 | 2,728 | 2,638 | 2,321 | 2,198 | 1,568 | 1,202 | 1,441 | 1,489 | 2,125 | 2,040 | 2,395 | 2,495 | 2,149 | 1,604 | 2,024 | 1,983 | 1,530 | -2.42% | 21,275 | -19.86% |
| Lender Involved | 2.34% | 2.97% | 3.17% | 2.92% | 1.79% | 1.98% | 2.05% | 2.12% | 2.63% | 2.59% | 3.38% | 2.41% | 4.37% | 3.49% | 3.34% | 2.11% | 2.80% | 2.53% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | -100.00% | 0 | -33.32% |
| Expirations | 177 | 125 | 137 | 129 | 144 | 174 | 199 | 193 | 224 | 187 | 218 | 419 | 181 | 152 | 188 | 159 | 153 | 164 | 202 | 90 | 174 | 183 | 160 | -26.61% | 164 | -5.30% |
| Cancelled (SF&C) | 172 | 116 | 169 | 144 | 163 | 253 | 295 | 301 | 311 | 296 | 256 | 196 | 196 | 147 | 181 | 171 | 192 | 206 | 166 | 43 | 166 | 261 | 249 | -2.73% | 180 | -20.11% |
| New Pending Sales | | | | | | | | | | | | | | | | | | | | | | | | | | |
| New (SF & C) | 1983 | 1758 | 2506 | 2559 | 2492 | 2468 | 2302 | 2260 | 1870 | 1780 | 1415 | 1202 | 1443 | 1425 | 1774 | 1844 | 2007 | 2058 | 2019 | 1313 | 1798 | 1652 | 1421 | 0.42% | 1,705 | -19.83% |
| Lender Involved | 2.07% | 2.33% | 2.83% | 2.07% | 2.05% | 2.11% | 2.04% | 3.01% | 2.03% | 2.08% | 3.11% | 3.41% | 3.88% | 2.39% | 3.61% | 2.39% | 2.92% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | -100.00% | 0 | -31.72% |
| New (Monthly) - Total | 2,217 | 1,995 | 2,846 | 2,811 | 2,776 | 2,670 | 2,497 | 2,482 | 2,084 | 1,992 | 1,650 | 1,340 | 1,630 | 1,606 | 2,012 | 2,040 | 2,203 | 2,283 | 2,248 | 1,456 | 2,013 | 1,921 | 1,616 | -2.06% | 1,912 | -19.19% |
| Total BOM (in Month) | 454 | 351 | 425 | 423 | 455 | 510 | 540 | 490 | 446 | 403 | 364 | 274 | 306 | 268 | 342 | 337 | 368 | 392 | 0 | 0 | 0 | 0 | 0 | -100.00% | 183 | -58.59% |
| Total Waiting To Close | 2,947 | 3,000 | 3,563 | 3,673 | 3,532 | 3,547 | 3,032 | 3,179 | 2,834 | 2,630 | 2,255 | 1,778 | 1,683 | 2,416 | 2,605 | 2,794 | 2,810 | 2,751 | 0 | 0 | 2,004 | 2,360 | 2,277 | 0.98% | 1,973 | -36.53% |
| Closings: | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | 2022 Jan | 2022 Feb | 2022 Mar | 2022 Apr | 2022 May | 2022 June | 2022 July | 2022 Aug | 2022 Sept | 2022 Oct | 2022 Nov | 2022 Dec | 2023 Jan | 2023 Feb | 2023 Mar | 2023 Apr | 2023 May | 2023 June | 2023 July | 2023 Aug | 2023 Sept | 2023 Oct | 2023 Nov | Prev Yr/Mo Variance 23-22 | 2023 Total/Avg YTD | YTD Variance 23-22 |
| Total Sold Properties | 1,732 | 1,732 | 2,241 | 2,420 | 2,707 | 2,788 | 2,497 | 2,565 | 2,380 | 1,999 | 1,808 | 1,729 | 1,209 | 1,343 | 1,907 | 1,750 | 2,097 | 2,263 | 2,045 | 1,869 | 1,521 | 1,652 | 1,507 | -16.65% | 19,163 | -22.94% |
| \$ Volume (000's) | \$458,299 | \$479,969 | \$640,964 | \$698,708 | \$843,342 | \$906,315 | \$754,145 | \$796,488 | \$721,536 | \$573,927 | \$518,571 | \$489,341 | \$326,558 | \$393,051 | \$545,766 | \$543,228 | \$691,228 | \$776,774 | \$684,806 | \$618,089 | \$0 | \$0 | \$0 | -100.00% | \$4,579,499 | -38.05% |
| Average Price | \$264,607 | \$277,119 | \$286,017 | \$288,722 | \$311,541 | \$325,077 | \$302,020 | \$310,522 | \$303,166 | \$287,107 | \$286,820 | \$283,020 | \$270,106 | \$292,666 | \$286,191 | \$310,416 | \$329,627 | \$343,249 | \$334,868 | \$330,706 | \$0 | \$0 | \$0 | -100.00% | \$238,976 | -19.60% |
| Single Family | 1,346 | 1,375 | 1,778 | 1,915 | 2,193 | 2,259 | 2,031 | 2,128 | 1,946 | 1,604 | 1,447 | 1,425 | 967 | 1,059 | 1,518 | 1,381 | 1,693 | 1,854 | 1,658 | 1,475 | 1,196 | 1,320 | 1,214 | -16.10% | 15,335 | -23.41% |
| \$ Volume (000's) | \$370,002 | \$404,763 | \$533,515 | \$586,699 | \$717,703 | \$778,420 | \$654,162 | \$681,863 | \$606,886 | \$490,080 | \$436,036 | \$416,418 | \$278,104 | \$327,847 | \$465,746 | \$450,588 | \$592,792 | \$669,676 | \$578,837 | \$512,320 | \$399,177 | \$439,961 | \$408,326 | -6.35% | \$5,123,374 | -18.16% |
| Avg. DOM | 19 | 20 | 20 | 11 | 10 | 10 | 9 | 13 | 15 | 16 | 17 | 20 | 28 | 28 | 25 | 19 | 14 | 15 | 16 | 18 | 25 | 16 | 20 | 17.65% | 20 | 40.00% |
| Avg. CDOM | 23 | 24 | 23 | 14 | 12 | 11 | 10 | 16 | 17 | 18 | 20 | 23 | 32 | 33 | 29 | 23 | 16 | 18 | 0 | 0 | 0 | 0 | 0 | -100.00% | 14 | -19.68% |
| Avg. Price | \$274,890 | \$294,373 | \$300,065 | \$306,370 | \$327,270 | \$344,586 | \$322,089 | \$320,424 | \$311,863 | \$305,536 | \$301,338 | \$292,223 | \$287,595 | \$309,582 | \$306,816 | \$326,277 | \$350,143 | \$361,206 | \$349,118 | \$347,336 | \$333,760 | \$333,304 | \$336,348 | 11.62% | \$334,097 | 6.86% |
| Median Price | \$227,750 | \$245,000 | \$251,100 | \$255,000 | \$277,250 | \$290,000 | \$270,000 | \$269,950 | \$260,000 | \$255,250 | \$259,900 | \$246,000 | \$240,000 | \$250,000 | \$255,000 | \$279,900 | \$299,900 | \$299,000 | \$292,226 | \$295,000 | \$279,135 | \$283,000 | \$279,576 | 7.57% | \$277,522 | 6.69% |
| Condominiums | 181 | 174 | 222 | 270 | 278 | 292 | 273 | 245 | 257 | 200 | 197 | 166 | 107 | 134 | 195 | 205 | 221 | 209 | 211 | 179 | 170 | 171 | 156 | -20.81% | 1,958 | -24.37% |
| \$ Volume (000's) | \$34,789 | \$35,871 | \$51,975 | \$61,016 | \$66,133 | \$69,475 | \$63,097 | \$59,602 | \$55,538 | \$44,045 | \$45,182 | \$39,616 | \$21,203 | \$27,399 | \$41,765 | \$53,962 | \$54,865 | \$54,446 | \$58,527 | \$47,604 | \$37,000 | \$44,440 | \$39,095 | -13.47% | \$480,306 | -18.14% |
| Avg. DOM | 17 | 20 | 16 | 10 | 19 | 11 | 10 | 18 | 12 | 12 | 19 | 23 | 30 | 27 | 20 | 18 | 15 | 11 | 12 | 13 | 18 | 15 | 16 | -15.79% | 18 | 18.78% |
| Avg. CDOM | 19 | 22 | 20 | 14 | 21 | 14 | 10 | 20 | 13 | 13 | 21 | 27 | 32 | 30 | 25 | 21 | 18 | 14 | 0 | 0 | 0 | 0 | 0 | -100.00% | 13 | -25.13% |
| Avg. Price | \$192,204 | \$206,155 | \$234,122 | \$225,985 | \$237,888 | \$237,928 | \$231,125 | \$243,273 | \$216,101 | \$220,225 | \$229,350 | \$238,651 | \$198,159 | \$204,470 | \$214,179 | \$263,229 | \$248,258 | \$260,507 | \$277,379 | \$265,944 | \$217,647 | \$259,883 | \$250,609 | 9.27% | \$245,304 | 8.24% |
| Median Price | \$165,000 | \$175,500 | \$195,000 | \$200,000 | \$206,250 | \$190,000 | \$199,900 | \$205,000 | \$188,500 | \$185,000 | \$180,000 | \$195,450 | \$183,000 | \$185,000 | \$192,500 | \$220,100 | \$218,000 | \$221,000 | \$234,000 | \$230,500 | \$199,450 | \$221,000 | \$223,250 | 24.03% | \$211,618 | 11.37% |
| SFC Lender Inv Sales | 2.10% | 1.74% | 1.95% | 2.56% | 2.14% | 1.69% | 2.08% | 2.28% | 2.13% | 1.77% | 2.01% | 2.77% | 3.07% | 3.35% | 3.33% | 2.90% | 2.25% | 2.96% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | -100.00% | 0 | -20.48% |
| Multi-Family (2-4) | 89 | 74 | 93 | 84 | 89 | 94 | 62 | 66 | 64 | 63 | 52 | 42 | 48 | 40 | 48 | 51 | 53 | 68 | 42 | 63 | 50 | 58 | 35 | -32.69% | 556 | -33.01% |
| \$ Volume (000's) | \$21,150 | \$14,867 | \$24,260 | \$19,291 | \$21,790 | \$23,112 | \$13,237 | \$15,892 | \$18,922 | \$13,449 | \$10,767 | \$8,043 | \$9,577 | \$8,861 | \$10,964 | \$11,362 | \$13,672 | \$17,467 | \$10,417 | \$14,910 | \$11,358 | \$15,971 | \$8,669 | -19.49% | \$133,228 | -32.28% |
| Apartments (5+) | 8 | 4 | 9 | 7 | 8 | 3 | 4 | 10 | 11 | 5 | 0 | 2 | 5 | 6 | 4 | 2 | 4 | 4 | 5 | 6 | 2 | 6 | 10 | #DIV/0! | 54 | -21.74% |
| \$ Volume (000's) | \$3,985 | \$2,665 | \$5,975 | \$4,604 | \$4,745 | \$2,425 | \$1,242 | \$9,443 | \$4,805 | \$2,498 | \$0 | \$887 | \$2,000 | \$2,252 | \$1,893 | \$451 | \$1,712 | \$3,064 | \$4,538 | \$2,310 | \$665 | \$2,590 | \$2,552 | #DIV/0! | \$24,027 | -43.32% |
| Commercial/Invest | 13 | 27 | 24 | 27 | 28 | 30 | 21 | 29 | 24 | 35 | 20 | 25 | 24 | 21 | 35 | 24 | 27 | 31 | 28 | 17 | 15 | 14 | 22 | 10.00% | 258 | -7.19% |
| \$ Volume (000's) | \$5,282 | \$7,844 | \$9,748 | \$8,451 | \$10,276 | \$13,106 | \$5,877 | \$15,301 | \$9,037 | \$9,448 | \$5,589 | \$8,617 | \$6,640 | \$6,537 | \$8,369 | \$7,755 | \$13,862 | \$10,753 | \$7,254 | \$2,991 | \$5,734 | \$5,285 | \$7,482 | 33.87% | \$82,662 | -17.30% |
| Farms & Acreage | 6 | 7 | 3 | 2 | 6 | 5 | 3 | 3 | 11 | 7 | 5 | 5 | 8 | 12 | 3 | 7 | 7 | 6 | 7 | 7 | 8 | 9 | 7 | 40.00% | 81 | 39.66% |
| \$ Volume (000's) | \$2,951 | \$4,467 | \$1,444 | \$780 | \$4,804 | \$2,065 | \$1,530 | \$945 | \$7,353 | \$4,053 | \$2,888 | \$3,205 | \$3,267 | \$10,214 | \$1,825 | \$4,924 | \$2,805 | \$2,818 | \$4,435 | \$7,655 | \$5,325 | \$5,475 | \$4,325 | 49.76% | \$53,068 | 59.46% |
| Construction Lots | 89 | 71 | 112 | 115 | 105 | 105 | 103 | 84 | 67 | 85 | 87 | 64 | 50 | 71 | 104 | 80 | 92 | 91 | 92 | 83 | 80 | 74 | 63 | -27.59% | 880 | -13.98% |
| \$ Volume (000's) | \$20,137 | \$9,493 | \$17,048 | \$17,90 | | | | | | | | | | | | | | | | | | | | | | |