

MLS of Greater Cincinnati  
Detailed Monthly Update - 5/8/2026

|                               | 2025<br>Jan | 2025<br>Feb | 2025<br>Mar | 2025<br>Apr | 2025<br>May | 2025<br>June | 2025<br>July | 2025<br>Aug | 2025<br>Sept | 2025<br>Oct | 2025<br>Nov | 2025<br>Dec | 2026<br>Jan | 2026<br>Feb | 2026<br>Mar | 2026<br>Apr | Prev Yr/Mo<br>Variance<br>26-25 | 2026<br>Total or Avg<br>YTD | YTD<br>Variance<br>26-25 |
|-------------------------------|-------------|-------------|-------------|-------------|-------------|--------------|--------------|-------------|--------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|---------------------------------|-----------------------------|--------------------------|
| <b>Membership:</b>            |             |             |             |             |             |              |              |             |              |             |             |             |             |             |             |             |                                 |                             |                          |
| Offices                       | 712         | 705         | 701         | 707         | 715         | 718          | 694          | 670         | 677          | 677         | 680         | 679         | 677         | 670         | 674         | 679         | -3.96%                          | 675                         | -4.42%                   |
| Appraisers                    | 235         | 233         | 228         | 235         | 237         | 238          | 232          | 221         | 222          | 223         | 224         | 223         | 223         | 222         | 224         | 224         | -4.68%                          | 223                         | -4.08%                   |
| Total Licensees               | 7,150       | 6,951       | 7,017       | 7,120       | 7,189       | 7,259        | 7,108        | 6,914       | 6,988        | 7,074       | 7,120       | 7,143       | 7,148       | 6,973       | 7,060       | 7,155       | 0.49%                           | 7,084                       | 0.35%                    |
| <b>Active Inventory</b>       | 3,633       | 3,384       | 3,388       | 3,487       | 3,622       | 3,874        | 4,222        | 4,516       | 4,627        | 4,866       | 4,974       | 4,558       | 4,009       | 3,842       | 3,915       | 4,156       | 19.19%                          | 3,981                       | 14.61%                   |
| <b>Residential</b>            | 2,507       | 2,266       | 2,236       | 2,305       | 2,429       | 2,647        | 2,936        | 3,199       | 3,284        | 3,526       | 3,637       | 3,263       | 2,914       | 2,684       | 2,699       | 2,901       | 25.86%                          | 2,800                       | 20.23%                   |
| Multi-Fam. & Apts.            | 133         | 137         | 128         | 147         | 166         | 178          | 194          | 209         | 228          | 223         | 218         | 212         | 149         | 137         | 153         | 165         | 12.24%                          | 151                         | 10.83%                   |
| Commercial & Indus.           | 275         | 275         | 280         | 295         | 315         | 328          | 342          | 350         | 350          | 365         | 367         | 363         | 311         | 358         | 382         | 388         | 31.53%                          | 360                         | 27.91%                   |
| Land & Lots                   | 718         | 706         | 744         | 740         | 712         | 721          | 750          | 758         | 765          | 752         | 752         | 720         | 635         | 663         | 681         | 702         | -5.14%                          | 670                         | -7.81%                   |
| Lease / Rental                | 171         | 169         | 170         | 158         | 183         | 178          | 178          | 176         | 196          | 195         | 232         | 234         | 199         | 224         | 198         | 160         | 1.27%                           | 195                         | 16.92%                   |
| <b>New Listings (Total)</b>   | 1,845       | 2,043       | 2,693       | 2,959       | 3,121       | 3,098        | 3,073        | 2,876       | 2,888        | 3,084       | 2,089       | 1,449       | 2,206       | 1,987       | 2,861       | 3,337       | 12.77%                          | 10,391                      | 8.92%                    |
| New Listings (SF&C)           | 1,566       | 1,773       | 2,315       | 2,608       | 2,757       | 2,757        | 2,734        | 2,506       | 2,557        | 2,716       | 1,852       | 1,246       | 1,855       | 1,706       | 2,463       | 2,958       | 13.42%                          | 8,982                       | 8.71%                    |
| Lender Involved               | 3.13%       | 1.58%       | 1.47%       | 2.68%       | 1.74%       | 2.18%        | 1.72%        | 1.96%       | 2.19%        | 1.84%       | 2.43%       | 3.69%       | 2.05%       | 2.64%       | 3.49%       | 1.99%       | -25.69%                         | 2.54%                       | 14.80%                   |
| <b>Expirations</b>            | 228         | 184         | 210         | 190         | 185         | 181          | 170          | 215         | 262          | 241         | 255         | 558         | 203         | 209         | 241         | 216         | 13.68%                          | 217                         | 7.02%                    |
| <b>Cancelled (SF&amp;C)</b>   | 247         | 252         | 263         | 255         | 264         | 352          | 399          | 409         | 457          | 483         | 395         | 388         | 331         | 241         | 285         | 317         | 24.31%                          | 294                         | 15.44%                   |
| <b>New Pending Sales</b>      |             |             |             |             |             |              |              |             |              |             |             |             |             |             |             |             |                                 |                             |                          |
| New (SF & C)                  | 1346        | 1432        | 1954        | 2042        | 2101        | 1984         | 1921         | 1902        | 1698         | 1776        | 1568        | 1082        | 1360        | 1439        | 2013        | 2121        | 3.87%                           | 1,733                       | 2.35%                    |
| Lender Involved               | 2.08%       | 3.35%       | 1.74%       | 1.91%       | 2.28%       | 2.02%        | 1.93%        | 2.05%       | 2.71%        | 2.08%       | 2.49%       | 3.23%       | 2.87%       | 2.99%       | 3.23%       | 2.55%       | 33.30%                          | 2.91%                       | 28.06%                   |
| New (Monthly) - Total         | 1,499       | 1,579       | 2,138       | 2,252       | 2,301       | 2,157        | 2,101        | 2,071       | 1,908        | 1,968       | 1,714       | 1,243       | 1,525       | 1,585       | 2,218       | 2,303       | 2.26%                           | 1,908                       | 2.18%                    |
| <b>Total BOM (in Month)</b>   | 331         | 350         | 388         | 418         | 466         | 438          | 461          | 465         | 437          | 478         | 351         | 264         | 316         | 292         | 444         | 402         | -3.83%                          | 364                         | -2.22%                   |
| <b>Total Waiting To Close</b> | 1,898       | 2,209       | 2,448       | 2,805       | 3,072       | 3,089        | 2,782        | 2,827       | 2,646        | 2,562       | 2,629       | 2,310       | 1,799       | 2,197       | 2,439       | 2,799       | -0.21%                          | 2,309                       | -1.35%                   |
| <b>Closings:</b>              |             |             |             |             |             |              |              |             |              |             |             |             |             |             |             |             |                                 |                             |                          |
| <b>Total Sold Properties</b>  | 1,321       | 1,406       | 1,716       | 2,059       | 2,336       | 2,329        | 2,220        | 2,152       | 2,020        | 2,057       | 1,645       | 1,854       | 1,220       | 1,419       | 1,722       | 1,997       | -3.01%                          | 6,358                       | -2.21%                   |
| \$ Volume (000's)             | \$441,652   | \$459,500   | \$589,305   | \$713,402   | \$842,625   | \$870,307    | \$840,199    | \$773,885   | \$713,427    | \$728,706   | \$606,705   | \$657,228   | \$423,207   | \$478,707   | \$624,737   | \$753,977   | 5.69%                           | \$2,280,628                 | 3.48%                    |
| Average Price                 | \$334,332   | \$326,814   | \$343,418   | \$346,480   | \$360,713   | \$373,683    | \$378,468    | \$359,612   | \$353,182    | \$354,257   | \$368,818   | \$354,492   | \$346,891   | \$337,355   | \$362,797   | \$377,555   | 8.97%                           | \$358,702                   | 5.83%                    |
| <b>Single Family</b>          | 1,029       | 1,109       | 1,379       | 1,673       | 1,871       | 1,907        | 1,842        | 1,773       | 1,617        | 1,684       | 1,364       | 1,497       | 966         | 1,136       | 1,376       | 1,605       | -4.06%                          | 5,083                       | -2.06%                   |
| \$ Volume (000's)             | \$361,278   | \$388,202   | \$506,482   | \$612,658   | \$720,890   | \$781,232    | \$750,070    | \$673,062   | \$615,821    | \$638,616   | \$526,844   | \$547,234   | \$349,288   | \$399,574   | \$523,987   | \$633,550   | 3.41%                           | \$1,906,399                 | 2.02%                    |
| Avg. DOM                      | 34          | 34          | 31          | 23          | 22          | 18           | 19           | 21          | 22           | 24          | 23          | 29          | 33          | 35          | 33          | 25          | 8.70%                           | 32                          | 3.28%                    |
| Avg. CDOM                     | 42          | 40          | 38          | 30          | 26          | 22           | 22           | 26          | 26           | 28          | 28          | 35          | 17          | 45          | 42          | 32          | 6.67%                           | 34                          | -9.33%                   |
| Avg. Price                    | \$351,096   | \$350,047   | \$367,282   | \$366,203   | \$385,297   | \$409,665    | \$407,204    | \$379,618   | \$380,842    | \$379,226   | \$386,249   | \$365,554   | \$361,582   | \$351,738   | \$380,805   | \$394,735   | 7.79%                           | \$375,054                   | 4.17%                    |
| Median Price                  | \$279,900   | \$297,500   | \$299,000   | \$300,000   | \$323,000   | \$332,000    | \$335,000    | \$318,000   | \$310,000    | \$305,000   | \$315,438   | \$307,000   | \$307,500   | \$300,000   | \$320,000   | \$330,000   | 10.00%                          | \$314,375                   | 6.89%                    |
| <b>Condominiums</b>           | 156         | 151         | 191         | 223         | 254         | 241          | 220          | 215         | 234          | 205         | 152         | 193         | 130         | 161         | 194         | 225         | 0.90%                           | 710                         | -1.53%                   |
| \$ Volume (000's)             | \$37,876    | \$35,664    | \$46,427    | \$61,729    | \$69,727    | \$63,450     | \$61,390     | \$60,877    | \$57,538     | \$56,785    | \$42,797    | \$58,277    | \$30,863    | \$41,929    | \$53,427    | \$60,684    | -1.69%                          | \$186,903                   | 2.87%                    |
| Avg. DOM                      | 31          | 31          | 36          | 33          | 31          | 34           | 23           | 29          | 34           | 38          | 28          | 42          | 38          | 37          | 43          | 50          | 51.52%                          | 42                          | 28.24%                   |
| Avg. CDOM                     | 37          | 41          | 45          | 42          | 35          | 38           | 28           | 34          | 40           | 44          | 37          | 50          | 47          | 48          | 50          | 69          | 64.29%                          | 54                          | 29.70%                   |
| Avg. Price                    | \$242,795   | \$236,185   | \$243,073   | \$276,812   | \$274,516   | \$263,278    | \$279,045    | \$283,149   | \$245,889    | \$277,000   | \$281,559   | \$301,953   | \$237,408   | \$260,429   | \$275,397   | \$269,707   | -2.57%                          | \$263,244                   | 4.46%                    |
| Median Price                  | \$214,450   | \$210,000   | \$218,200   | \$241,000   | \$230,000   | \$234,900    | \$233,950    | \$233,000   | \$223,000    | \$243,000   | \$250,000   | \$236,100   | \$222,500   | \$232,500   | \$259,900   | \$239,900   | -0.46%                          | \$238,700                   | 8.05%                    |
| SFC Lender Inv Sales          | 2.19%       | 1.98%       | 2.80%       | 1.48%       | 1.60%       | 1.49%        | 2.42%        | 1.91%       | 1.67%        | 2.12%       | 2.11%       | 2.13%       | 2.55%       | 3.55%       | 2.42%       | 1.37%       | -7.49%                          | 2.47%                       | 16.91%                   |
| <b>Multi-Family (2-4)</b>     | 55          | 45          | 45          | 48          | 78          | 49           | 55           | 64          | 61           | 68          | 50          | 69          | 43          | 42          | 64          | 64          | 33.33%                          | 213                         | 10.36%                   |
| \$ Volume (000's)             | \$15,485    | \$11,191    | \$14,500    | \$12,610    | \$22,052    | \$13,879     | \$16,464     | \$17,239    | \$16,879     | \$18,577    | \$14,816    | \$19,097    | \$14,301    | \$12,532    | \$16,505    | \$18,415    | 46.03%                          | \$61,753                    | 14.81%                   |
| <b>Apartments (5+)</b>        | 9           | 7           | 4           | 9           | 5           | 4            | 6            | 6           | 7            | 7           | 5           | 5           | 3           | 3           | 6           | 13          | 44.44%                          | 25                          | -13.79%                  |
| \$ Volume (000's)             | \$3,977     | \$2,808     | \$3,595     | \$8,215     | \$6,672     | \$3,381      | \$3,145      | \$5,715     | \$3,732      | \$10,100    | \$4,867     | \$3,261     | \$2,533     | \$2,064     | \$3,421     | \$8,738     | 6.37%                           | \$16,756                    | -9.89%                   |
| <b>Commercial/Invest</b>      | 23          | 15          | 19          | 25          | 19          | 27           | 17           | 26          | 22           | 13          | 16          | 27          | 19          | 9           | 18          | 17          | -32.00%                         | 63                          | -23.17%                  |
| \$ Volume (000's)             | \$16,401    | \$6,740     | \$6,849     | \$10,494    | \$7,367     | \$15,273     | \$8,734      | \$18,202    | \$9,934      | \$3,168     | \$602       | \$10,265    | \$7,987     | \$4,130     | \$8,506     | \$11,747    | 11.94%                          | \$32,370                    | -20.04%                  |
| <b>Farms &amp; Acreage</b>    | 1           | 8           | 2           | 3           | 5           | 1            | 4            | 5           | 9            | 3           | 9           | 3           | 6           | 3           | 2           | 2           | -33.33%                         | 13                          | -7.14%                   |
| \$ Volume (000's)             | \$600       | \$6,575     | \$2,670     | \$1,960     | \$7,610     | \$1,000      | \$1,867      | \$3,025     | \$5,150      | \$1,959     | \$537       | \$2,675     | \$4,679     | \$2,121     | \$2,325     | \$2,665     | 35.97%                          | \$11,790                    | -0.13%                   |
| <b>Land/Lots</b>              | 48          | 71          | 76          | 78          | 104         | 100          | 76           | 63          | 70           | 77          | 49          | 60          | 53          | 65          | 62          | 71          | -8.97%                          | 251                         | -8.06%                   |
| \$ Volume (000's)             | \$11,208    | \$19,965    | \$16,148    | \$12,606    | \$23,268    | \$17,155     | \$12,514     | \$7,618     | \$12,459     | \$13,399    | \$10,972    | \$16,419    | \$13,220    | \$16,358    | \$16,567    | \$18,178    | 44.20%                          | \$64,323                    | 7.34%                    |