


# Market Statistics

## July 2021

Median Sold Price  12.5%

**\$247,000**



\$230,000  
YTD

 15.9%

\$198,505  
Prior YTD

14,496  
YTD


 1.7%


14,252  
Prior YTD



Units Sold

**2,101**

 -26.2%

Total Sold Volume  -16.4%

**\$630,294,910**



\$4,052,216,284  
YTD

 18.1%

\$3,431,394,871  
Prior YTD

Active Inventory




**2,236**

 -13.5%

Median Days on Market

**3**



 -25.0%

New Listings



**3,062**

 -4.0%

Percent change is the comparison to the same month prior year. Data updated on 08/10/2021.

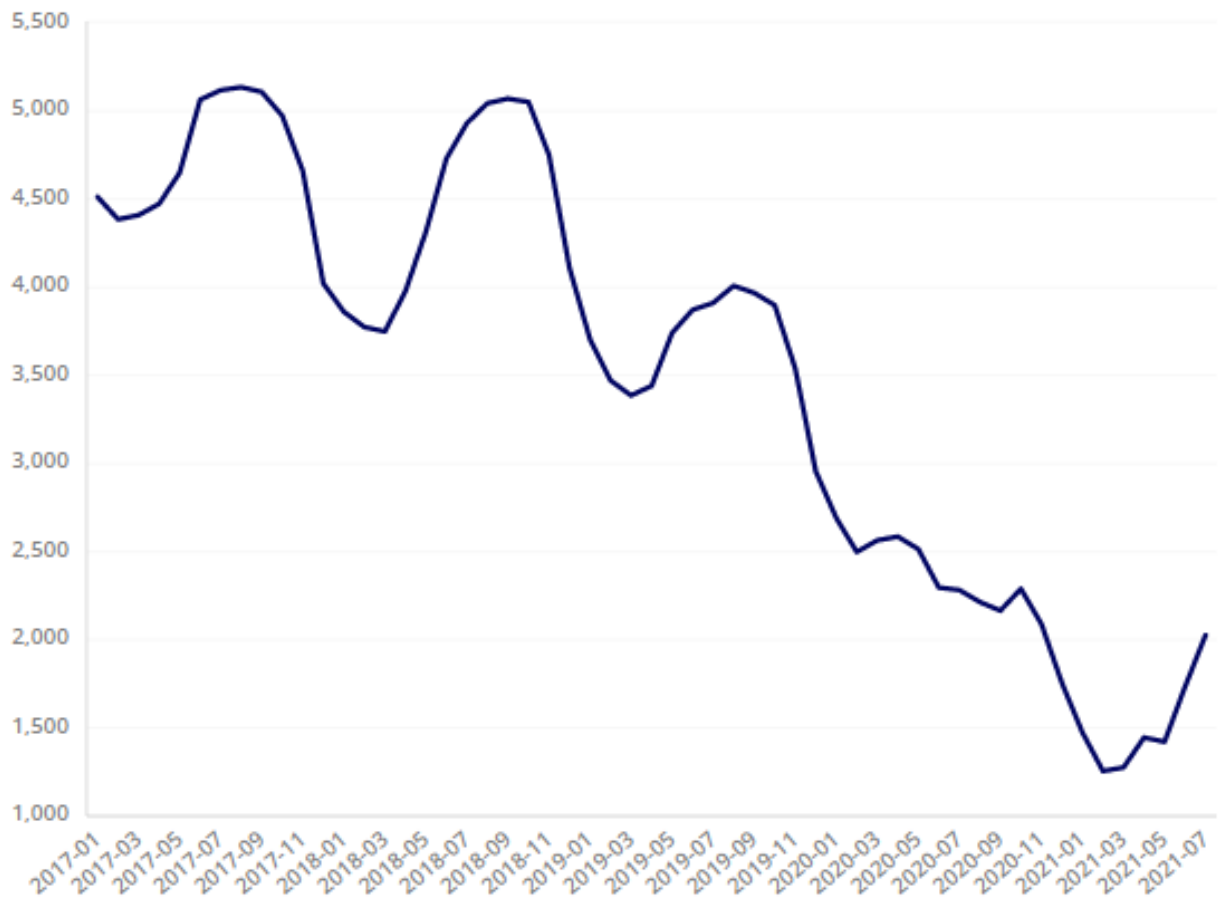
## July 2021 – Is it the Beginning of a Market Change?

July showed an interesting shift in the market. Compared to June 2021, the total sold volume is down \$152,614,612 a decrease of 19.5%. While the Median Sold price is up 12.5% from July 2020, it is down 2.6% from June 2021.

The Cincinnati area real estate market tends to follow a consistent trend throughout the years. While a lot of factors go into these trends, we never saw an active inventory peak in 2020 like we have seen in years prior. In fact, mid-2019 into 2021 saw a mostly downward trend.

“We are excited to see the active inventory start to trend upward!” says Stephanie Sudbrack-Busam, President of the Cincinnati Area Board of REALTORS®. “While buyers are still feeling the pressure of the competitive market, this trend suggests that there might be some relief offered in the near future.”

# Active Inventory



Active inventory is the number of properties available for sale at the end of the month, based on contract date.