



Press Release

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September 2022 Monthly Housing Market Trends Report **Active inventory is up while sales are declining**

October 11, 2022 – Hamilton, Butler, and Warren County home sales dropped 11.4% in September from August sales. The active inventory is up 5.4% from August and 7.1% from the same period in 2021. The median sales price in September 2022 decreased 7.4% from August 2022 to \$250,000. This is 0.4% higher than in September 2021.

“After years of a booming housing market, higher mortgage rates have cut into buying,” says Kay Edwards, REALTOR® Alliance of Greater Cincinnati (RAGC) President. “While sellers are hitting pause, buyers still on the market can expect less competition and slightly lower prices this fall.”

1,607 listings closed in September, down 11.4% from August 2022 and down 17.8% from September 2021. The number of new listings in the market declined 14.0% from August and 18.9% from the same period the prior year. September ended the month with 1,661 units of active inventory, up 4.4% from August 2022, and up 7.1% from September 2021. This is still lower than the 3,298 units of inventory in September 2018.

To view more market statistics, CARB has provided the following pages to allow members of the public to view several market performance metrics, such as units sold, closed prices, number of listings, and more.

Market Statistics September 2022

Median Sold Price ↑ 0.4%

\$250,000 


\$260,000 YTD ↑ 7.7% \$241,500 Prior YTD

14,755 YTD ↓ -8.3% 16,087 Prior YTD

 **Units Sold** ↓ -17.8%

1,607

Total Sold Volume ↓ -13.2%

\$501,667,461 

\$4,679,957,317 YTD ↓ -1.0% \$4,727,925,264 Prior YTD

Active Inventory

 **1,661**

↑ 7.1%

Median Days on Market

4  ↑ 33.3%

New Listings

 **1,722**

↓ -18.9%

Percent change is the comparison to the same month prior year. Data updated on 10/09/22



September 2022 Market Statistics

















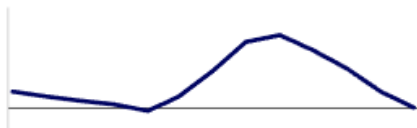



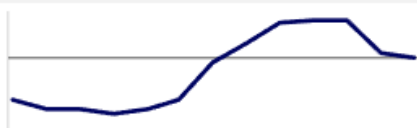













Single Family Residence, Condominium


Butler, Hamilton, Warren

September 2021

August 2022

September 2022

	0.4% 		-7.4% 	Median Sales Price \$250,000
	-17.8% 		-11.4% 	Closed Sales 1,607
	33.3% 		0.0% 	Days on Market 4
	-0.9% 		-0.8% 	List Price Received 99.6%
	6.4% 		-0.7% 	Sold \$/SqFt \$150
	-18.9% 		-14.0% 	New Listings 1,722
	7.1% 		5.4% 	Active Inventory 1,661
	30.3% 		18.9% 	Months Supply of Inventory 1.0

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Market Insights

Single Family Residence, Condominium in multiple Counties and multiple Suburbs.

Click to change chart type

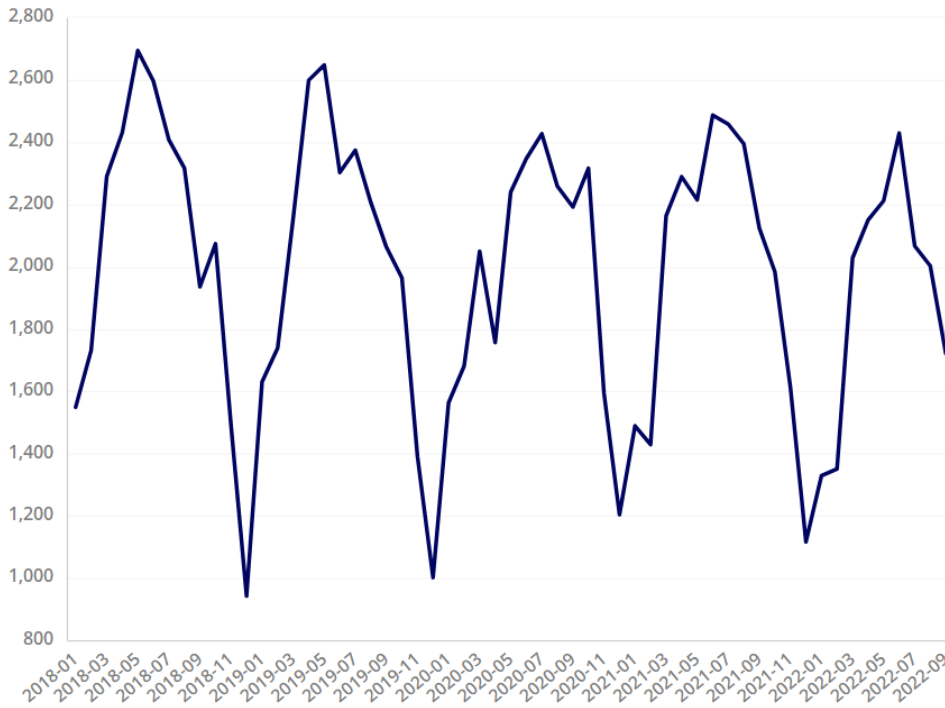
living area ranges, and in all lot size ranges.

Time Series

Price Distribution

New Listings

Show Filters:



September
2022
 **1,722**

-14.0%
 change from

2,003
 Prior Period

-18.9%
 change from

2,124
 Same Period Prior Year

New Listings is the number of properties listed regardless of current status.

No Breakout

By Property Type

By County

By Suburb

By New Construction

By Month

By Quarter

By Year

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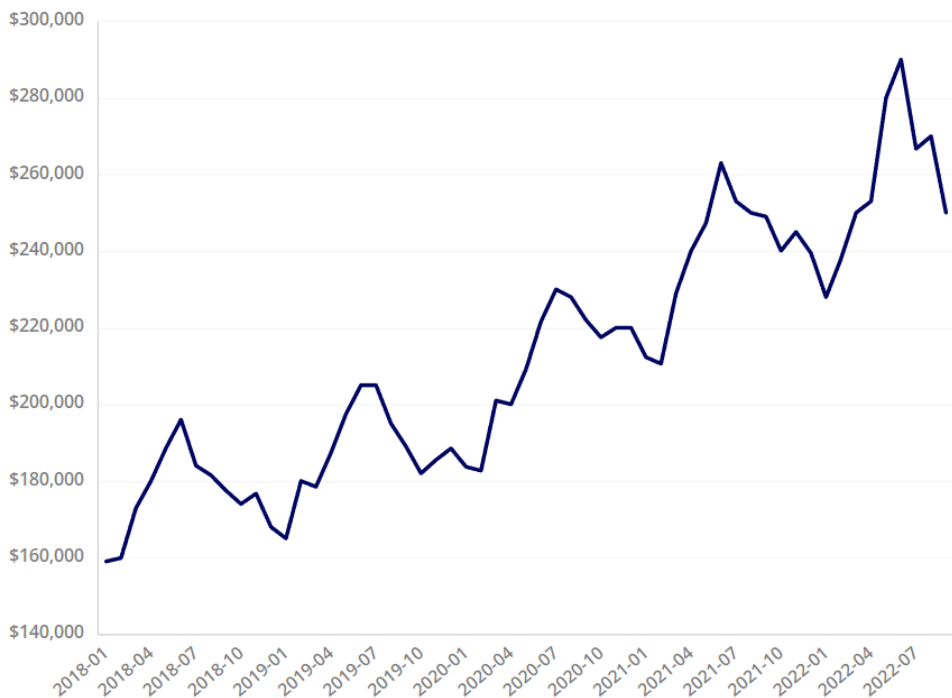


Market Insights

Single Family Residence, Condominium in multiple Counties and multiple Suburbs.

For listings in all price ranges, in all living area ranges, and in all lot size ranges.

Time Series
 Price Distribution
 Median Sales Price
 Show Filters:



September 2022

\$250,000

-7.4% change from **\$270,000** Prior Period

0.4% change from **\$249,000** Same Period Prior Year

Sales Price is the mid-point (median) value where the price for half of the closed sales is higher and half is lower.

No Breakout
 By Property Type
 By County
 By Suburb
 By New Construction
 By Month
 By Quarter
 By Year

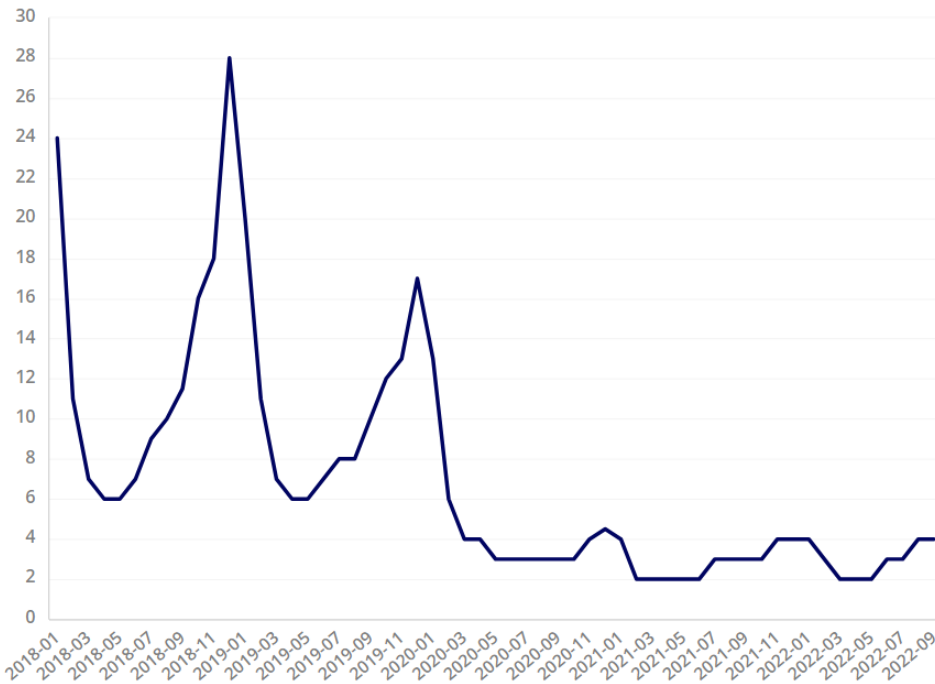
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Single Family Residence, Condominium in multiple Counties and multiple Suburbs.

For listings in all price ranges, in

Click on triangle and use right scroll bar to change metrics

Time Series
 Price Distribution
 Days on Market
 Show Filters:



September 2022

4

0.0% change from Prior Period

33.3% change from Same Period Prior Year

Days on Market is the median number of days between when a property is listed and the contract date.

No Breakout
 By Property Type
 By County
 By Suburb
 By New Construction
 By Month
 By Quarter
 By Year

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