



FOR IMMEDIATE RELEASE

TO: All News Media
FROM: Ralph Mantica, Ohio REALTORS 2023 President, 937.776.5055
Carl Horst, Vice President of External Affairs, 614.225.6205
RE: Ohio's July 2023 Home Sales
DATE: August 22, 2023



The number of homes sold throughout Ohio in July fell from the pace set during the month a year ago, while average prices continued to climb, according to Ohio REALTORS.

Homes sales in July 2023 reached 11,441, a 19.9% decline from the 14,291 sales recorded during the month a year ago. The average sales price across Ohio in July reached \$287,695, a 5.4% increase from the \$272,833 mark posted in July 2022.

"The Ohio housing market continues to face the challenges of a higher mortgage interest rate environment combined with historic low inventory levels of homes for sale," said Ohio REALTORS President Ralph Mantica. "Despite these hurdles, the ongoing increase in average sales price is a clear indication that consumers understand that housing is a smart, long-term investment.

"An Ohio REALTOR is a skilled professional partner in helping buyers and sellers navigate the uncertainty of the marketplace to successfully achieve their housing goals."

Around the state, 12 of the 13 of the markets tracked experienced an increase in average price for the month compared to July 2022. Additionally, two local markets showed an increase in sales activity compared to a year ago.

Data provided to Ohio REALTORS by Multiple Listing Services includes residential closings for new and existing single-family homes and condominiums/co-ops.

Ohio REALTORS, with more than 36,000 members, is the largest professional trade association in Ohio. Leading with expertise, professionalism and an entrepreneurial spirit, REALTORS in Ohio are committed to their customers and communities.

See below for a market-by-market analysis of sales activity throughout Ohio.

(NOTE: There might be a slight variance between the reported number of sales contained in this release and actual activity in the various markets due to Ohio REALTORS' early reporting requirement. Check with contacts in the particular market.)

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Ohio Local MLS Stats Report for July 2023

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2022	2023	% Change	2022	2023	% Change	2022	2023	% Change
Ashland	55	37	-32.7%	\$ 11,817,510	\$ 8,140,750	-31.1%	\$ 214,864	\$ 220,020	2.4%
Cincinnati	2,324	1,857	-20.1%	\$ 724,342,832	\$ 635,393,235	-12.3%	\$ 311,679	\$ 342,161	9.8%
Columbus	3,198	2,505	-21.7%	\$ 1,107,656,082	\$ 903,839,070	-18.4%	\$ 346,359	\$ 360,814	4.2%
Dayton	1,551	1,204	-22.4%	\$ 388,099,861	\$ 321,640,534	-17.1%	\$ 250,226	\$ 267,143	6.8%
Greater Portsmouth	84	79	-6.0%	\$ 13,567,100	\$ 13,434,400	-1.0%	\$ 161,513	\$ 170,056	5.3%
Knox	64	29	-54.7%	\$ 15,511,536	\$ 9,451,677	-39.1%	\$ 242,368	\$ 325,920	34.5%
Lancaster	27	8	-70.4%	\$ 4,288,196	\$ 2,862,395	-33.2%	\$ 158,822	\$ 357,799	125.3%
Mansfield	140	158	12.9%	\$ 25,478,385	\$ 30,322,222	19.0%	\$ 181,988	\$ 191,913	5.5%
MLS Now ¹	4,993	4,057	-18.7%	\$ 1,212,317,694	\$ 1,029,902,080	-15.0%	\$ 242,803	\$ 253,858	4.6%
NORIS ²	1,121	890	-20.6%	\$ 241,593,736	\$ 196,009,014	-18.9%	\$ 215,516	\$ 220,235	2.2%
Scioto Valley	79	68	-13.9%	\$ 15,877,883	\$ 13,338,400	-16.0%	\$ 200,986	\$ 196,153	-2.4%
West Central ³	185	186	0.5%	\$ 35,722,347	\$ 39,003,228	9.2%	\$ 193,094	\$ 209,695	8.6%
WRIST ⁴	525	400	-23.8%	\$ 114,598,664	\$ 96,324,864	-15.9%	\$ 218,283	\$ 240,812	10.3%
Statewide	14,291	11,441	-19.9%	\$ 3,899,054,316	\$ 3,291,521,119	-15.6%	\$ 272,833	\$ 287,695	5.4%

¹ MLS Now: Ashtabula, Belmont, Carroll, Columbiana, Coshocton, Cuyahoga, Geauga, Gernsey, Harrison, Holmes, Jefferson, Lake, Lorain, Mahoning, Medina, Muskingum, Portage, Stark, Summit, Trumbull, Tuscarawas, Washington and Wayne Counties.

² NORIS (Northwest Ohio Regional Information System): Lucas, Fulton, Defiance, Williams, Henry, Wood, Putnam, Paulding, Hancock, and Wyandot Counties.

³ West Central: Allen, Hardin and Van Wert Counties.

⁴ WRIST (Western Regional Information Systems and Technology): Clark, Miami, Champaign, Logan, Shelby, Auglaize and Mercer Counties.

Report reflects reported closings by MLSes for the above areas and time period. It includes new and existing residential single family and condo/co-ops.

Thursday, August 17, 2023

Ohio Local MLS Stats Report for January through July 2023

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2022	2023	% Change	2022	2023	% Change	2022	2023	% Change
Ashland	295	196	-33.6%	\$ 60,364,277	\$ 38,952,551	-35.5%	\$ 204,625	\$ 198,738	-2.9%
Cincinnati	14,709	11,551	-21.5%	\$ 4,468,458,066	\$ 3,721,013,105	-16.7%	\$ 303,791	\$ 322,138	6.0%
Columbus	18,898	15,813	-16.3%	\$ 6,289,443,380	\$ 5,451,816,384	-13.3%	\$ 332,810	\$ 344,768	3.6%
Dayton	9,395	7,868	-16.3%	\$ 2,275,943,219	\$ 1,989,121,837	-12.6%	\$ 242,250	\$ 252,812	4.4%
Greater Portsmouth	572	566	-1.0%	\$ 87,369,398	\$ 90,776,597	3.9%	\$ 152,744	\$ 160,383	5.0%
Knox	278	243	-12.6%	\$ 68,166,872	\$ 61,547,471	-9.7%	\$ 245,205	\$ 253,282	3.3%
Lancaster	117	75	-35.9%	\$ 20,888,344	\$ 16,965,937	-18.8%	\$ 178,533	\$ 226,212	26.7%
Mansfield	946	828	-12.5%	\$ 163,340,254	\$ 144,944,229	-11.3%	\$ 172,664	\$ 175,053	1.4%
MLS Now ¹	30,039	25,457	-15.3%	\$ 6,901,017,845	\$ 5,998,555,919	-13.1%	\$ 229,735	\$ 235,635	2.6%
NORIS ²	6,272	5,353	-14.7%	\$ 1,279,350,757	\$ 1,098,123,240	-14.2%	\$ 203,978	\$ 205,142	0.6%
Scioto Valley	592	490	-17.2%	\$ 111,082,823	\$ 106,200,316	-4.4%	\$ 187,640	\$ 216,735	15.5%
West Central ³	1,392	1,125	-19.2%	\$ 241,643,804	\$ 209,561,223	-13.3%	\$ 173,595	\$ 186,277	7.3%
WRIST ⁴	3,246	2,741	-15.6%	\$ 672,363,905	\$ 599,201,584	-10.9%	\$ 207,136	\$ 218,607	5.5%
Statewide	86,456	72,110	-16.6%	\$ 22,579,068,667	\$ 19,487,827,842	-13.7%	\$ 261,163	\$ 270,251	3.5%

¹ MLS Now: Ashtabula, Belmont, Carroll, Columbiana, Coshocton, Cuyahoga, Geauga, Gernsey, Harrison, Holmes, Jefferson, Lake, Lorain, Mahoning, Medina, Muskingum, Portage, Stark, Summit, Trumbull, Tuscarawas, Washington and Wayne Counties.

² NORIS (Northwest Ohio Regional Information System): Lucas, Fulton, Defiance, Williams, Henry, Wood, Putnam, Paulding, Hancock, and Wyandot Counties.

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CONTACT: 2023 Ohio REALTORS President Ralph Mantica– 937.776.5055

For more information on home sales activity in a particular marketplace, contact one of the Local Boards/Associations or Multiple Listing Services below.

Akron Cleveland Association

Mike Valerino, CEO | 216.901.0130
Akil Hameed, President | 216.266.0025

Ashland Board

Misty Miller, EO | 419.281.2700
Marcia Lahmers, President | 419.571.3093

Ashtabula County Board

Brandy Helsel | 440-998-1152
Debra Woodworth, President |

Athens County Board

Jennifer Davies, EO | 740.707.1962
Ally Lee | 740.589.4600

Beaver Creek Area Association

Dale Meller, EO | 330.383.5554
Jamie Thomas, President |

Clinton County Board

Kaitlyn, Barton, EO | 937.382.1601
Sheri McIntosh, President |

Columbus REALTORS

Brent Swander, CEO | 614.475.4000
Patti Brown-Wright, President | 614.528.1144

Dayton REALTORS

Carlton Jackson, CEO | 937.223.0900
Greg Blatt, President | 937.848.6255

Delaware County Board

Joni Regula, EO | 740.363.3227
Julie Guy, President | 513.794.9494

East Central Association

Holly Lehigh, EO | 330.343.7736
Becky McNeely, President | 740.695.3131

Firelands Association

David Freitag, CEO | 419.625.5787
David Amarante, President | 419.273.0750

Greater Portsmouth Area Board

Kayla Reed, EO | 740.574.2974
Valerie Carson, President | 740.354.2112

Guernsey Muskingum Valley Association

Steffanie Bush, EO | 740.452.3890
Megan O'Connell, President | 740.435.0003

Knox County Board

Jeri Scott, EO | 740.392.8490
Anissa Treen, President |

Lake & Geauga Area Association

Christine Brinton, EO | 440.350.9000
Noreen Marlowe, President | 440.255.5500

Lancaster Board

Eric Duemmel, EO | 740.653.1861
Leanne Henry, President | 614.221.7400

Licking County Board

Patty Osborn, EO | 740.345.2151
Maxine Becker, President | 513.794.9494

Lorain County Association

Barb Tressel-Bangas, EO | 440.328.4210
David Reddy, President | 216.406.4746

Mansfield Association

Cassie Wilhelm | 419.834.4936
Nathan Purdy, President | 419.524.6283

Marietta Board

Carrie Hale, EO | 740.373.8194
Marian Duvall, President | 740.860.3555

Medina County Board

Sherry Stell, EO | 330.722.1000
Meru Maharaj, President | 330.331.5375

Midwestern Ohio Association

Megan Wise | 937.335.8267
Kyle Springs, President | 937.592.4896

MLS Now

Carl DeMusz, CEO | 216.485.4100
John Kurlich, COO | 216.485.4100

NORIS MLS

Megan Foons, CEO | 419.535.3222

Northwest Ohio REALTORS (Toledo Area)

Megan Foons, CEO | 419.535.3222
Stephanie Kuhlman, President | 419.960.4410

REALTOR® Alliance of Greater Cincinnati

Leslie Besl, Interim EO | 513.842.3024
Anne Uchtman, President | 513.205.5106

Scioto Valley Association

Brenda Free, EO | 740.773.7489
Mark Cenci, President | 740.774.4500

Southern Ohio Association

Sandra Haverland, EO | 513.528.2657
Alexandra Foor, President | 513.794.9494

Springfield Board

Amanda Snyder, EO | 937.323.6489
Sunil Dhingra, President | 937.505.9233

Stark Trumbull Area REALTORS

Collene Burgess, CEO | 330.494.5630
Kyle Oberlin, President | 330.714.5807

Wayne-Holmes Association

Amy Scott, EO | 330.264.8062
Eric Larson, President | 330.264.2644

West Central Association (Lima Area)

Cara Budde, CEO | 419.227.5432
Jaylene Smith, President |

WRIST MLS

Stan Hartke, CEO | 937.335.1117

Youngstown Columbiana Association

Julie Larson, CEO | 330.788.7026
Michael Stevens, President | 330.240.8300.