

Aug-2025

Monthly Statistical Report - Residential by County - Guernsey - Muskingum AOR

Guernsey County

	Aug-2025	Aug-2024	Change %	YTD - 25	YTD - 24	Change %
New Listings	60	55	9.1	354	362	-2.2
Sold Listings	29	35	-17.1	241	223	8.1
\$ Volume - Sold	5,714,650	5,737,550	-.4	46,734,902	40,477,027	15.5
Average Sale Price	197,056	163,930	20.2	193,920	181,511	6.8
High Sales Price	525,000	400,000	31.3	605,000	1,280,000	-52.7
Low Sales Price	25,250	10,900	131.7	10,000	10,900	-8.3
Average Market Time	67	59	13.6	83	65	27.7

Morgan County

	Aug-2025	Aug-2024	Change %	YTD - 25	YTD - 24	Change %
New Listings	16	6	166.7	83	67	23.9
Sold Listings	8	5	60.0	39	42	-7.1
\$ Volume - Sold	1,342,900	1,150,000	16.8	7,518,050	9,203,800	-18.3
Average Sale Price	167,862	230,000	-27.0	192,770	219,138	-12.0
High Sales Price	329,000	393,000	-16.3	575,000	1,207,500	-52.4
Low Sales Price	54,900	130,000	-57.8	32,000	39,500	-19.0
Average Market Time	102	91	12.1	78	84	-7.1

Muskingum County

	Aug-2025	Aug-2024	Change %	YTD - 25	YTD - 24	Change %
New Listings	95	96	-1.0	706	635	11.2
Sold Listings	70	70	.0	507	480	5.6
\$ Volume - Sold	15,156,875	16,344,609	-7.3	128,154,401	108,099,277	18.6
Average Sale Price	216,526	233,494	-7.3	252,770	225,206	12.2
High Sales Price	995,000	805,000	23.6	7,250,000	949,000	664.0
Low Sales Price	35,000	35,000	.0	7,000	17,200	-59.3
Average Market Time	62	38	63.2	65	52	25.0

Noble County

	Aug-2025	Aug-2024	Change %	YTD - 25	YTD - 24	Change %
New Listings	6	8	-25.0	73	60	21.7
Sold Listings	11	7	57.1	45	40	12.5
\$ Volume - Sold	2,635,000	1,636,684	61.0	10,245,638	8,576,183	19.5
Average Sale Price	239,545	233,812	2.5	227,680	214,404	6.2
High Sales Price	510,000	427,784	19.2	788,500	475,000	66.0
Low Sales Price	80,000	85,000	-5.9	35,000	70,400	-50.3
Average Market Time	44	53	-17.0	72	53	35.9

Perry County

	Aug-2025	Aug-2024	Change %	YTD - 25	YTD - 24	Change %
New Listings	7	7	.0	68	67	1.5
Sold Listings	8	6	33.3	55	47	17.0
\$ Volume - Sold	1,534,747	1,368,900	12.1	11,305,437	9,397,900	20.3
Average Sale Price	191,843	228,150	-15.9	205,553	199,955	2.8
High Sales Price	319,900	545,000	-41.3	600,000	545,000	10.1
Low Sales Price	107,500	75,000	43.3	50,000	26,500	88.7
Average Market Time	67	53	26.4	71	66	7.6