

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

Guernsey County

	Feb-2026	Feb-2025	Change %	YTD - 26	YTD - 25	Change %
New Listings	25	39	-35.9	53	67	-20.9
Sold Listings	15	23	-34.8	28	44	-36.4
\$ Volume - Sold	2,635,550	3,860,080	-31.7	4,921,450	7,521,090	-34.6
Average Sale Price	175,703	167,829	4.7	175,766	170,933	2.8
High Sales Price	360,000	470,000	-23.4	375,000	560,000	-33.0
Low Sales Price	7,000	39,950	-82.5	7,000	20,000	-65.0
Average Market Time	64	108	-40.7	76	94	-19.2

Morgan County

	Feb-2026	Feb-2025	Change %	YTD - 26	YTD - 25	Change %
New Listings	8	5	60.0	15	9	66.7
Sold Listings	3	4	-25.0	7	7	.0
\$ Volume - Sold	504,000	571,750	-11.9	1,144,000	1,160,650	-1.4
Average Sale Price	168,000	142,937	17.5	163,428	165,807	-1.4
High Sales Price	224,000	275,000	-18.6	305,000	275,000	10.9
Low Sales Price	125,000	32,000	290.6	65,000	32,000	103.1
Average Market Time	77	73	5.5	67	105	-36.2

Muskingum County

	Feb-2026	Feb-2025	Change %	YTD - 26	YTD - 25	Change %
New Listings	72	66	9.1	142	121	17.4
Sold Listings	43	39	10.3	87	85	2.4
\$ Volume - Sold	9,980,650	8,535,300	16.9	19,843,750	19,143,700	3.7
Average Sale Price	232,108	218,853	6.1	228,089	225,220	1.3
High Sales Price	590,000	667,500	-11.6	1,075,000	667,500	61.1
Low Sales Price	69,900	45,000	55.3	35,000	45,000	-22.2
Average Market Time	60	64	-6.3	71	68	4.4

Noble County

	Feb-2026	Feb-2025	Change %	YTD - 26	YTD - 25	Change %
New Listings	3	6	-50.0	9	12	-25.0
Sold Listings	6	3	100.0	11	4	175.0
\$ Volume - Sold	1,006,800	253,400	297.3	1,954,800	469,800	316.1
Average Sale Price	167,800	84,466	98.7	177,709	117,450	51.3
High Sales Price	400,000	120,000	233.3	400,000	216,400	84.8
Low Sales Price	74,800	62,000	20.7	43,000	62,000	-30.7
Average Market Time	157	49	220.4	124	52	138.5

Perry County

	Feb-2026	Feb-2025	Change %	YTD - 26	YTD - 25	Change %
New Listings	8	6	33.3	17	11	54.6
Sold Listings	3	5	-40.0	8	12	-33.3
\$ Volume - Sold	558,000	1,129,500	-50.6	1,460,900	2,635,800	-44.6
Average Sale Price	186,000	225,900	-17.7	182,612	219,650	-16.9
High Sales Price	263,000	335,000	-21.5	288,000	425,000	-32.2
Low Sales Price	40,000	75,500	-47.0	40,000	75,500	-47.0
Average Market Time	55	86	-36.1	58	54	7.4