

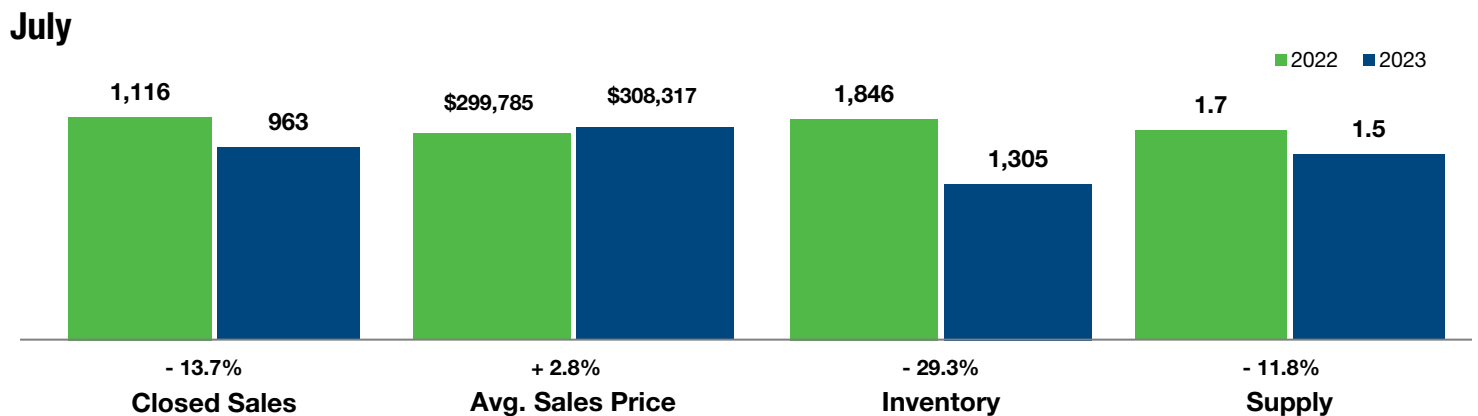
# Local Market Update for July 2023



## Jackson, MO

	July			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 7-2022	Thru 7-2023	Percent Change
Closed Sales	1,116	963	- 13.7%	7,148	5,951	- 16.7%
Average Sales Price*	\$299,785	\$308,317	+ 2.8%	\$286,975	\$292,678	+ 2.0%
Median Sales Price*	\$259,900	\$269,884	+ 3.8%	\$246,000	\$247,500	+ 0.6%
Days on Market Until Sale	17	33	+ 94.1%	23	38	+ 65.2%
Percentage of Original List Price Received*	101.5%	100.1%	- 1.4%	102.1%	98.9%	- 3.1%
Pending Sales	1,009	969	- 4.0%	7,270	6,435	- 11.5%
Inventory	1,846	1,305	- 29.3%	--	--	--
Supply	1.7	1.5	- 11.8%	--	--	--

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.



### Historical Average Sales Price Rolling 12-Month Calculation

