



THE RAINES GROUP

— REAL ESTATE SERVICES —

We specialize in helping our clients through life's biggest decisions. Whether buying or selling, we rely on a team of true area and market experts, as well as support staff to make the whole process seamless. Together, our clients expect more - and we deliver it for them.



What's Happening In The Market?

The housing market remains steady and strong! Remember these are only general market trends. We can see the average list price in **Creekwood Estates, Kitsmiller Crossing, McIntosh Village, and Stepping Stone** has gone up 9% from \$530,967 to \$576,544.

TIME ON THE MARKET

Compared to one year ago, homes in these neighborhoods are spending 62% more days on the market (up from 13 to 21).

SALES VOLUME

Over the past 12 months, 9 homes have sold in Creekwood Estates, Kitsmiller Crossing, McIntosh Village, and Stepping Stone which is the same number of homes sold during the same time period last year.

VALUATION

Overall, there has been a slight increase in valuation, with price per square foot rising 3% - from \$171.55 to \$176.78.

SUPPLY & DEMAND IN CENTRAL OHIO

Over \$1M

We are seeing a seller's market in this price range with 427 homes selling in the last 12 months leaving us with less than 6 months of inventory.

Between \$500K and \$1M

We are seeing a strong sellers market in this price range with 3,996 homes selling in the last 12 months leaving us with just under 3 month of inventory.

Under \$500K

We are seeing a strong seller's market in this price range with 24,860 homes selling in the last 12 months leaving us with just under 2 months of inventory.

Your Needs Come First.
Put Our Expertise To Work.



614.924.9000

TheRainesGroup.com

LuxuryhomesOH.com

If your property is currently listed with another REALTOR®, please pardon our proactive marketing approach. It is not our intention to solicit the offerings of other REALTOR'S®.

WHAT IS YOUR HOME WORTH?



SCAN THE QR CODE
FOR YOUR **FREE**
COMPARATIVE
MARKET ANALYSIS!



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A Review of Home Sales in Your Area

Learning more about home sales in your area is always important. This report we have put together, for you, summarizes listings sold in Blacklick. All information has been sourced from the Columbus Board of Realtors, and while it is deemed reliable it is not guaranteed. Properties sold were also listed by various MLS participating offices (non-MLS properties are not included).

SOLD DATE	ADDRESS	BEDROOMS + FULL + HALF BATH	YEAR BUILT	SQ FT	LIST PRICE	SOLD PRICE	DIFF LIST VS. SOLD PRICE	DAYS ON MARKET
07/14/23	2926 Cordella Street	5+4+1	2007	3750	\$550,000	\$568,000	3.2%	3
05/30/23	7574 Pateo Pass Drive	4+3+1	2005	3620	\$500,000	\$500,000	0.0%	3
05/19/23	1908 Chateaugay Way	4+3+1	2005	3716	\$750,000	\$750,000	0.0%	1
02/27/23	7368 Kemperwood Court	4+3+1	2001	3446	\$625,000	\$625,000	0.0%	4
02/17/23	2510 Kemperwood Drive	4+3+2	2002	3517	\$675,000	\$650,000	-3.8%	15
11/15/22	7553 Pateo Pass Drive	4+2+1	2008	2259	\$399,000	\$410,000	2.7%	2
11/04/22	2982 Creekwood Estates Drive	4+4+1	2005	3763	\$695,000	\$660,000	-5.3%	95
10/31/22	7520 Pateo Pass Drive	4+2+1	2005	2528	\$399,900	\$400,000	0.0%	7
10/21/22	2545 Ashcroft Loop	4+2+1	1998	2726	\$595,000	\$595,000	0.0%	55

This Month In Numbers:
(if no new listings enter the market)

0 Active Listing
9 Sold from 10/1/22-10/1/23 (past 12 months)

0.8 Homes Selling per Month
0 Month Supply of Inventory