



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.



**Your Needs Come First.
Put Our Expertise To Work.**



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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'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 **Highland Lakes** has gone up 9% from \$557,922 to \$608,830.

TIME ON THE MARKET

Compared to one year ago, homes in this neighborhood are spending 45% more days on the market (up from 11 to 16).

SALES VOLUME

Over the past 3 months, 27 homes have sold in Highland Lakes which is the same number of homes sold during this time period last year.

VALUATION

Overall, there has been a significant increase in valuation, with price per square foot rising 13% - from \$203.41 to \$230.58.

SUPPLY & DEMAND IN CENTRAL OHIO

Over \$1M

We are seeing a seller's market in this price range with 146 homes selling in the last 3 months leaving us with less than 5 months of inventory.

Between \$500K and \$1M

We are seeing a strong sellers market in this price range with 1,182 homes selling in the last 3 months leaving us with just under 2 month of inventory.

Under \$500K

We are seeing a strong seller's market in this price range with 6,843 homes selling in the last 3 months leaving us with just over 1 month of inventory.

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 Highland Lakes. 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
09/29/23	5082 Manor Ridge Court	4+4+1	2000	3212	\$749,900	\$765,000	2.0%	3
09/26/23	6057 Tournament Drive	3+3+0	2009	2189	\$539,900	\$540,377	0.1%	3
09/25/23	5693 St George Avenue	4+2+1	1998	2103	\$562,500	\$560,000	-0.4%	11
09/22/23	6462 Upper Lake Circle	3+3+1	1997	1912	\$394,900	\$381,500	-3.5%	5
09/15/23	5716 Whispering Trail	6+5+2	2005	6125	\$1,100,000	\$1,002,500	-9.7%	58
09/08/23	5023 Oakmont Place	4+3+1	1994	3449	\$850,000	\$875,000	2.9%	2
09/01/23	6443 Upper Lake Circle	2+3+0	1997	1490	\$359,000	\$360,000	0.3%	4
09/01/23	5611 Saint Andrews Drive	3+2+1	1996	2582	\$524,900	\$544,500	3.6%	2
08/29/23	5210 Leydorf Lane	5+3+1	2005	3011	\$649,900	\$640,000	-1.5%	61
08/29/23	6222 Sawgrass Way	4+2+1	1992	2662	\$600,000	\$620,000	3.2%	3
08/28/23	5750 Cali Glen Lane	4+2+1	2002	2856	\$550,000	\$545,000	-0.9%	18
08/25/23	6954 Pine Valley Lane	4+3+2	1995	3775	\$850,000	\$850,000	0.0%	20
08/22/23	6072 Tournament Drive	3+3+0	2014	2038	\$550,000	\$550,000	0.0%	5
08/17/23	5075 Highland Lakes Avenue	5+4+1	1997	3357	\$725,000	\$780,000	7.1%	2
08/16/23	6533 Upper Lake Circle	3+3+1	1994	2038	\$389,900	\$375,000	-4.0%	97
08/15/23	5705 Saint George Avenue	5+3+1	1999	2537	\$584,900	\$600,000	2.5%	10
08/15/23	6780 Temperance Point Street	4+3+1	1990	3831	\$859,900	\$859,900	0.0%	5
08/14/23	6839 Peachtree Circle	3+2+0	1994	1836	\$435,000	\$407,000	-6.9%	8
08/07/23	4755 Royal Birkdale Drive	4+3+0	2015	2280	\$675,000	\$723,838	6.7%	3
08/02/23	6555 Upper Lake Circle	3+2+1	1994	2038	\$399,900	\$390,000	-2.5%	43
08/01/23	5815 Crystal Court	4+3+1	1998	2788	\$599,900	\$610,000	1.7%	3
07/31/23	7156 Cypress Drive	4+2+1	1997	2220	\$475,000	\$460,000	-3.3%	27
07/27/23	6074 Congressional Drive	4+2+1	2001	2373	\$515,000	\$517,500	0.5%	4
07/24/23	5808 Victoria Court	3+3+0	1997	2106	\$530,000	\$555,000	4.5%	4
07/18/23	4720 Royal Birkdale Drive	4+2+2	2016	3535	\$739,900	\$739,900	0.0%	8
07/12/23	6151 Deems Drive	4+3+0	2018	2132	\$659,000	\$665,000	0.9%	2
07/05/23	5336 Langwell Drive	3+3+0	2012	2278	\$569,000	\$540,000	-5.4%	13

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

5 Active Listings
27 Sold from 7/1/23-10/1/23 (past 3 months)

9 Homes Selling per Month
0.6 Month Supply of Inventory