



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 **Medallion** has gone down 6% from \$650,623 to \$609,988.

TIME ON THE MARKET

Compared to one year ago, homes in this neighborhood are spending 42% more days on the market (up from 12 to 17).

SALES VOLUME

Over the past 12 months, 17 homes have sold in Medallion which is 9 less than the number of homes sold during the same time period last year with a 35% decrease.

VALUATION

Overall, there has been a significant increase in valuation, with price per square foot rising 8% - from \$217.63 to \$236.00.

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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SOLD DATE	ADDRESS	BEDROOMS + FULL + HALF BATH	YEAR BUILT	SQ FT	LIST PRICE	SOLD PRICE	DIFF LIST VS. SOLD PRICE	DAYS ON MARKET
09/15/23	7825 Linksview Circle	2+3+1	1998	1696	\$399,900	\$390,000	-2.5%	124
08/30/23	8228 Snead Way	2+2+1	2002	2090	\$450,000	\$450,000	0.0%	1
08/10/23	5544 Little Leaf Lane	4+3+1	2004	2697	\$719,000	\$719,000	0.0%	4
07/28/23	5553 Little Leaf Lane	3+2+2	2001	2725	\$724,900	\$724,900	0.0%	17
07/24/23	5416 Club Drive	3+3+1	1999	2332	\$550,000	\$576,000	4.5%	2
07/14/23	5025 Medallion Drive W	4+3+1	2001	2776	\$589,900	\$580,000	-1.7%	13
07/06/23	5656 Medallion Drive E	5+5+1	1995	4046	\$1,070,000	\$1,130,000	5.3%	3
06/10/23	8191 Julian Drive	2+3+1	2002	2090	\$456,700	\$455,000	-0.4%	9
05/05/23	5044 Medallion Drive W	4+3+1	1998	2830	\$599,900	\$650,000	7.7%	2
05/05/23	8796 Lindsey Court	5+4+1	2007	4251	\$995,000	\$1,005,000	1.0%	3
04/19/23	5519 Medallion Drive W	4+3+1	2003	3516	\$649,900	\$660,000	1.5%	6
04/13/23	7795 Linksview Circle	2+3+0	1998	1558	\$389,900	\$382,000	-2.1%	54
03/23/23	8153 Rookery Way	3+3+1	1995	2843	\$699,900	\$699,900	0.0%	3
01/10/23	7910 Linksview Circle	3+3+1	1999	1696	\$439,900	\$440,000	0.0%	9
01/06/23	5501 Duvall Drive	3+3+1	2002	2226	\$460,000	\$470,000	2.1%	2
11/21/22	7838 Linksview Circle	3+3+1	1998	1696	\$424,900	\$425,000	0.0%	29
10/14/22	5787 Medallion Drive W	4+4+1	2000	3528	\$750,000	\$758,075	1.1%	3

This Month In Numbers:

(if no new listings enter the market)

0 Active Listings

17 Sold from 10/1/22-10/1/23 (past 12 months)

1.42 Homes Selling per Month

0 Month Supply of Inventory