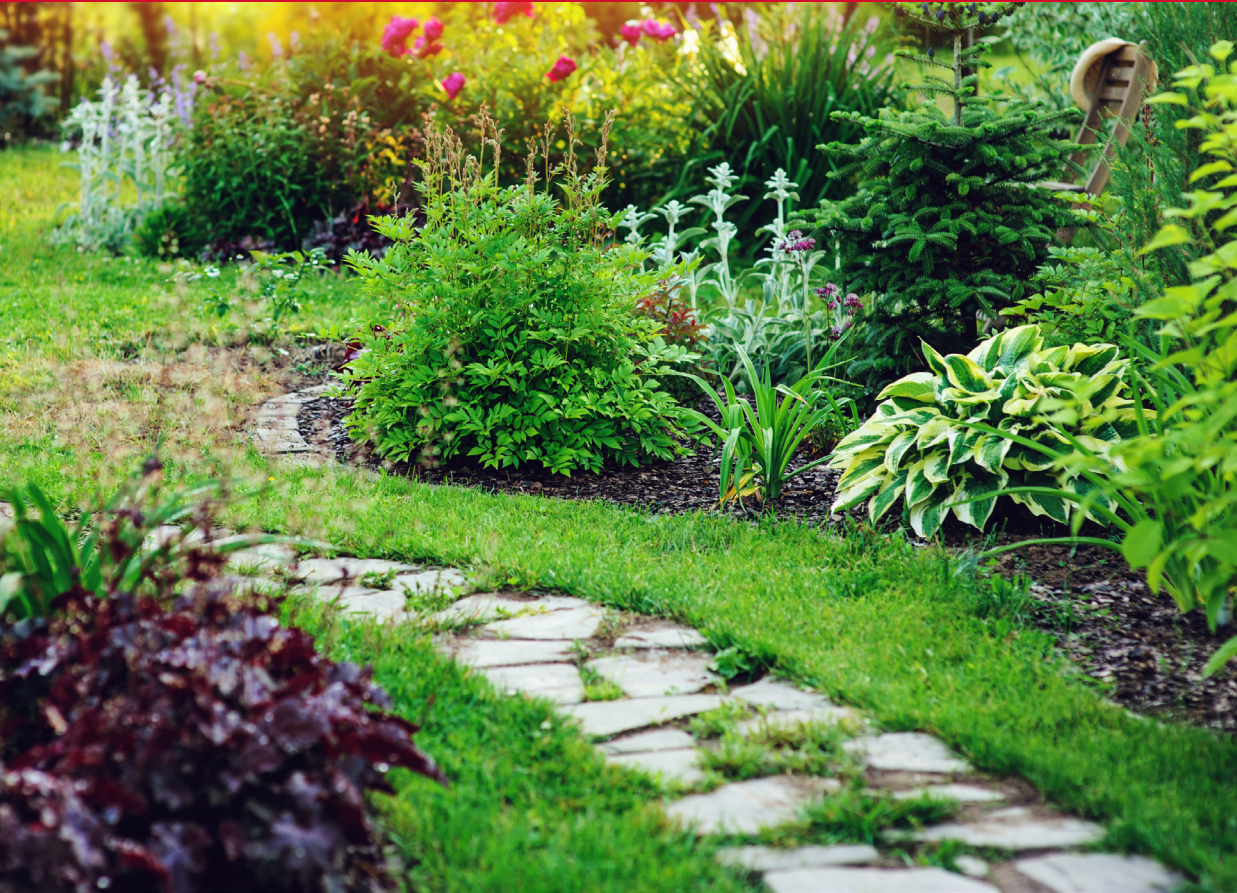


We specialize in helping our clients through life's biggest decisions. Whether buying or selling, we rely on a team of true area and market experts, as well as support staff to make the whole process seamless. Together, our clients expect more - and we deliver it for them.



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



614.855.8700
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'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 the **New Albany Country Club, The Reserve and Hawksmoor** from one year ago was \$927,318 and has increased 3% to \$953,597.

TIME ON THE MARKET

Compared to one year ago, homes in the New Albany Country Club, The Reserve and Hawksmoor are spending 28% less time on the market (down from 54 to 39).

SALES VOLUME

Over the past 3 months, 30 homes have sold in these neighborhoods which is 5 more than in 2020 and a 20% increase.

VALUATION

Overall, there has been a significant gain in valuation with price per square foot rising 10% - from \$213.14 to \$233.42.

SUPPLY & DEMAND IN CENTRAL OHIO

Over \$1M

We are seeing a seller's market in this price range with 79 active homes and 129 homes selling in the last 6 months leaving us with 3.5 months of inventory.

Between \$500K and \$1M

We are seeing an unprecedented sellers market in this price range with 325 active homes and 1,034 homes selling in the last 6 months leaving us with about 1.8 months of inventory.

Under \$500K

We are seeing an unprecedented seller's market in this price range with 1,324 active homes and 11,975 homes selling in the last 6 months leaving us with approximately 19 days of inventory.

Sold By The Raines Group



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 NACC. 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
05/28/21	7205 Bulrush Court	3+3+2	2013	3888	\$799,900	\$785,000	-1.9%	12
05/28/21	10 Edge Of Woods	4+4+2	1993	6604	\$1,490,000	\$1,330,000	-12.0%	17
05/28/21	7845 Calverton Square	6+4+2	1998	3352	\$850,000	\$885,000	4.0%	3
05/28/21	7676 Sutton Place	5+4+1	2000	3781	\$879,000	\$840,000	-4.6%	13
05/28/21	27 Pickett Place	3+4+1	2000	2827	\$695,000	\$765,000	9.2%	2
05/26/21	4536 Ashton Green	3+3+2	1994	3152	\$779,000	\$825,000	5.6%	2
05/24/21	4285 Brompton Court	5+5+1	2002	4316	\$1,100,000	\$1,011,000	-8.8%	5
05/21/21	4033 Prince George Lane	5+3+1	1992	2755	\$749,900	\$810,000	7.4%	5
05/12/21	4102 Stannage Close	5+5+1	2006	4300	\$1,100,000	\$1,100,000	0.0%	61
05/07/21	20 Keswick Drive	4+3+1	2005	2944	\$714,900	\$715,000	0.0%	26
05/07/21	5065 Yantis Drive	5+5+2	2006	5594	\$1,599,000	\$1,495,000	-7.0%	19
05/05/21	7640 Brandon Road	5+5+2	2001	8232	\$1,175,000	\$1,175,000	0.0%	1
05/03/21	7465 Lambton Park Road	4+4+1	1997	5080	\$975,000	\$995,000	2.0%	2
04/30/21	12 Richmond Square	2+2+2	2016	2496	\$559,000	\$525,000	-6.5%	250
04/29/21	4036 Sedgwick Drive	5+4+1	2013	3202	\$749,900	\$787,500	4.8%	4
04/29/21	4469 Ackerly Farm Road	5+4+1	1998	3793	\$799,900	\$830,000	3.6%	1
04/23/21	7870 Ackerly Loop	4+5+1	2011	3036	\$995,000	\$995,000	0.0%	2
04/16/21	7018 Hanbys Loop	5+4+1	2020	4594	\$1,445,000	\$1,410,000	-2.5%	383
04/16/21	7251 Waterston	5+5+2	2006	5481	\$1,299,000	\$1,275,000	-1.9%	193
04/15/21	5928 Lower Brema Lane	3+3+1	1994	2314	\$550,000	\$565,000	2.7%	3
04/15/21	4688 Cavendish Court	4+4+1	1994	3587	\$750,000	\$735,000	-2.0%	9
04/09/21	4007 Chelsea Green E	5+4+2	2013	3527	\$729,900	\$745,000	2.0%	2
04/09/21	3980 Baughman Grant	5+5+1	1998	4649	\$1,399,000	\$1,380,000	-1.4%	1
03/31/21	4036 Chelsea Green E	5+5+1	2011	4979	\$825,000	\$835,000	1.2%	2
03/26/21	7831 Straits Lane	4+3+1	2017	3574	\$699,500	\$710,500	1.5%	2
03/11/21	7239 Waterston	5+5+3	2006	6387	\$1,350,000	\$1,300,000	-3.8%	8
03/05/21	7510 King George	3+2+2	1995	3405	\$625,000	\$595,000	-5.0%	130
03/05/21	4010 James River Road	4+3+1	1993	3180	\$725,000	\$742,500	2.4%	1
03/03/21	4065 Holkham	4+4+1	2011	4644	\$850,000	\$850,000	0.0%	1
03/01/21	4376 Riverway Court	5+6+1	1993	4700	\$1,350,000	\$1,350,000	0.0%	8

This Month In Numbers:

(if no new listings enter the market)

7 Active Listings

30 Sold from 3/1/21 - 6/1/21 (past 3 months)

10 Homes Selling per Month

0.7 Month Supply of Inventory