

# Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY SOUTHERN INDIANA REALTORS® ASSOCIATION



## Clark County

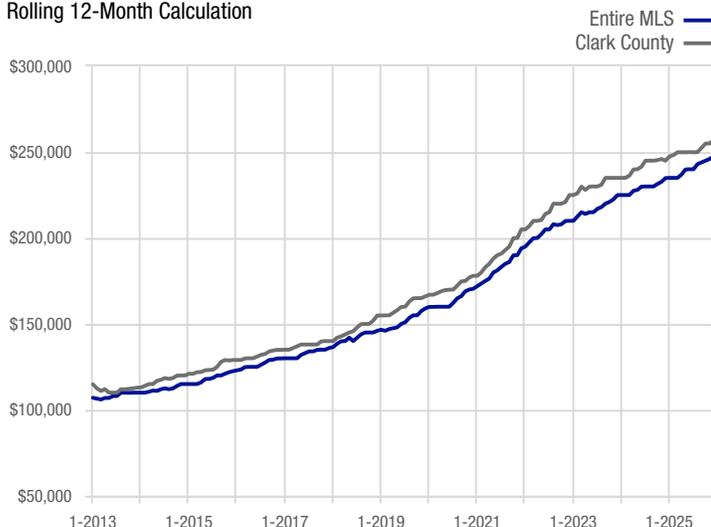
Resale Key Metrics	December			Year to Date		
	2024	2025	% Change	Thru 12-2024	Thru 12-2025	% Change
New Listings	91	<b>103</b>	+ 13.2%	1,707	<b>1,812</b>	+ 6.2%
Pending Sales	92	<b>74</b>	- 19.6%	1,447	<b>1,513</b>	+ 4.6%
Closed Sales	111	<b>134</b>	+ 20.7%	1,460	<b>1,500</b>	+ 2.7%
Days on Market Until Sale	67	<b>73</b>	+ 9.0%	61	<b>66</b>	+ 8.2%
Median Sales Price*	\$225,000	<b>\$250,750</b>	+ 11.4%	<b>\$245,000</b>	<b>\$257,000</b>	+ 4.9%
Average Sales Price*	\$257,101	<b>\$284,670</b>	+ 10.7%	<b>\$270,263</b>	<b>\$285,142</b>	+ 5.5%
Percent of Original List Price Received*	95.3%	<b>95.5%</b>	+ 0.2%	96.6%	<b>96.9%</b>	+ 0.3%
Inventory of Homes for Sale	229	<b>290</b>	+ 26.6%	—	—	—
Months Supply of Inventory	1.9	<b>2.3</b>	+ 21.1%	—	—	—

New Construction Key Metrics	December			Year to Date		
	2024	2025	% Change	Thru 12-2024	Thru 12-2025	% Change
New Listings	38	<b>59</b>	+ 55.3%	632	<b>701</b>	+ 10.9%
Pending Sales	34	<b>45</b>	+ 32.4%	544	<b>552</b>	+ 1.5%
Closed Sales	49	<b>58</b>	+ 18.4%	541	<b>542</b>	+ 0.2%
Days on Market Until Sale	115	<b>125</b>	+ 8.7%	125	<b>119</b>	- 4.8%
Median Sales Price*	\$299,900	<b>\$270,900</b>	- 9.7%	\$291,635	<b>\$307,900</b>	+ 5.6%
Average Sales Price*	\$329,668	<b>\$303,668</b>	- 7.9%	\$316,061	<b>\$334,911</b>	+ 6.0%
Percent of Original List Price Received*	97.6%	<b>96.6%</b>	- 1.0%	98.8%	<b>98.8%</b>	0.0%
Inventory of Homes for Sale	143	<b>206</b>	+ 44.1%	—	—	—
Months Supply of Inventory	3.2	<b>4.5</b>	+ 40.6%	—	—	—

\* 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.

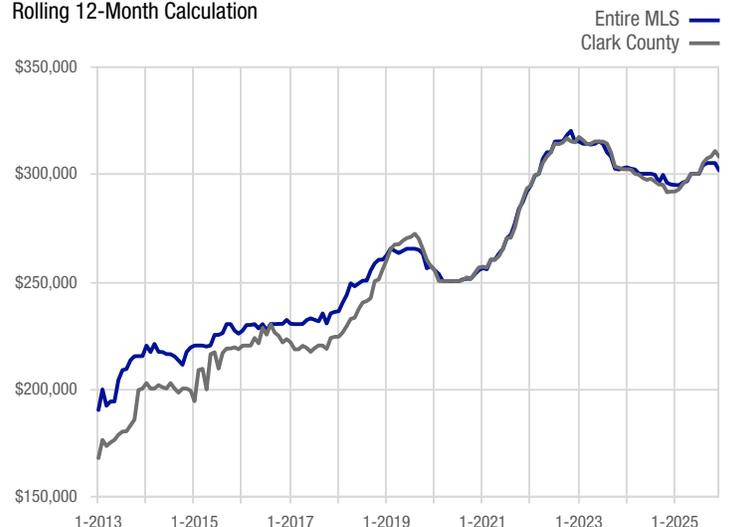
### Median Sales Price - Resale

Rolling 12-Month Calculation



### Median Sales Price - New Construction

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.