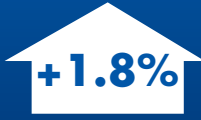


NEW ALBANY

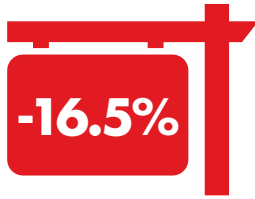
MEDIAN RESIDENTIAL SALE PRICE

April **2016** April **2017**
\$154,900 \$157,750



NEW LISTINGS

APRIL 2017:
137



CLOSED SALES

APRIL 2016:
102
APRIL 2017:
102



TYPICAL BUYER PROFILE



Buyers with families

Source: Opinion of local RE/MAX Brokers

INVENTORY



SELLERS' MARKET



Home prices have climbed faster in the New Albany area over the last two years than the state average. The first quarter of 2017 saw sales prices remaining steady and inventory down.

New bridges over the Ohio River, a good job market in southern Indiana and the affordability the area offers are all drawing new residents from Kentucky particularly buyers with families. Some of the most sought after communities are Jeffersonville, Floyds Knobs and Sellersburg.

Due to the low inventory, anyone purchasing a home in the New Albany area will have to act fast and be prepared to make an offer on the same day as a showing.

TIPS & TRENDS:

More Kentuckians may consider buying in southern Indiana. Metropolitan Louisville is also experiencing extremely low-inventory with the median sales prices roughly \$20,000 higher than in New Albany.

More millennials may also be drawn to the area. A recent survey by Zillow showed 47% of millennial homeowners bought in suburban areas due to the lower cost of living.

Housing data provided by Indiana Association of REALTORS® and represent Floyd County.