



MAY

Louisville Real Estate Report

Home sales in Greater Louisville declined in April while sale prices were up compared to a year ago. Total sales decreased 33.6% from 1618 in April 2022 to 1075 in April 2023. The average home sale price was \$304,168, up 2.2% from \$297,656 in April 2022.

down



APRIL REVIEW

Homes Sold

2023 | 1,075
2022 | 1,618

APRIL REVIEW

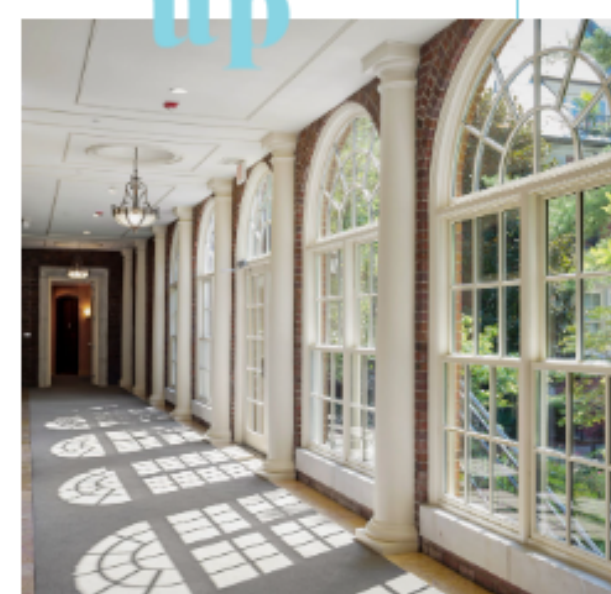
Average Sales Price

2023 | \$304,168
2022 | \$297,656

up



up



APRIL REVIEW

Average DOM

Days on Market
2023 | 30
2022 | 18

down

APRIL REVIEW

New Listings

2023 | 1,549
2022 | 1,983



Information is deemed to be reliable but is not guaranteed. MLS. All areas

Client Spotlight

As a real estate professional, I have the privilege of working with individuals and families who are embarking on new adventures, whether they are local residents or those relocating to our vibrant city. One such heartwarming story is that of Chip and Karen, a delightful couple who embraced an exciting new chapter in their lives. After spending over 28 years in their peaceful Towanda, Kansas home, they felt the time was right for a change. They bid farewell to the serene countryside and set their sights on Louisville.

Chip and Karen's decision to move was entirely fueled by a strong desire to be closer to family - namely, their son Jeff, daughter-in-law Morgan, and beloved granddaughter, Abigail. They longed to be an active part of their lives, and with Abigail's teenage years approaching, they were determined not to miss out on any milestones or precious moments. It was this deep bond and love for family that propelled them forward in their pursuit of a new home.

In their inviting St. Matthews space, every corner holds treasured memories. Abigail wasted no time claiming her spot on the couch, where lively family game nights fill the room with laughter and friendly competition. Their furry companions, Sam the dog and Lucy the cat, joyfully join in on the fun, wagging tails and purring contently. And when it comes to the kitchen, Grandpa Chip's culinary skills have become legendary! From his finger-licking ribs prepared on the back deck - to his mouthwatering breakfast creations after Abigail's sleepovers, each bite brings pure delight for their precious granddaughter.



In addition to spending time with family, Chip loves to do puzzles and will sit in their brightly lit sunroom for hours at a time working on them. Karen, on the other hand, finds solace in her favorite books and can be found curled up in their living room, engrossed in captivating stories.

Lastly, though they are miles away from their previous home, Chip and Karen remain true to their sports allegiances. As loyal Kansas City Chiefs fans, they cheered loudly as their favorite team clinched the Super Bowl championship. When it comes to the local college basketball scene, their hearts remain loyal to their Kansas Jayhawks. While Chip doesn't (outwardly) root against the Louisville Cardinals unless they're playing Kansas, when it comes to Kentucky - well, let's just say... even Lucy the cat can't find it in her feline heart to muster up any cheers!

Chip, Karen, and their family eagerly look forward to the upcoming Memorial Day weekend, a special time for them to gather and create new cherished memories in their home. It's a moment that will mark another milestone, allowing them to reflect on the wonderful experiences they've had since making their move.

If you or someone you know is considering a real estate journey, whether it's finding a new home or selling an existing one, I would be honored to assist you. With my knowledge, expertise, and dedication, I can guide you through every step of the process.

Have a safe and Happy Memorial Day weekend!



WHAT YOU GET IN LOUISVILLE

\$520,000 - \$570,000

A look at how much house you get for your money in three different zip codes

40220

8700 Wooded Trail Court

3 bedrooms
3 bathrooms
2,147 square feet
sold for \$523,400

\$243.78 PPSF



40204

966 Cherokee Road, No. 305

2 bedrooms
2.5 bathrooms
2,066 square feet
sold for \$555,000

\$268.64 PPSF



40206

2236 Sycamore Avenue

4 bedrooms
3.5 bathrooms
2,418 square feet
sold for \$565,000

\$233.66 PPSF



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