

NEWSLETTER

LOVELACE REALTY GROUP

MONTHLY MARKET BRIEF | VOLUME THREE



MEET YOUR BROKER

Lovelace Realty Group is a Columbus-based brokerage led by **Jacqueline Lovelace**, Principal Broker.

We are committed to guiding buyers and sellers with integrity, education, and local expertise—ensuring every client can move forward with clarity and confidence.



INSIDE THIS MONTH'S NEWSLETTER

This month's newsletter provides a timely overview of the Central Ohio real estate market and highlights important insights for both buyers and sellers.

Inside, you'll find market updates, practical real estate guidance, community highlights, and information designed to help you stay informed throughout your homeownership journey. Whether you're planning a move or simply keeping an eye on the market, we're here to keep you connected and informed.





MARKET SNAPSHOT & WHAT IT MEANS

The Central Ohio housing market continues to show steady activity as we move into the summer season. Inventory levels have improved, providing buyers with more options while home values remain supported by ongoing demand throughout the region.

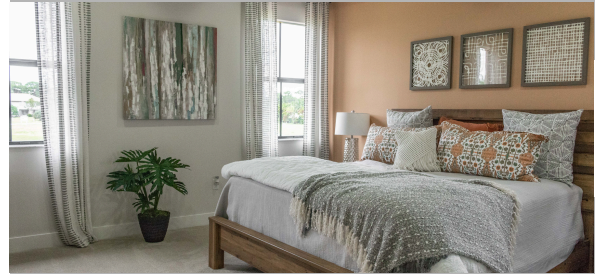
Whether you're considering buying, selling, or simply staying informed, understanding current market conditions can help you make confident real estate decisions. Partnering with an experienced professional ensures you have the guidance needed to navigate today's market successfully.



GUIDANCE FOR BUYERS

With more homes becoming available, buyers have greater flexibility and opportunity in their home search. Taking the time to understand your budget, secure financing, and identify your priorities can help position you for success when the right property comes along.

Staying informed and working with a knowledgeable real estate professional can make the buying process smoother and more rewarding.



GUIDANCE FOR SELLERS

Today's market continues to reward sellers who focus on preparation and strategy. Proper pricing, strong marketing, and thoughtful presentation remain key factors in attracting qualified buyers and maximizing value.

Homes that are move-in ready and competitively positioned continue to perform well, helping sellers achieve their goals with confidence.



MARKET FACTS

BUYER

Buyers are continuing to benefit from increased inventory across Central Ohio, creating more opportunities and choices than we've seen in recent years. While affordability and interest rates remain important factors, prepared buyers are finding success by staying informed and ready to act when the right home becomes available.

Working with a trusted real estate professional can help buyers navigate the market confidently and make informed decisions every step of the way.

SELLER

Sellers remain in a favorable position as buyer demand continues throughout the region. However, today's buyers are placing greater emphasis on pricing, condition, and overall presentation, making preparation more important than ever.

Homes that are well-maintained, properly marketed, and competitively priced continue to attract strong interest and achieve successful results.



RECENT DATA

COLUMBUS, Ohio (June 10, 2026) — Closed sales climbed 7.8% year over year in May, and inventory continued to expand, rising 8.2% compared to the same period last year, according to the latest housing statistics from the Columbus & Central Ohio Regional Multiple Listing Service.

Total inventory reached 5,223 single-family homes and condominiums across the region, representing a 2.0-month supply. A balanced housing market would require enough homes to support 4–6 months of sales, or approximately 8,000–10,000 units.

“The jump in sales this May is a strong signal that central Ohio buyers are active and ready,” said Columbus REALTORS® President Gloria Alonso Cannon. “As we head into the heart of summer selling season, this momentum is exactly what we want to see. The market is moving, and that's great news for buyers and sellers.”

May saw 4,044 new listings enter the market, a 1.4% increase compared to May 2025. The median sales price rose 4.3% to \$350,000. Homes spent an average of 29 days on the market in May, a one-day increase over last May.

Single-family home sales led the charge with 2,618 closings in May, up 7.2% from a year ago, while the condo market posted an impressive 12.0% increase with 439 sales. Year to date, the region has recorded 10,995 total closed sales, a 1.5% increase over the first five months of 2025.

In the local market spotlight, the Olentangy Local School District once again proved to be one of the region's most active markets, recording 169 closings in May, a 25.2% increase over last year. The median sales price in Olentangy LSD reached \$587,000, reflecting a 3.3% year-over-year gain. Meanwhile, Union County stood out as one of the strongest performers by volume growth, posting a 34.1% increase in closed sales with 118 transactions and a median sales price of \$487,500. On the affordability end of the spectrum, Marion County remains the region's most accessible market, where buyers closed on 79 homes at a median sales price of \$212,500.

About Columbus REALTORS® Columbus REALTORS® represent nearly 10,000 real estate professionals across Central Ohio and serve as the voice for real estate and property ownership in the region.

The Columbus & Central Ohio Regional Multiple Listing Service (MLS) serves all of Franklin, Delaware, Fairfield, Fayette, Hocking, Licking, Madison, Marion, Morrow, Perry, Pickaway, and Union Counties, and parts of Athens, Champaign, Clark, Clinton, Knox, Logan, Muskingum, and Ross counties. It is a wholly owned subsidiary of Columbus REALTORS®.

For media inquiries, please contact Craig Hicks, Senior Director of Communication & Engagement at Columbus REALTORS®.



Buying or selling a home?

LET'S WORK
TOGETHER!

At Lovelace Realty Group, we are committed to helping buyers, sellers, and investors navigate the real estate process with confidence. Our team focuses on personalized service, local market knowledge, and clear communication to ensure every client feels supported from start to finish. Whether you are purchasing your first home, selling a property, or exploring new opportunities, we are here to help guide you every step of the way.







Jacqueline Lovelace

REAL ESTATE BROKER

As Principal Broker of Lovelace Realty Group, Jacqueline Lovelace is dedicated to helping clients navigate the real estate process with confidence and clarity. Known for her professionalism, strong communication, and commitment to personalized service, she works closely with buyers, sellers, and investors to help them achieve their goals while creating a smooth and supportive experience from beginning to end.

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WHAT OUR CLIENTS ARE SAYING

— G.R.

★★★★★

"I CANNOT THANK JACQUELINE LOVELACE ENOUGH FOR SELLING MY CONDO. EVEN THROUGH UNEXPECTED CHALLENGES, SHE STAYED COMMITTED UNTIL THE VERY END AND WENT FAR BEYOND WHAT I EXPECTED. IF YOU'RE READY TO BUY OR SELL, CALL JACKIE FIRST."

— T.S.

★★★★★

"JACKIE HANDLED THE SALE OF MY OHIO HOME WITH PROFESSIONALISM AND EASE. COMMUNICATION WAS OUTSTANDING, AND THE ENTIRE PROCESS WAS SMOOTH, EFFICIENT, AND SUCCESSFUL. HIGHLY RECOMMENDED."

— S.W.

★★★★★

"IF YOU WANT A REALTOR WHO IS KNOWLEDGEABLE, PROFESSIONAL, AND COMPASSIONATE, JACKIE IS THE ONE. HER EXPERTISE AND GUIDANCE MADE THE ENTIRE PROCESS SEAMLESS. I WOULD ABSOLUTELY WORK WITH HER AGAIN."

— T.W.

★★★★★

"THE SWEETEST AND MOST PATIENT REALTOR I'VE EVER MET. SHE ENCOURAGED ME EVERY STEP OF THE WAY AND MADE MY FIRST HOME-BUYING EXPERIENCE INCREDIBLE. YOU WON'T BE DISAPPOINTED."

— A.H.

★★★★★

"JACKIE HELPED ME FIND MY DREAM HOME AND SUPPORTED ME THROUGH EVERY STEP OF THE JOURNEY. I'M TRULY GRATEFUL FOR HER DEDICATION AND CARE."

**REAL EXPERIENCES FROM BUYERS AND SELLERS WE'VE HAD
THE PRIVILEGE TO SERVE.**



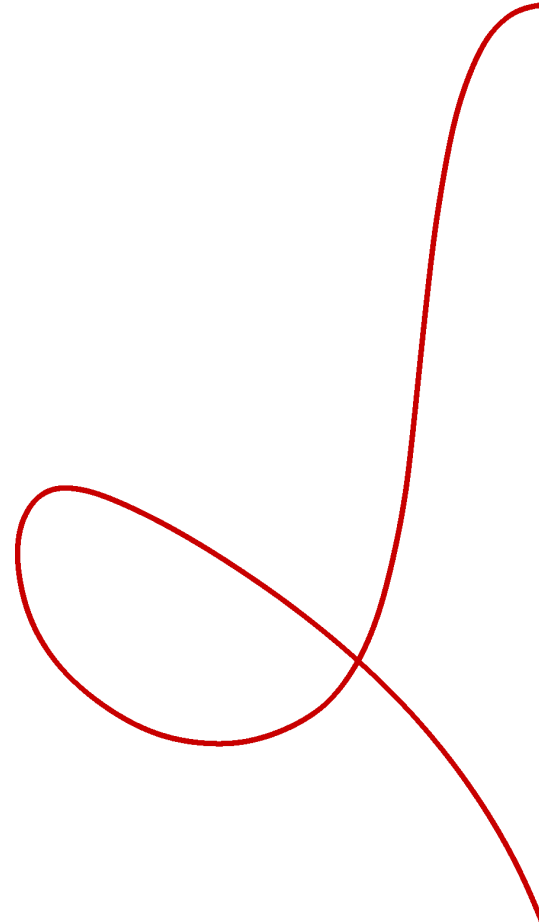
LET'S TALK ABOUT YOUR NEXT MOVE

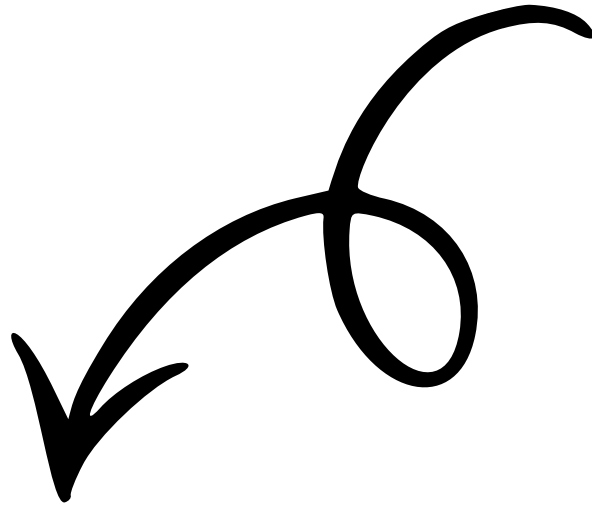
Whether you're thinking about buying, selling, or simply exploring your options, having the right guidance makes all the difference. At Lovelace Realty Group, we're here to answer questions, provide clarity, and help you move forward with confidence — whenever the timing feels right for you.

Jacqueline Lovelace
Principal Broker

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PODCAST ALERT



HOME SWEET HOME

TUNE IN EVERY SATURDAY AT NOON

The podcast that believes home is more than real estate; it's a sanctuary, a place of peace, and where God dwells.

www.thewaveofpraiseradio.com