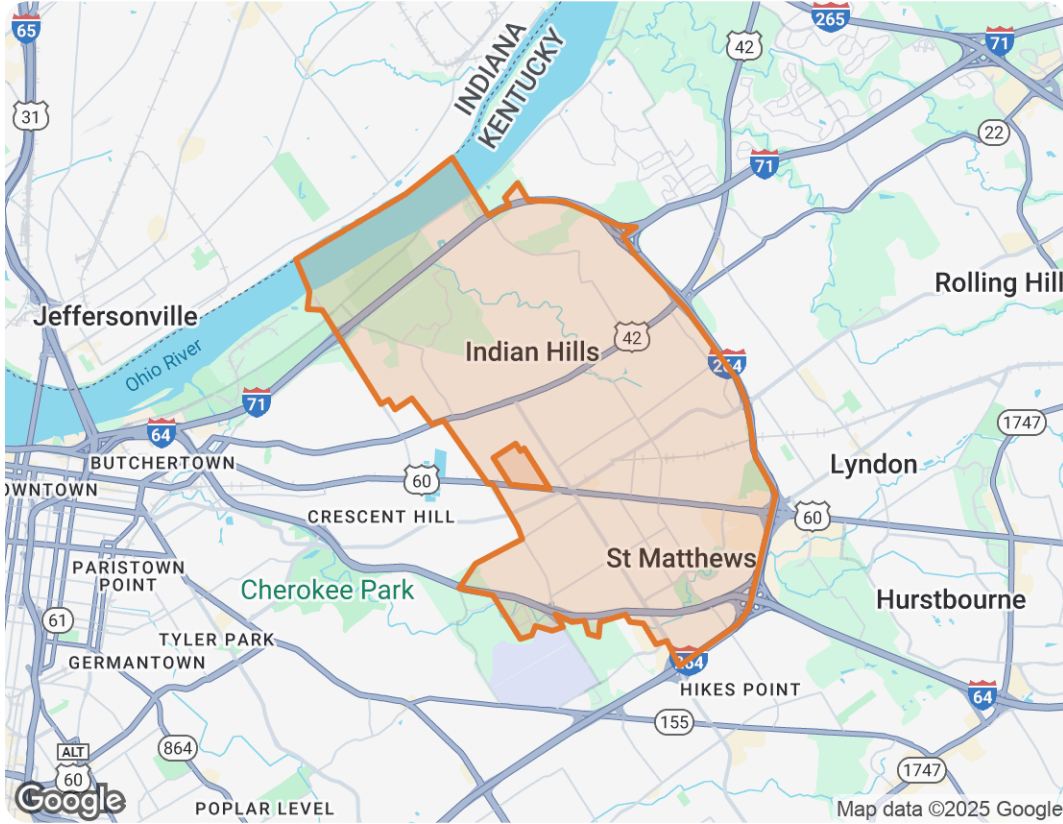


Louisville, KY 40207



Pat Brotzge

Broker - Owner

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Market Trends

Market Trends for Louisville, KY 40207

Single Family + Condo/Townhouse/Apt.

February 2025

Market Type

Seller's Market

Balanced Market

Buyer's Market

Key Details

Months of Inventory

1.24

↓ 24.85% MoM

Sold to List Price %

97.7%

↓ 0.08% MoM

Median Days in RPR

50

↑ 2.04% MoM

Median Sold Price

\$507,500

↑ 30.13% MoM

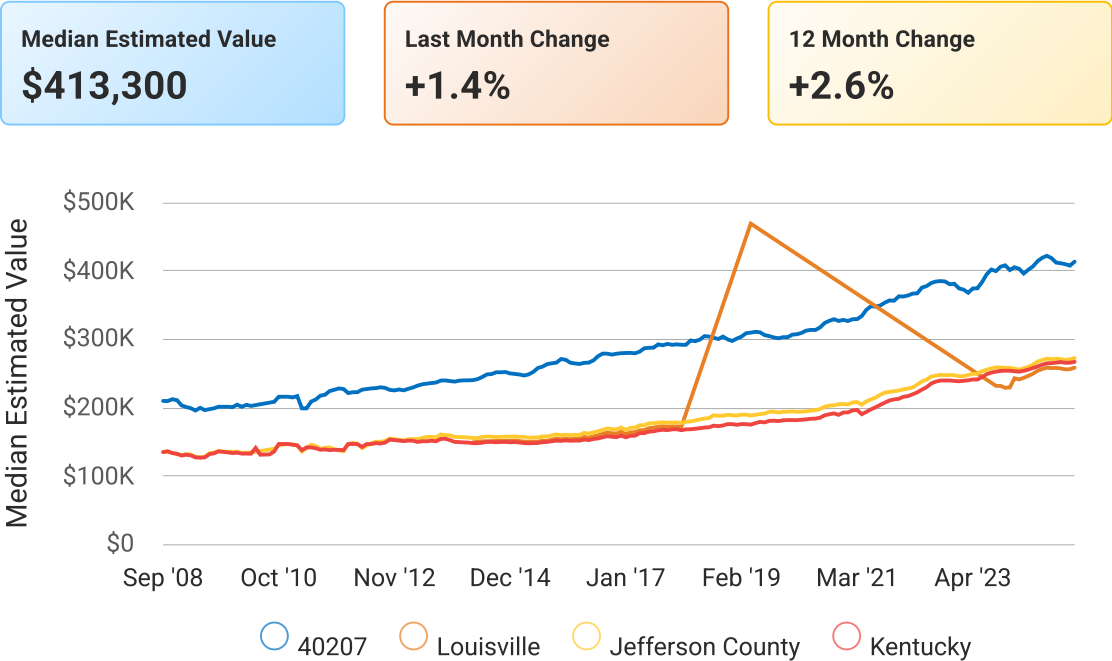
February 2025 Median Estimated Property Value

Single Family + Condo/Townhouse/Apt.

This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Source: Public records, and MLS sources where licensed

Update Frequency: Monthly





Louisville, KY 40207

February 2025 Active Listings

Louisville, KY 40207

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory levels, price points and duration on the market.

Source: Listing sources
Update Frequency: Monthly



February 2025 Sold Listings

Louisville, KY 40207

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between the list price and sold price, which reveals whether buyers are paying over or under the asking price.

Source: Listing sources
Update Frequency: Monthly





Market Snapshot

Value and Price Changes

| | Current | Last Month | Last 3 Months | Last 12 Months | Last 24 Months | Last 36 Months |
|--|-----------------|----------------------|----------------------|----------------------|----------------------|----------------------|
| Median Est. Property Value Last Updated: 2/28/2025 | \$413,300 0% | \$407,510 +1.42% | \$410,940 +0.57% | \$402,960 +2.57% | \$372,440 +10.97% | \$363,910 +13.57% |
| Median Sold Price Last Updated: 2/28/2025 | \$490,000 0% | \$353,000 +38.81% | \$398,900 +22.84% | \$362,500 +35.17% | \$319,110 +53.55% | \$316,500 +54.82% |
| Median List Price Last Updated: 2/28/2025 | \$499,900 0% | \$482,000 +3.71% | \$474,950 +5.25% | \$385,000 +29.84% | \$397,250 +25.84% | \$410,000 +21.93% |

About this Data: Because some brokerages may choose not to include their MLS listing content within the RPR platform, the analysis contained in this report may not have been created using all the available listing data within this geographical market.

Median estimated property values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The Metrics displayed here reflect **All Residential Single Family, Condo, Townhouse and Apartment properties** data.

Market Activity

Market Filters Selected

- Sort Order: Recently updated
- Maximum Properties Per Change Type: 90
- Change Types: New Listings, Pending, Closed, Distressed
- Property Types: Single Family, Condo/Townhouse/Apt, CoOp
- Property Features: Sale Price: Any, Lease Price: Any, Beds: 3+, Baths: 2+, Living Area: Any, Lot Size (acre): Any, Year Built: Any

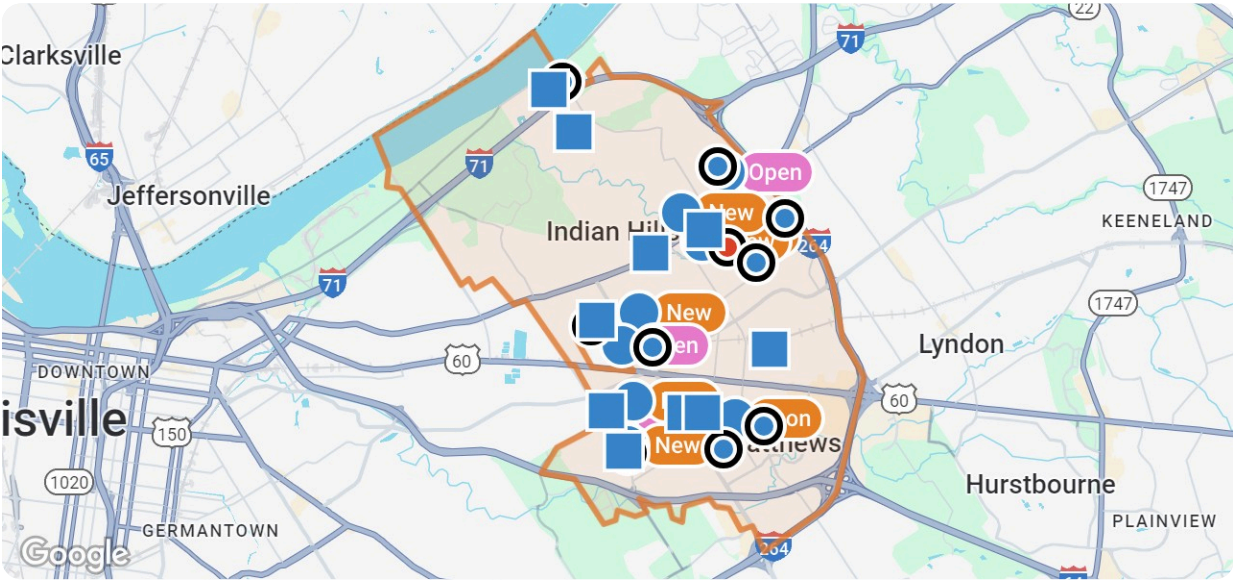


Louisville, KY 40207



Summary

For Sale Activity in the Last 3 Months



- Legend
- For Sale
 - For Sale Pending
 - Distressed Pending
 - Recently Closed

| | New | Pending | Closed |
|-----------------------------------|-------------|-------------|---------------------------|
| Number of Properties | 10 | 10 | 10 |
| Lowest Listing Price / Est.Value | \$469,900 | \$305,000 | \$320,000 |
| Median Listing Price / Est.Value | \$512,450 | \$472,500 | \$450,550 |
| Highest Listing Price / Est.Value | \$750,100 | \$985,000 | \$1,050,000 |
| Average Price / sqft | \$266 | \$239 | \$247 |
| Median Price / sqft | \$274 | \$239 | \$255 |
| Average Days in RPR | 10 | 38 | 83 |
| Median Days in RPR | 3 | 23 | 85 |
| Total Volume | \$5,595,400 | \$5,022,000 | \$5,295,100 |
| Source | Listings | Listings | Public Records & Listings |

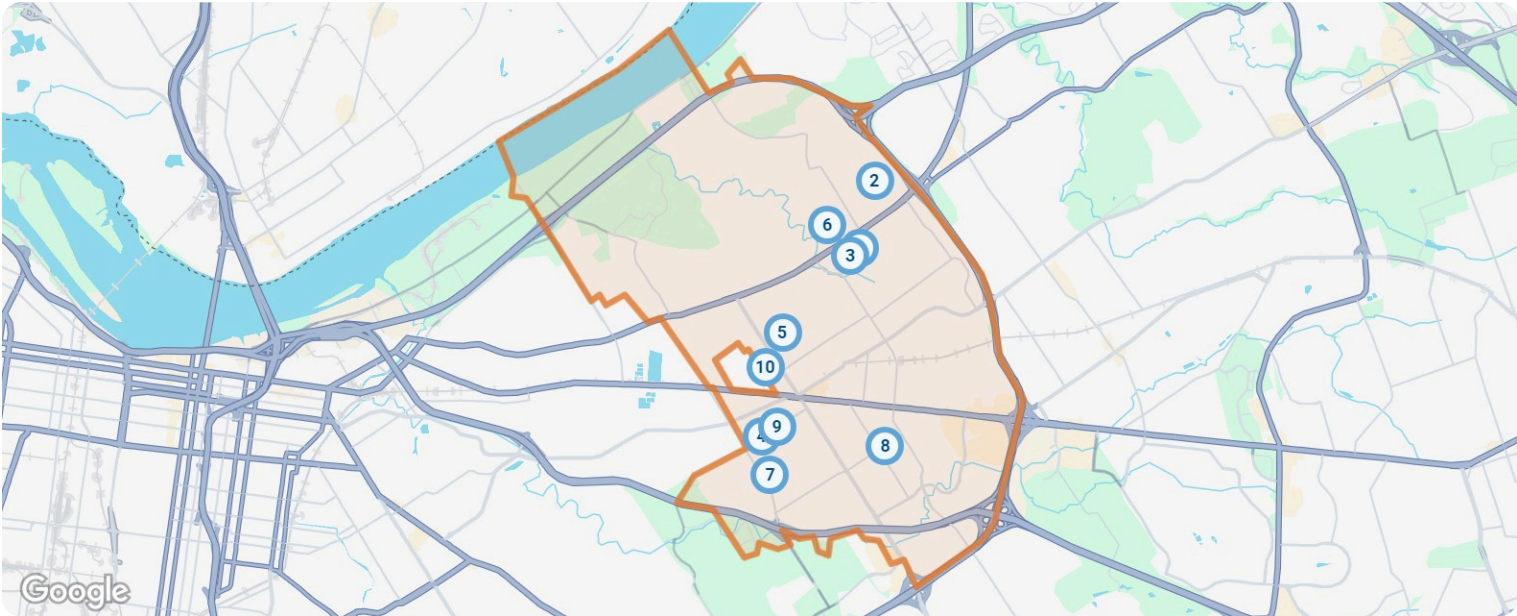





Property Details

New

Source: Listings



| New: 10 properties | | Property Type | Beds / Baths | Living Area (sq ft) | Lot Size | Year Built | List Date / Days in RPR | List Price / \$ Per Sq Ft |
|--------------------|---|----------------------|--------------|---------------------|--------------|------------|-------------------------|---------------------------|
| 1 |  <div>1209 Wellington Pl Windy Hills, KY 40207 MLS ID: 1681809 ● Active / For Sale <i>Listing Courtesy of Semonin REALTORS</i></div> | Condo/Townhouse/Apt. | 3/4 | 2,042 | – | 1979 | 3/13/2025 1 day | \$498,000 \$244/sq ft |
| 2 |  <div>1911 Bainbridge Row Dr Indian Hills, KY 40207 MLS ID: 1681459 ● Active / For Sale <i>Listing Courtesy of RE/MAX Premier Properties</i></div> | Single Family | 4/3 | 2,110 | 10,019 sq ft | 1975 | 3/10/2025 4 days | \$625,000 \$296/sq ft |
| 3 |  <div>5805 Creighton Hill Rd Louisville, KY 40207 MLS ID: 1679392 ● Active / For Sale <i>Listing Courtesy of Rainey, Allen & Shaw REALTORS</i></div> | Condo/Townhouse/Apt. | 3/3 | 2,637 | – | 1979 | 2/6/2025 36 days | \$525,000 \$199/sq ft |
| 4 |  <div>525 Iola Rd Saint Matthews, KY 40207 MLS ID: 1681849 ● Active / For Sale <i>Listing Courtesy of Lenihan Sotheby's International Realty</i></div> | Single Family | 4/4 | 2,740 | 7,405 sq ft | 1941 | 3/14/2025 – days | \$499,900 \$182/sq ft |
| 5 |  <div>3926 Leland Rd Bellewood, KY 40207 MLS ID: 1681672 ● Active / For Sale <i>Listing Courtesy of Rainey, Allen & Shaw REALTORS</i></div> | Single Family | 3/4 | 2,734 | 0.27 acres | 1948 | 3/12/2025 2 days | \$719,000 \$263/sq ft |

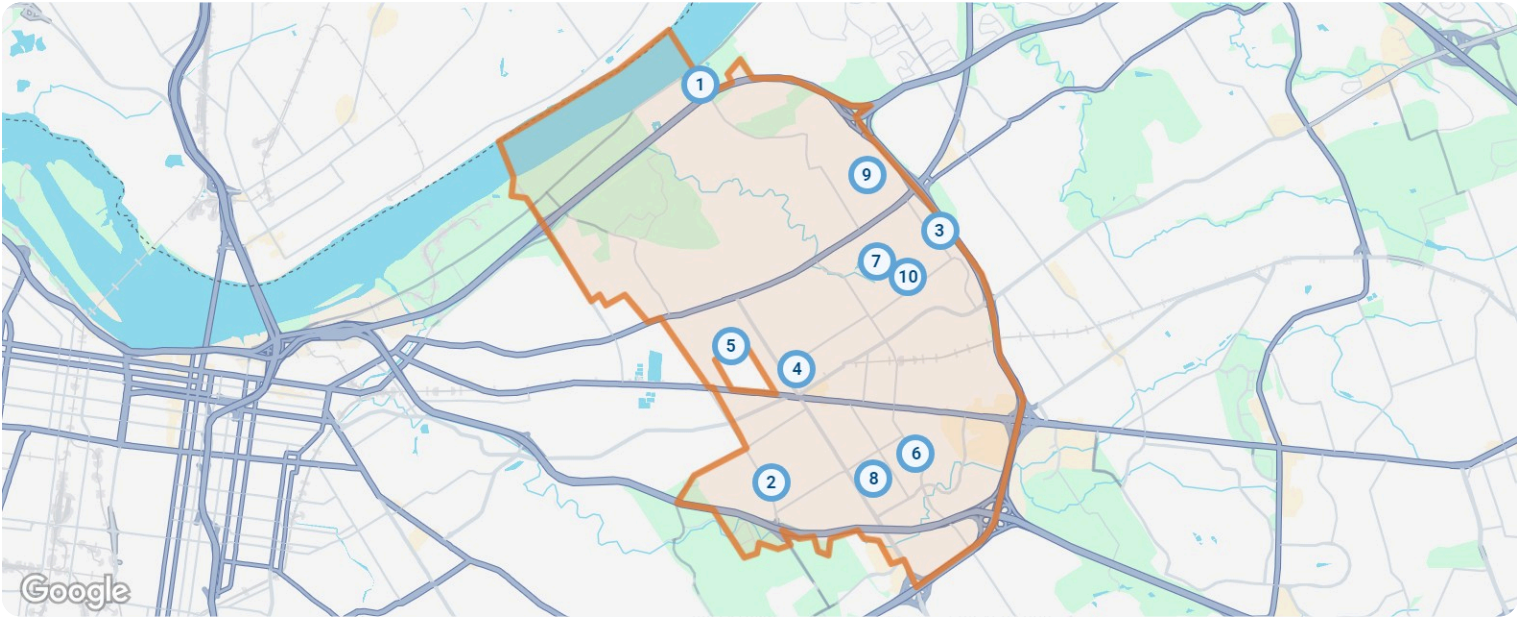




| New: 10 properties | | Property Type | Beds / Baths | Living Area (sq ft) | Lot Size | Year Built | List Date / Days in RPR | List Price / \$ Per Sq Ft |
|--------------------|--|--|---------------|---------------------|----------|-------------|-------------------------|--|
| 6 |  <i>Listing Courtesy of DREAM J P Pirtle REALTORS</i> | 5400 Pueblo Rd Indian Hills, KY 40207 MLS ID: 1680432 ● Active / For Sale | Single Family | 4/4 | 2,482 | 0.29 acres | 1978 | 2/24/2025 18 days \$750,100 \$302/sq ft |
| 7 |  <i>Listing Courtesy of Kittner Real Estate, LLC</i> | 3414 Warner Ave Saint Matthews, KY 40207 MLS ID: 1681856 ● Active / For Sale | Single Family | 3/3 | 1,562 | 5,732 sq ft | 1939 | 3/14/2025 – days \$484,500 \$310/sq ft |
| 8 |  <i>Listing Courtesy of Schuler Bauer Real Estate Services ERA Powered</i> | 4213 Winchester Rd Saint Matthews, KY 40207 MLS ID: 1681384 ● Active / For Sale | Single Family | 4/3 | 2,033 | 5,663 sq ft | 1941 | 3/5/2025 9 days \$489,000 \$241/sq ft |
| 9 |  <i>Listing Courtesy of RE/MAX Premier Properties</i> | 444 Bauer Ave Saint Matthews, KY 40207 MLS ID: 1679756 ● Active / For Sale | Single Family | 3/2 | 1,652 | 7,841 sq ft | 1937 | 2/12/2025 30 days \$469,900 \$284/sq ft |
| 10 |  <i>Listing Courtesy of Garipey Group</i> | 3812 Elmwood Ave Saint Matthews, KY 40207 MLS ID: 1681763 ● Active / For Sale | Single Family | 4/2 | 1,572 | 0.31 acres | 1955 | 3/13/2025 1 day \$535,000 \$340/sq ft |



Pending

Source: Listings



Louisville, KY 40207



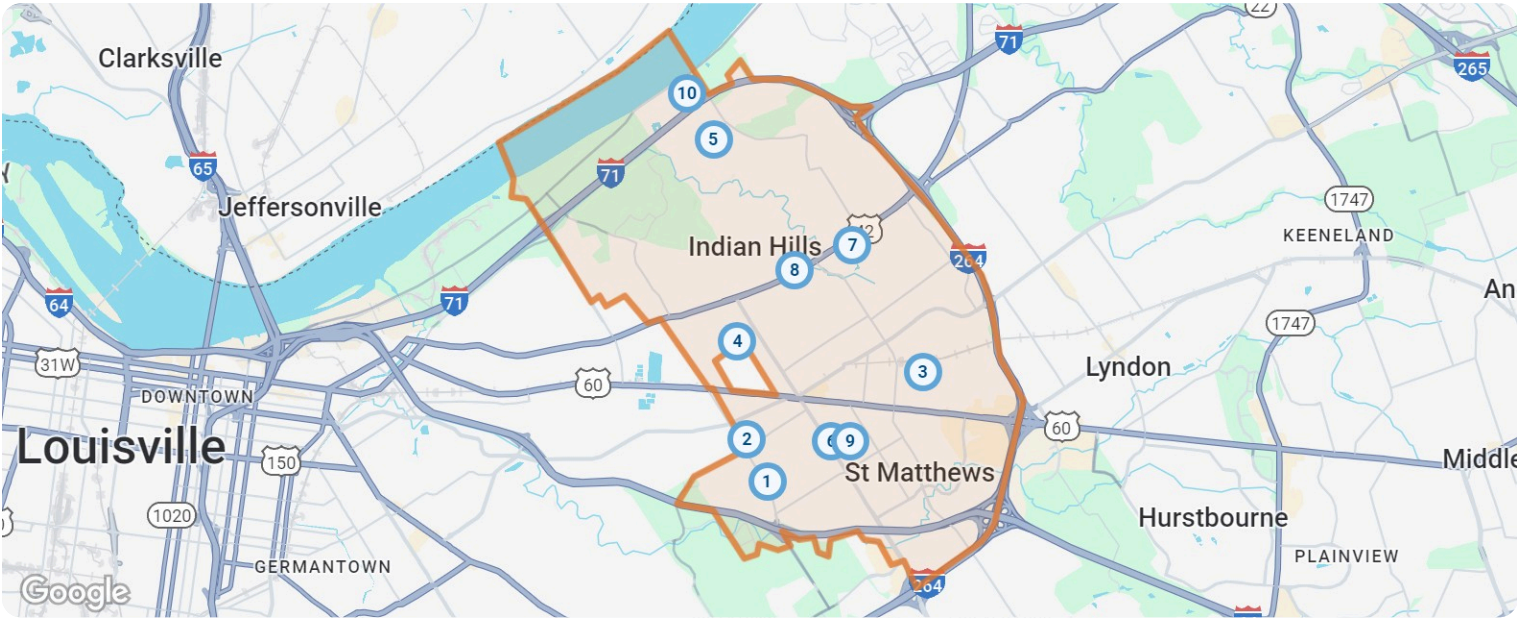
| Pending: 10 properties | | Property Type | Beds / Baths | Living Area (sq ft) | Lot Size / Year Built | List Date | List Price / \$ Per Sq Ft | Pending Date / Days in RPR |
|------------------------|---|---------------|--------------|---------------------|-----------------------|-----------|---------------------------|----------------------------|
| 1 |  <div>908 Blankenbaker Ln Louisville, KY 40207 MLS ID: 1680742 🕒 Pending / For Sale <i>Listing Courtesy of United Real Estate Louisville</i></div> | Single Family | 3/3 | 1,638 | 5,227 sq ft 1989 | 2/28/2025 | \$349,000 \$213/sq ft | 3/11/2025 14 days |
| 2 |  <div>3406 Hycliffe Ave Saint Matthews, KY 40207 MLS ID: 1681563 🕒 Pending / For Sale <i>Listing Courtesy of Family Realty LLC</i></div> | Single Family | 3/3 | 1,634 | 6,970 sq ft 1941 | 3/11/2025 | \$470,000 \$288/sq ft | 3/13/2025 3 days |
| 3 |  <div>6416 Regency Ln Windy Hills, KY 40207 MLS ID: 1680876 🕒 Pending / For Sale <i>Listing Courtesy of Semonin REALTORS</i></div> | Single Family | 4/3 | 2,355 | 0.27 acres 1958 | 3/1/2025 | \$430,000 \$183/sq ft | 3/10/2025 13 days |
| 4 |  <div>102 Wellston Pl Louisville, KY 40207 MLS ID: 1678735 🕒 Pending / For Sale <i>Listing Courtesy of The Agency Louisville</i></div> | Single Family | 4/3 | 2,568 | – 2024 | 1/27/2025 | \$629,000 \$245/sq ft | 3/12/2025 46 days |
| 5 |  <div>202 Coralberry Rd Louisville, KY 40207 MLS ID: 1681309 🕒 Pending / For Sale <i>Listing Courtesy of Kentucky Select Properties</i></div> | Single Family | 5/5 | 3,372 | 0.29 acres 1996 | 3/7/2025 | \$985,000 \$292/sq ft | 3/11/2025 7 days |
| 6 |  <div>323 S Hubbards Ln Saint Matthews, KY 40207 MLS ID: 1679069 🕒 Pending / For Sale <i>Listing Courtesy of Red Edge Realty</i></div> | Single Family | 3/2 | 2,085 | 9,148 sq ft 1949 | 1/31/2025 | \$475,000 \$228/sq ft | 2/3/2025 42 days |
| 7 |  <div>4700 Kitty Hawk Way Windy Hills, KY 40207 MLS ID: 1671263 🕒 Pending / For Sale <i>Listing Courtesy of BERKSHIRE HATHAWAY HomeServices, Parks & Weisberg Realtors</i></div> | Single Family | 3/2 | 1,308 | 0.53 acres 1955 | 9/24/2024 | \$305,000 \$233/sq ft | 1/24/2025 171 days |
| 8 |  <div>4017 Springhill Rd Saint Matthews, KY 40207 MLS ID: 1680311 🕒 Pending / For Sale <i>Listing Courtesy of Lenihan Sotheby's International Realty</i></div> | Single Family | 3/2 | 1,460 | 6,098 sq ft 1947 | 2/21/2025 | \$375,000 \$257/sq ft | 2/25/2025 21 days |
| 9 |  <div>2004 Bainbridge Row Dr Indian Hills, KY 40207 MLS ID: 1679021 🕒 Pending / For Sale <i>Listing Courtesy of United Real Estate Louisville</i></div> | Single Family | 4/3 | 2,109 | 10,454 sq ft 1975 | 1/31/2025 | \$519,000 \$246/sq ft | 2/17/2025 42 days |
| 10 |  <div>503 Brookview Rd Windy Hills, KY 40207 MLS ID: 1680099 🕒 Pending / For Sale <i>Listing Courtesy of Semonin REALTORS</i></div> | Single Family | 3/3 | 2,355 | 0.31 acres 1954 | 2/18/2025 | \$485,000 \$206/sq ft | 3/4/2025 24 days |





Closed

Source: Public Records and Listings



| Closed: 10 properties | | Property Type | Beds / Baths | Living Area (sq ft) | Lot Size / Year Built | Closed Date / Days in RPR | Closed Price / \$ Per Sq Ft | List to Sold Price % |
|-----------------------|---|---------------|--------------|---------------------|-----------------------|---------------------------|-----------------------------|----------------------|
| 1 |  3401 Hycliffe Ave Saint Matthews, KY 40207 MLS ID: 1678502 Closed / For Sale <i>Courtesy of White Picket Real Estate</i> | Single Family | 3/3 | 2,500 | 9,583 sq ft 1939 | 2/24/2025 32 days | \$630,000 \$252/sq ft | ↑ 0.8% |
| 2 |  509 Eline Ave Saint Matthews, KY 40207 MLS ID: 1670615 Closed / For Sale <i>Courtesy of Semonin REALTORS</i> | Single Family | 3/3 | 1,755 | 5,227 sq ft 1940 | 3/7/2025 172 days | \$365,000 \$208/sq ft | ↓ 8.75% |
| 3 |  305 Merriman Rd Saint Matthews, KY 40207 MLS ID: 1679446 Closed / For Sale <i>Courtesy of RE/MAX Properties East</i> | Single Family | 3/2 | 1,432 | 7,405 sq ft 1952 | 3/6/2025 27 days | \$394,000 \$275/sq ft | ↓ 0.25% |
| 4 |  3702 Napanee Rd, Brownsboro Village, KY 40207 MLS ID: 1675037 Closed / For Sale <i>Courtesy of Homepage Realty</i> | Single Family | 4/2 | 1,638 | 10,019 sq ft 1953 | 2/7/2025 84 days | \$421,150 \$257/sq ft | ↓ 4.28% |
| 5 |  27 River Hill Rd Louisville, KY 40207 MLS ID: 1676795 Closed / For Sale <i>Courtesy of Kentucky Select Properties</i> | Single Family | 4/5 | 3,830 | 0.42 acres 1930 | 2/7/2025 51 days | \$1,050,000 \$274/sq ft | ↓ 12.13% |



Louisville, KY 40207



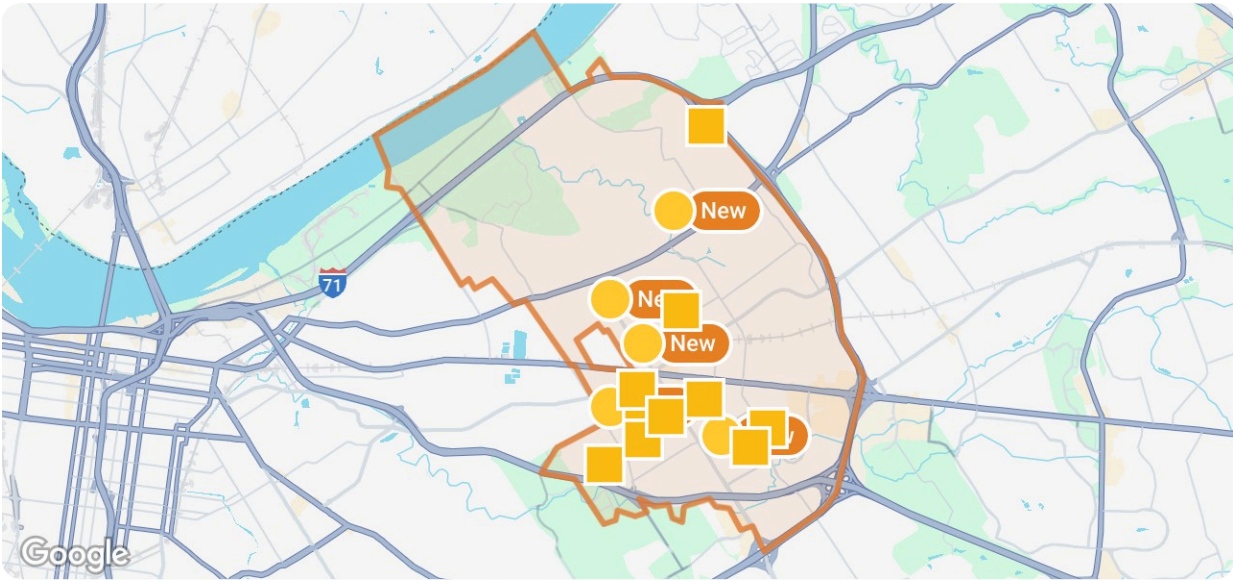
| Closed: 10 properties | | Property Type | Beds / Baths | Living Area (sq ft) | Lot Size / Year Built | Closed Date / Days in RPR | Closed Price / \$ Per Sq Ft | List to Sold Price % |
|-----------------------|---|---------------|--------------|---------------------|-----------------------|---------------------------|-----------------------------|----------------------|
| 6 |  3917 Hycliffe Ave Saint Matthews, KY 40207 MLS ID: 1675244 Closed / For Sale <i>Courtesy of Caperton Realty</i> | Single Family | 3/2 | 1,558 | 7,405 sq ft 1939 | 2/25/2025 98 days | \$410,000 \$263/sq ft | ↓ 2.36% |
| 7 |  707 Tunbridge Wells Ln Windy Hills, KY 40207 MLS ID: 1672276 Closed / For Sale <i>Courtesy of Homepage Realty</i> | Single Family | 3/3 | 2,207 | – 1999 | 2/24/2025 139 days | \$479,950 \$217/sq ft | ↓ 2.03% |
| 8 |  5200 Moccasin Trl Indian Hills, KY 40207 MLS ID: 1678611 Closed / For Sale <i>Courtesy of United Real Estate Louisville</i> | Single Family | 5/4 | 2,833 | 0.47 acres 2003 | 3/7/2025 42 days | \$665,000 \$235/sq ft | ↓ 4.86% |
| 9 |  4018 Saint Germaine Ct, Norbourne Estates, KY 40207 MLS ID: 1674010 Closed / For Sale <i>Courtesy of Homepage Realty</i> | Single Family | 3/3 | 1,995 | 7,266 sq ft 1939 | 2/5/2025 96 days | \$560,000 \$281/sq ft | ↓ 0.88% |
| 10 |  909 W Riverside Dr Louisville, KY 40207 MLS ID: 1671736 Closed / For Sale <i>Courtesy of BERKSHIRE HATHAWAY HomeServices, Parks & Weisberg Realtors</i> | Single Family | 4/3 | 1,551 | 5,663 sq ft 2005 | 12/27/2024 86 days | \$320,000 \$206/sq ft | ↓ 3.03% |





Summary

For Lease Activity in the Last 3 Months



Legend

- For Lease
- Recently Leased

| | New | Closed |
|-----------------------------------|----------|---------------------------|
| Number of Properties | 5 | 10 |
| Lowest Listing Price / Est.Value | \$2,300 | \$1,795 |
| Median Listing Price / Est.Value | \$2,500 | \$2,375 |
| Highest Listing Price / Est.Value | \$5,900 | \$3,200 |
| Average Price / sqft | \$2 | \$1 |
| Median Price / sqft | \$2 | \$1 |
| Average Days in RPR | 18 | 72 |
| Median Days in RPR | 17 | 41 |
| Total Volume | \$15,900 | \$23,295 |
| Source | Listings | Public Records & Listings |

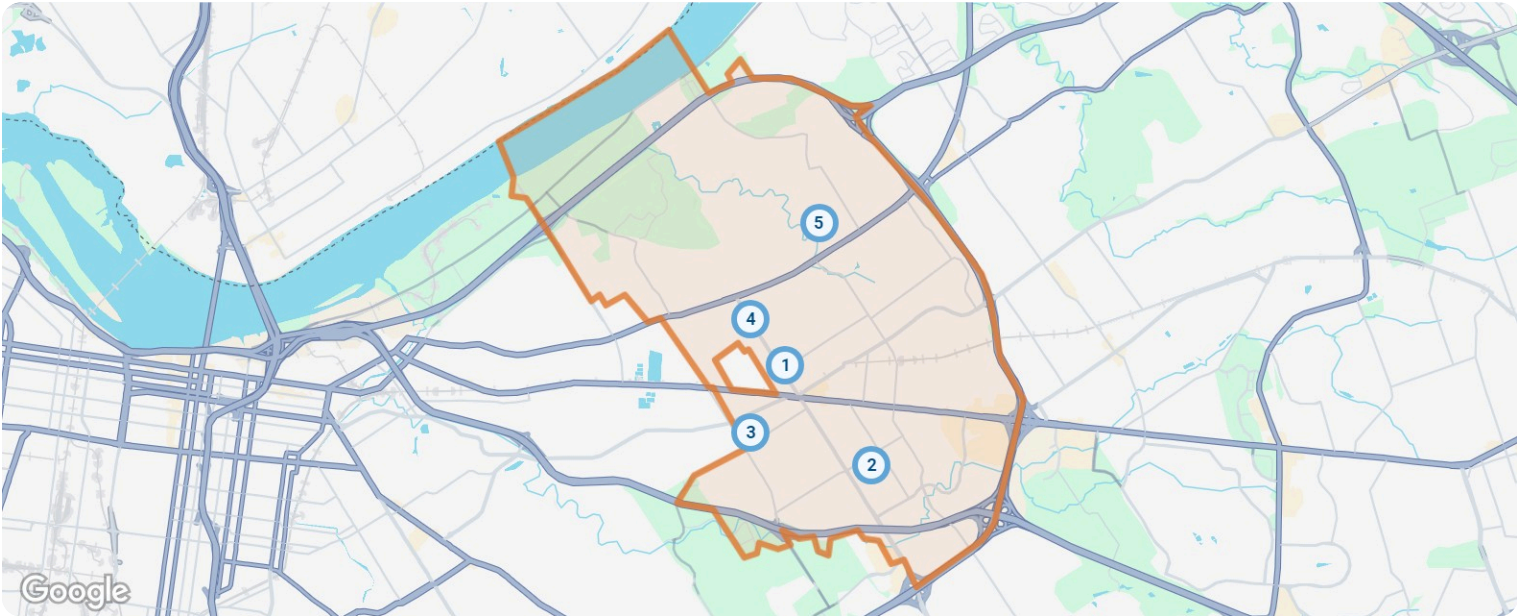









Property Details

New

Source: Listings

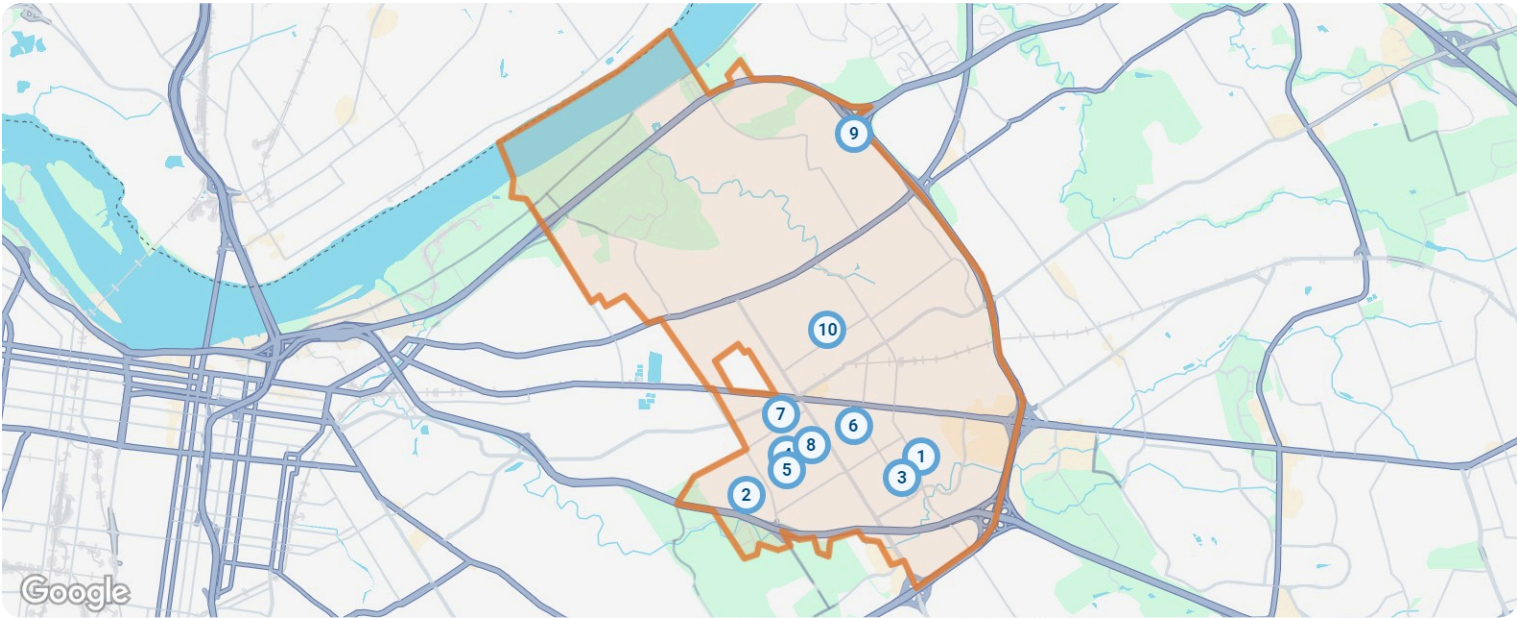


| New: 5 properties | | Property Type | Beds / Baths | Living Area (sq ft) | Lot Size | Year Built | List Date / Days in RPR | List Price / \$ Per Sq Ft |
|-------------------|---|---------------|--------------|---------------------|--------------|------------|-------------------------|---------------------------|
| 1 |  <div>3913 Massie Ave Saint Matthews, KY 40207 MLS ID: 1678722 ● Active / For Lease <i>Courtesy of Louisville Properties</i></div> | Single Family | 3/2 | 1,228 | 0.25 acres | 1927 | 1/27/2025 46 days | \$2,800 mo. \$2/sq ft |
| 2 |  <div>4022 Gloucester Rd Saint Matthews, KY 40207 MLS ID: 1681767 ● Active / For Lease <i>Courtesy of Julie Pogue Properties</i></div> | Single Family | 3/2 | 1,386 | 10,018 sq ft | 1947 | 3/13/2025 1 day | \$2,400 mo. \$2/sq ft |
| 3 |  <div>505 Fairlawn Rd Saint Matthews, KY 40207 MLS ID: 1681505 ● Active / For Lease <i>Courtesy of Julie Pogue Properties</i></div> | Single Family | 4/2 | 1,558 | 5,502 sq ft | 1945 | 3/10/2025 4 days | \$2,500 mo. \$2/sq ft |
| 4 |  <div>345 Chenoweth Ln Druid Hills, KY 40207 MLS ID: 1680495 ● Active / For Lease <i>Courtesy of Rainey, Allen & Shaw REALTORS</i></div> | Single Family | 3/2 | 1,781 | 0.25 acres | 1947 | 2/25/2025 17 days | \$2,300 mo. \$1/sq ft |
| 5 |  <div>5300 Pueblo Rd Indian Hills, KY 40207 MLS ID: 1680089 ● Active / For Lease <i>Courtesy of RE/MAX Properties East</i></div> | Single Family | 5/3 | 2,947 | 0.54 acres | 1977 | 2/18/2025 24 days | \$5,900 mo. \$2/sq ft |



Closed

Source: Public Records and Listings



| Closed: 10 properties | | Property Type | Beds / Baths | Living Area (sq ft) | Lot Size / Year Built | Closed Date / Days in RPR | Closed Price / \$ Per Sq Ft | List to Sold Price % |
|-----------------------|---|---------------|--------------|---------------------|-----------------------|---------------------------|-----------------------------|----------------------|
| 1 |  328 Monohan Dr Saint Matthews, KY 40207 MLS ID: 1679613 Closed / For Lease <i>Courtesy of Real Estate Go To</i> | Single Family | 3/2 | 1,446 | 9,147 sq ft 1947 | 3/11/2025 29 days | – \$2/sq ft | – |
| 2 |  827 Huntington Rd Louisville, KY 40207 MLS ID: 1680602 Closed / For Lease <i>Courtesy of Timeless Real Estate</i> | Single Family | 3/2 | 1,554 | 0.42 acres 1956 | 3/10/2025 12 days | – \$2/sq ft | – |
| 3 |  4207 Alton Rd Saint Matthews, KY 40207 MLS ID: 1675252 Closed / For Lease <i>Courtesy of Eline Realty Company</i> | Single Family | 3/2 | 2,400 | 8,978 sq ft 1946 | 2/28/2025 101 days | – \$1/sq ft | – |
| 4 |  3428 Grandview Ave Saint Matthews, KY 40207 MLS ID: 1666273 Closed / For Lease <i>Courtesy of Robert Massey Company</i> | Single Family | 3/2 | 1,300 | 7,400 sq ft 1948 | 2/17/2025 209 days | – \$1/sq ft | – |
| 5 |  3511 Hycliffe Ave Saint Matthews, KY 40207 MLS ID: 1679498 Closed / For Lease <i>Courtesy of Spetz & Associates REALTORS</i> | Single Family | 3/2 | 1,450 | 7,266 sq ft 1946 | 2/12/2025 5 days | – \$1/sq ft | – |



| Closed: 10 properties | | Property Type | Beds / Baths | Living Area (sq ft) | Lot Size / Year Built | Closed Date / Days in RPR | Closed Price / \$ Per Sq Ft | List to Sold Price % |
|-----------------------|--|---------------|--------------|---------------------|-----------------------|---------------------------|-----------------------------|----------------------|
| 6 |  4101 Hycliffe Ave Saint Matthews, KY 40207 MLS ID: 1676684 Closed / For Lease <i>Courtesy of Julie Pogue Properties</i> | Single Family | 3/3 | 1,474 | 8,276 sq ft 1939 | 1/8/2025 23 days | — \$2/sq ft | — |
| 7 |  405 Macon Ave Saint Matthews, KY 40207 MLS ID: 1672272 Closed / For Lease <i>Courtesy of Lenihan Sotheby's International Realty</i> | Single Family | 3/2 | 1,200 | 6,534 sq ft 1942 | 1/15/2025 99 days | — \$2/sq ft | — |
| 8 |  3725 Warner Ave Saint Matthews, KY 40207 MLS ID: 1677933 Closed / For Lease <i>Courtesy of Julie Pogue Properties</i> | Single Family | 3/2 | 1,555 | 7,405 sq ft 1947 | 3/6/2025 52 days | — \$2/sq ft | — |
| 9 |  2311 Fallsview Rd Indian Hills, KY 40207 MLS ID: 1669761 Closed / For Lease <i>Courtesy of RE/MAX Properties East</i> | Single Family | 3/2 | 2,062 | 0.32 acres 1980 | 3/1/2025 178 days | — \$1/sq ft | — |
| 10 |  4067 Gilman Ave Saint Matthews, KY 40207 MLS ID: 1680529 Closed / For Lease <i>Courtesy of RE/MAX Properties East</i> | Single Family | 3/2 | 1,553 | 9,147 sq ft 1962 | 3/4/2025 7 days | — \$1/sq ft | — |

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- RPR® is the nation's largest property database, exclusively for REALTORS®. It empowers REALTORS® to help buyers and sellers make informed decisions, backed by a real estate database covering more than 160 million residential and commercial properties in the United States.
- RPR is a wholly owned subsidiary of the National Association of REALTORS® and a member benefit to REALTORS®.
- RPR's data sources range from MLSs and county-level tax and assessment offices, to the U.S. Census and FEMA, to specialty data set providers such as Esri (consumer data), Niche (school information) and Precisely (geographic boundaries).

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