

MARKET INSIGHTS REPORT

June 2026



Market Analysis

The housing market is one of the largest and most important sectors of the U.S. economy. To understand the trends within the market one must analyze activity both month over month and year-over-year. In this Market Insights Report, MIBOR REALTOR® Association (MIBOR) provides a market analysis of the 17 central Indiana counties within the MIBOR service area by creating a single, timely, reliable source of data.

In this report, MIBOR has separated townhouse/condo inventory and properties for lease from the aggregated totals. This decision was made to add clarity to the data as the single-family residential segment is typically the focus. However, as our research shows, walkable neighborhoods with mixed use property types are becoming a consumer preference and a good investment for municipalities. Given this information, we have added a section to the report to address condos and “condo lifestyle” as it is defined within our data.

To create a comprehensive view of the market, MIBOR has scheduled the data pull to happen on the 5th day of the month for the prior month. After review, the completed reports are posted by the second Friday of the month at mibor.com/marketinsights.

After analysis of June 2026 data, this is what our experts are saying:

In June, the median sales price for single-family homes in central Indiana was \$330,000, an increase of 1.5% from last June and from the previous month. Within the MIBOR BLC® service area, 9 of the 17 counties reported positive price changes compared to a year ago, including Hamilton, Hancock, Marion and Montgomery. Through the first half of the year, 11 of the 17 counties showed positive price growth. In the condominium market, the median sales price was \$228,500. This represents a decrease of 3.7% from last June; however, prices were up 1.3% in the first six months of the year over the same period last year.

“Through the first half of 2026, the story of the housing market in central Indiana is one of resilience and more modest price growth,” says MIBOR CEO Shelley Specchio. “Despite economic uncertainty and rising borrowing costs, sales in the region continue to improve. At the same time, inventory levels are reaching healthier levels, allowing consumers more options and tempering the higher price growth seen over the last few years.”

June produced another strong month of closed sales, up 9.7% year-over-year to 3,342 sales, which is a 2.8% increase from the previous month. Eleven of the 17 counties saw an increase in sales, notably Boone, Hamilton, Hendricks, and Marion. Pending sales grew by a robust 13.8% over last June, but came in slightly lower than May, down 0.9%. Twelve of the 17 counties saw an increase in new pending sales, including Bartholomew, Boone, Hancock, and Marion. The typical listing received 98.7% of the asking price, up from 98.5% last June. The condominium market saw a rebound in sales, up 9.6% year-over-year, and up 15% from May.

New listings increased 3.2% from last year but fell 5.2% from May. Median days on market increased to 15, up from 12 in May and 11 last June. Active inventory increased 12.5% year-over-year with 6,197 single-family homes for sale, reflecting a 1.9-month supply, up from 1.8 last June. In the condominium market, active inventory rose 5.3% over last year to 538 listings, representing a 2.6-month supply.

In national news, according to the most recent data available from the National Association of REALTORS®, total existing-home sales in June decreased 2.4% from May. This represents a seasonally adjusted annual rate of 4.09 million. Year over year, sales increased 2.8% over last June. The median existing home price for all housing types in June was \$440,600, an increase of 1.8% from one year ago.

“The back-and-forth in monthly home sales activity, driven by mild fluctuations in mortgage rates, shows how sensitive home buyers are to affordability conditions,” said NAR Chief Economist Lawrence Yun. “However, job gains—more than half a million since the beginning of the year—will continue to provide support for the housing market.”

Total housing inventory at the end of June was 1.56 million units, down 0.6% from May and up 1.3% from last June. Unsold inventory sits at a 4.6-month supply at the current sales pace, unchanged from one year ago.

Year-over-year data for June:

- An increase in Median Sales Price of 1.6% to \$330,000
- Median days on market increased from 11 to 15
- Current active listings increased 12.5% to 6,197

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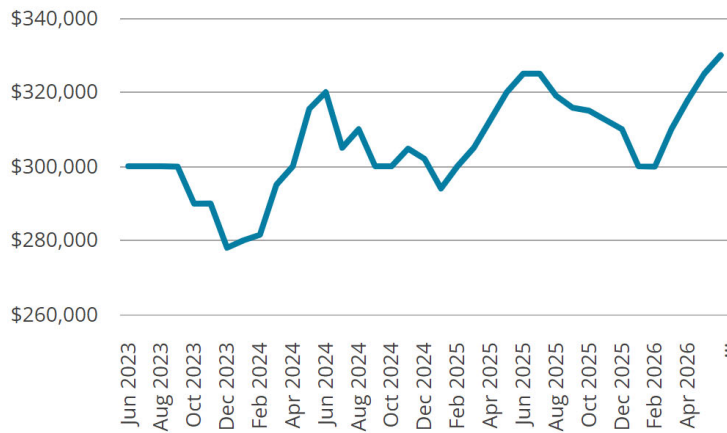
MIBOR SERVICE AREA	(1-11)
BARTHOLOMEW COUNTY	(12)
BOONE COUNTY	(13)
BROWN COUNTY	(14)
DECATUR COUNTY	(15)
HAMILTON COUNTY	(16)
HANCOCK COUNTY	(17)
HENDRICKS COUNTY	(18)
JACKSON COUNTY	(19)
JENNINGS COUNTY	(20)
JOHNSON COUNTY	(21)
MADISON COUNTY	(22)
MARION COUNTY	(23)
MONTGOMERY COUNTY	(24)
MORGAN COUNTY	(25)
PARKE COUNTY	(26)
PUTNAM COUNTY	(27)
SHELBY COUNTY	(28)
CONDOS	(29)

MIBOR Market Summary

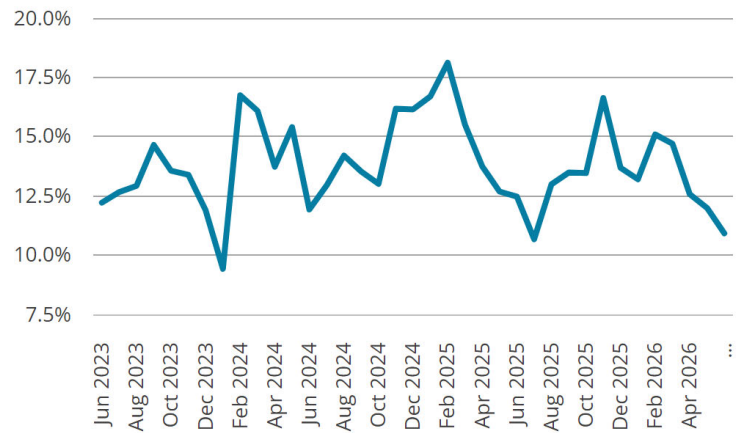
Data for Single Family Residence in Bartholomew, Boone, Brown, Decatur, Hamilton, Hancock, Hendricks, Jackson, Jennings, Johnson, Madison, Marion, Montgomery, Morgan, Parke, Putnam, Shelby.

	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$330,000	\$325,000	▲ 1.54%	\$325,000	▲ 1.54%	\$316,000	\$311,000	▲ 1.61%
New Construction Sales Price	\$396,990	\$390,000	▲ 0.02%	\$398,745	▼ 0.00%	\$395,000	\$395,000	▶ 0.00%
Closed Sales	3,342	3,252	▲ 2.77%	3,047	▲ 9.68%	15,090	14,553	▲ 3.69%
New Listings	3,812	4,021	▼ -5.20%	3,695	▲ 3.17%	20,333	19,480	▲ 4.38%
Pending Sales	3,180	3,208	▼ -0.87%	2,794	▲ 13.82%	16,931	16,013	▲ 5.73%
Median Days on Market	15	12	▲ 25.00%	11	▲ 36.36%	17	12	▲ 41.67%
Average Days on Market	40	39	▲ 1.30%	31	▲ 29.96%	49	41	▲ 19.68%
Price per Square Foot	\$166	\$168	▼ -1.19%	\$164	▲ 1.22%	\$164	\$161	▲ 1.86%
% of List Price Received	98.7%	98.6%	▲ 0.10%	98.5%	▲ 0.22%	98.2%	98.3%	▼ -0.14%
Active Inventory	6,197	5,836	▲ 6.19%	5,511	▲ 12.45%	--	--	--
Months Supply of Inventory	1.9	1.8	▲ 3.33%	1.8	▲ 2.52%	--	--	--

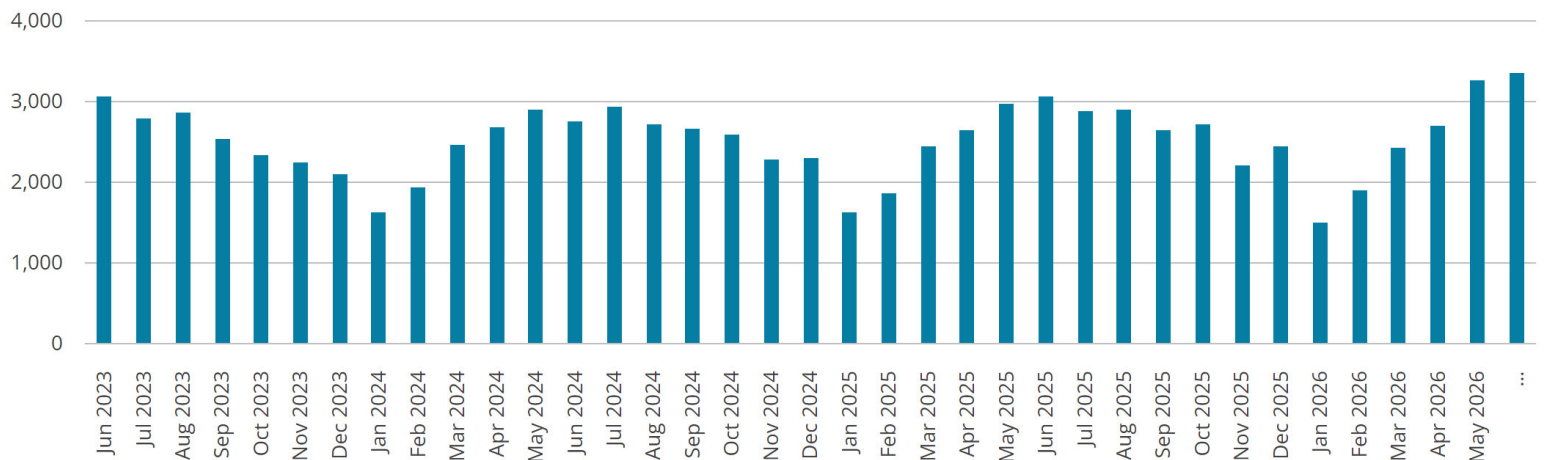
Median Sales Price



Percentage New Construction



Number of Closed Sales

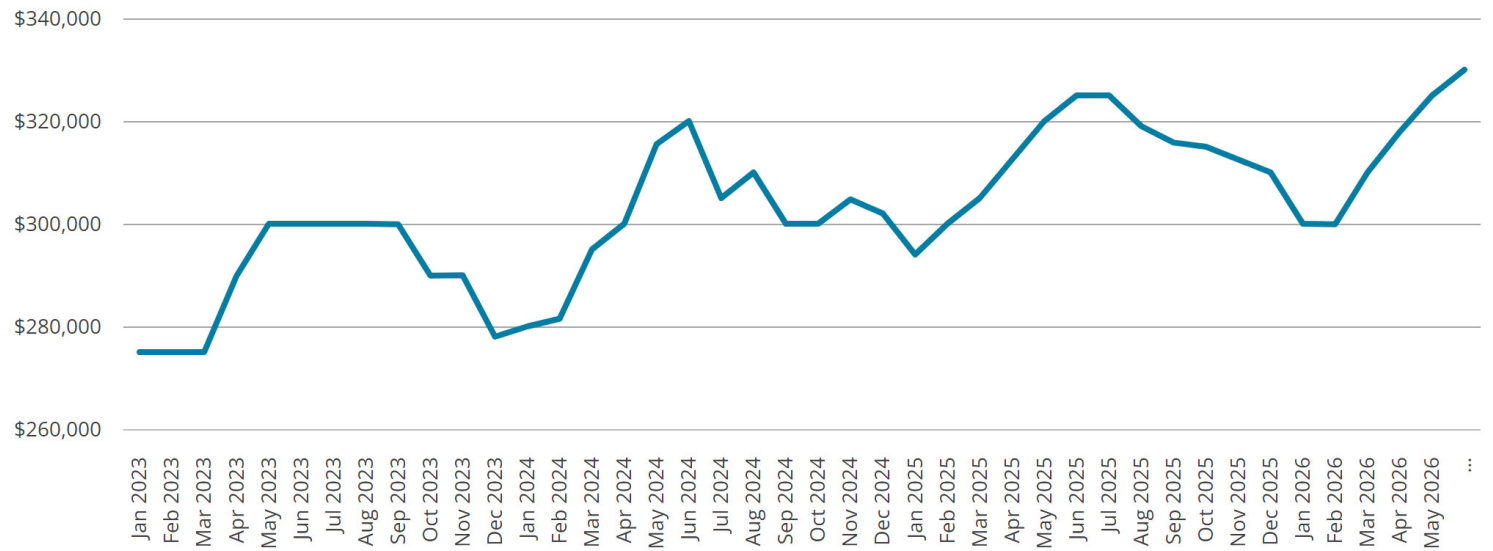


Median Sales Price

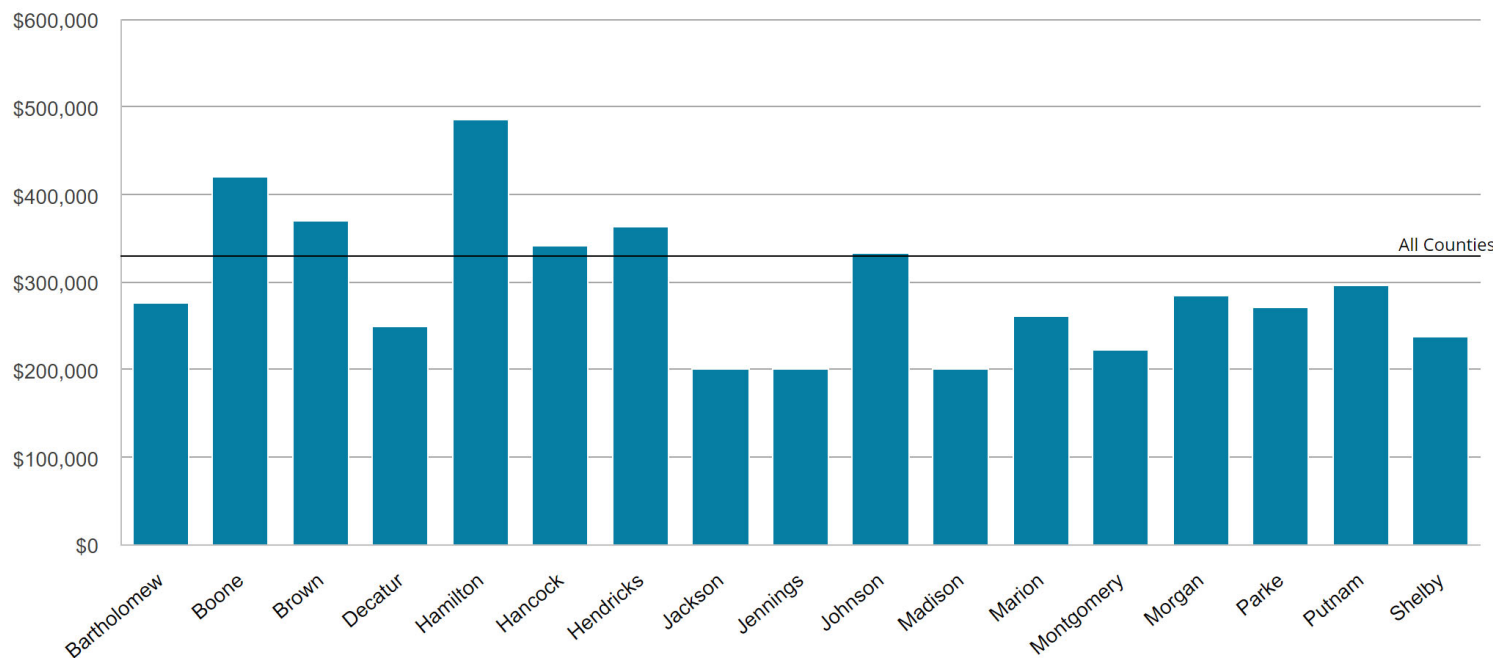
Sales Price is the mid-point (median) value where the price for half of the closed sales is higher and half is lower. Median is preferred to average as it accounts for outliers at the high or low end of the price range.

June 2026	Month over Month Change		Year over Year Change		Year to Date Change	
\$330,000	⬆	1.5%	⬆	1.5%	⬆	1.6%

Historical Activity



County Comparison

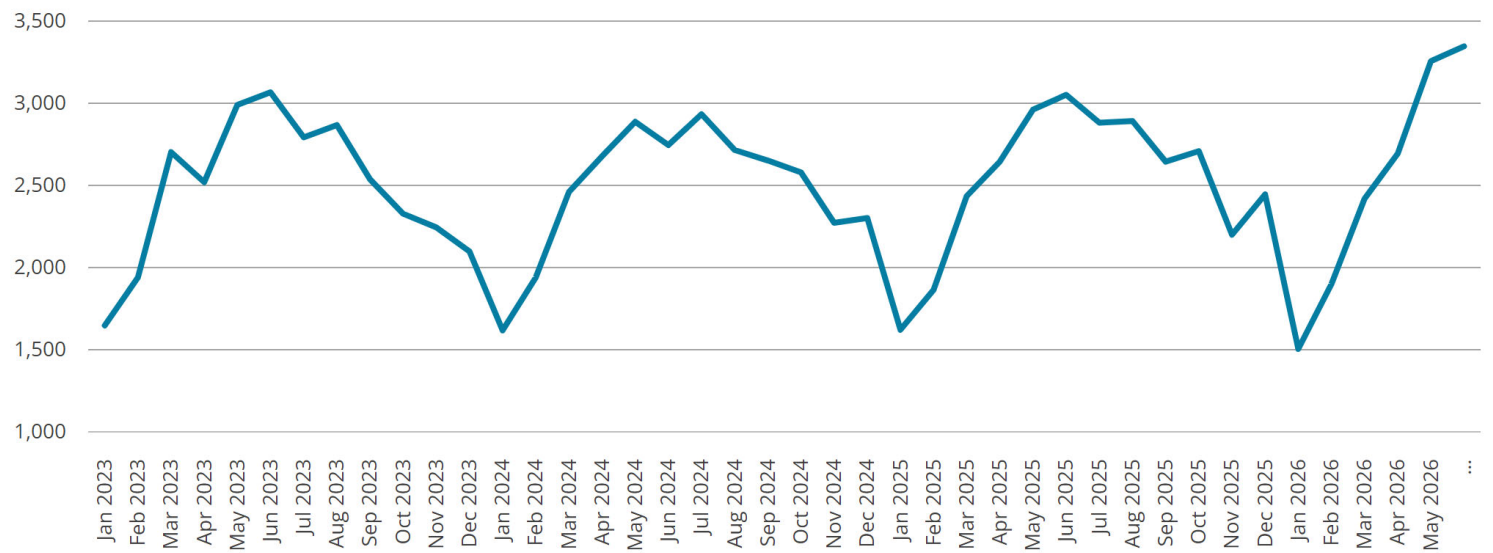


Closed Sales

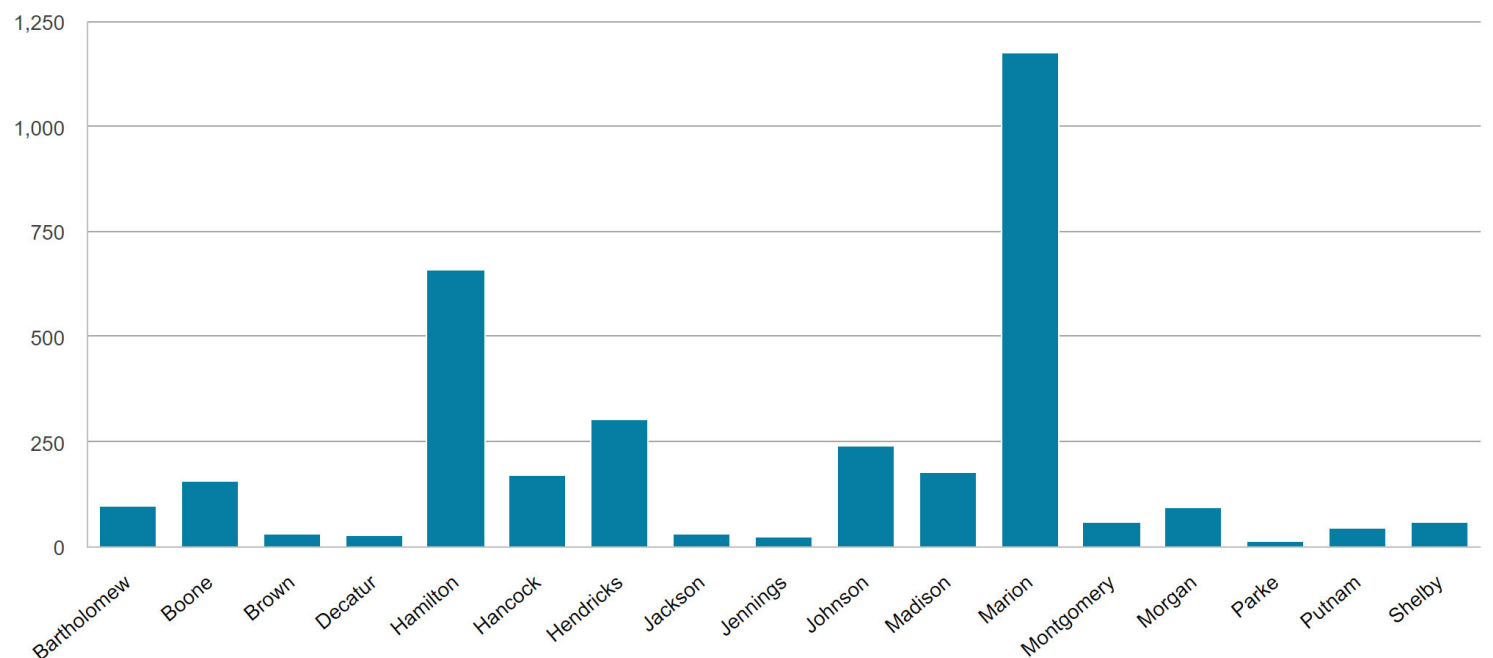
The number of properties that actually sold.

June 2026	Month over Month Change	Year over Year Change	Year to Date Change
3,342	⬆️ 2.8%	⬆️ 9.7%	⬆️ 3.7%

Historical Activity



County Comparison

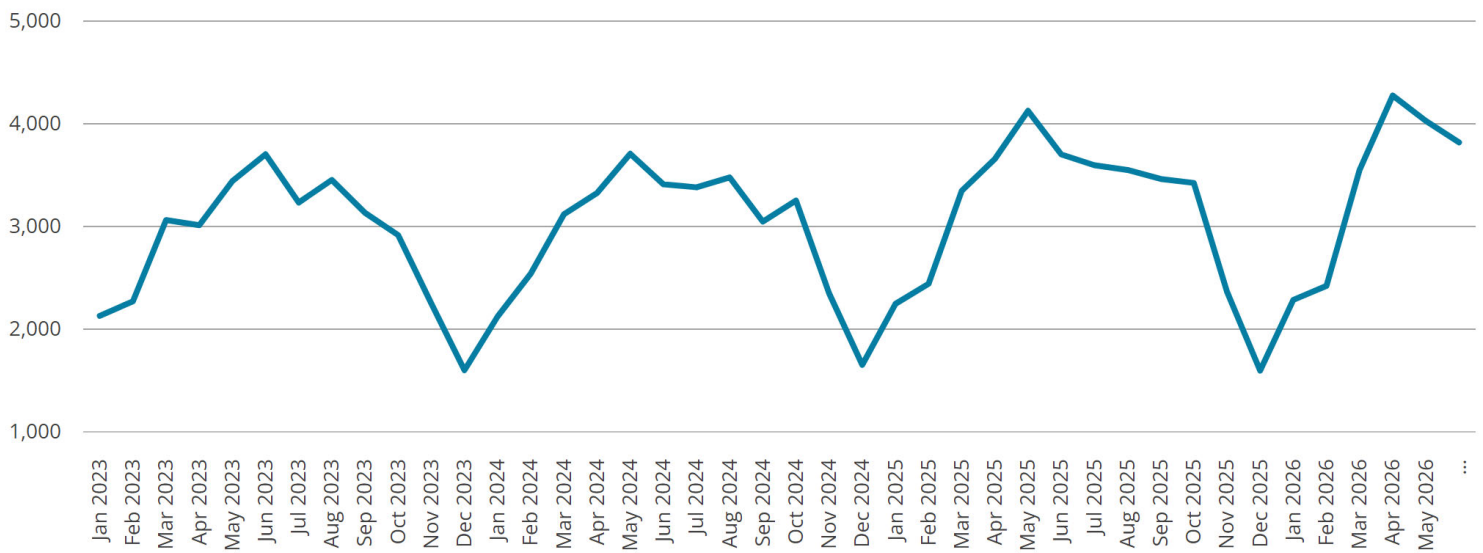


New Listings

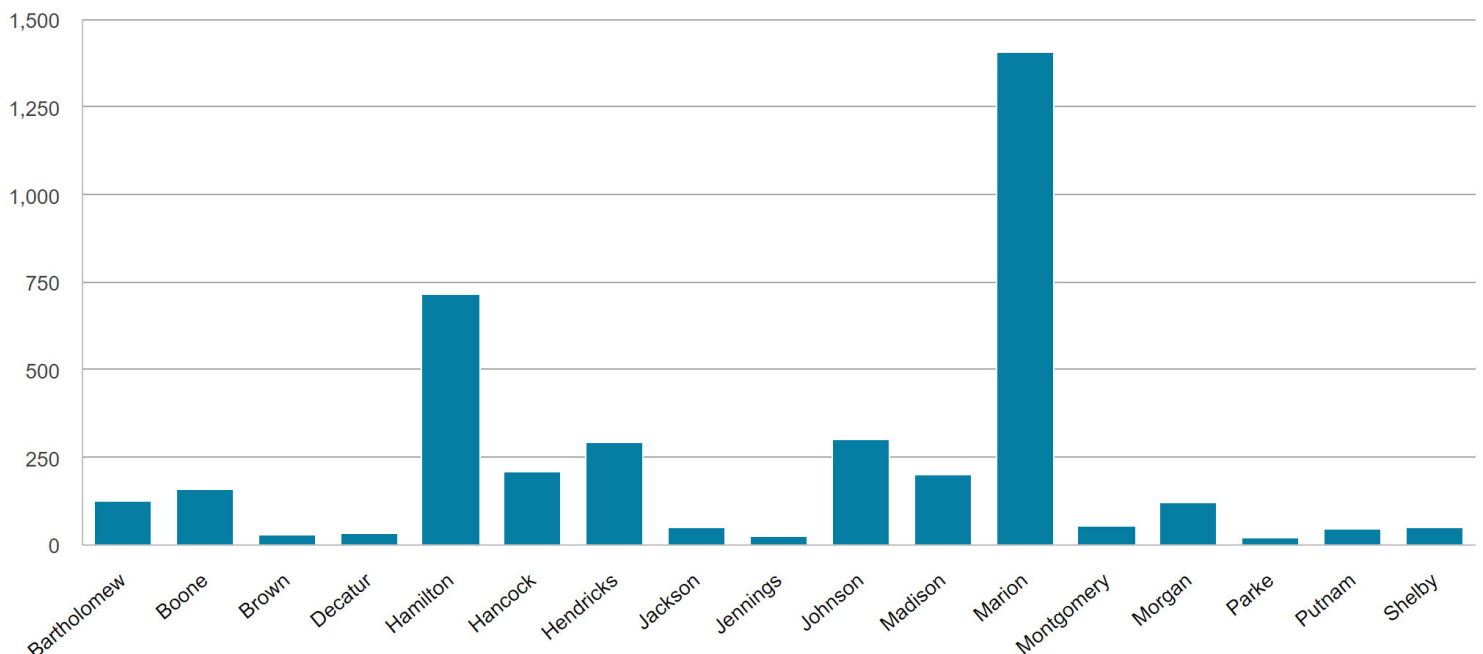
The number of properties listed regardless of current status.

June 2026	Month over Month Change	Year over Year Change	Year to Date Change
3,812	 -5.2%	 3.2%	 4.4%

Historical Activity



County Comparison

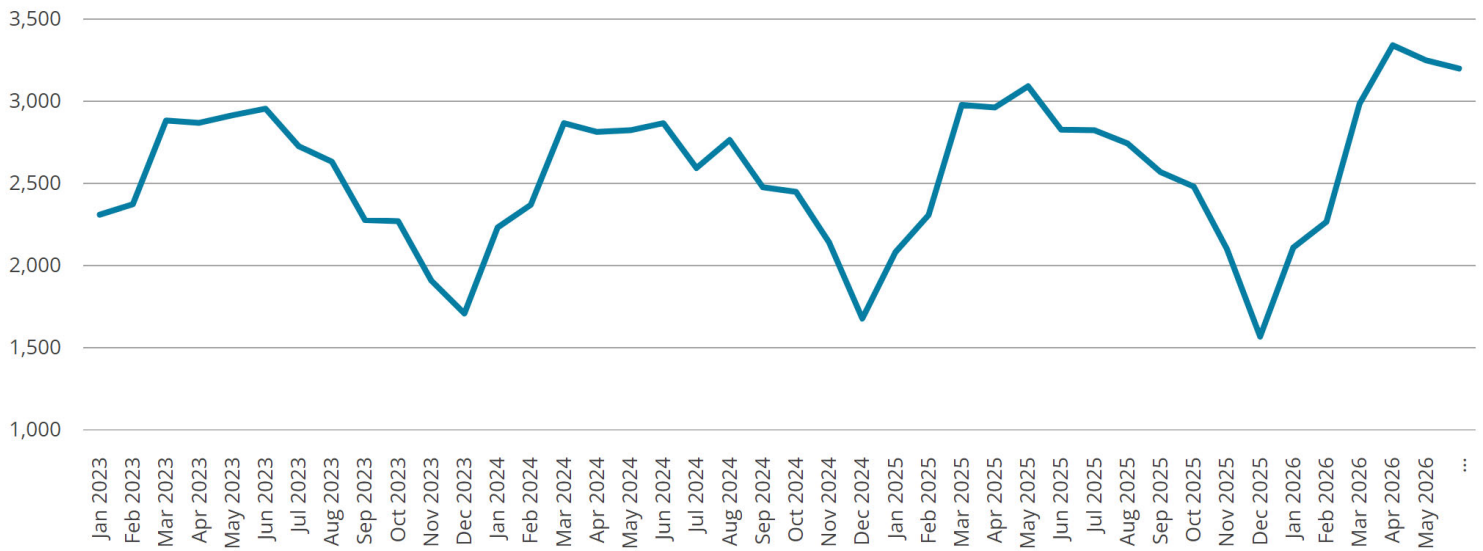


Pending Sales

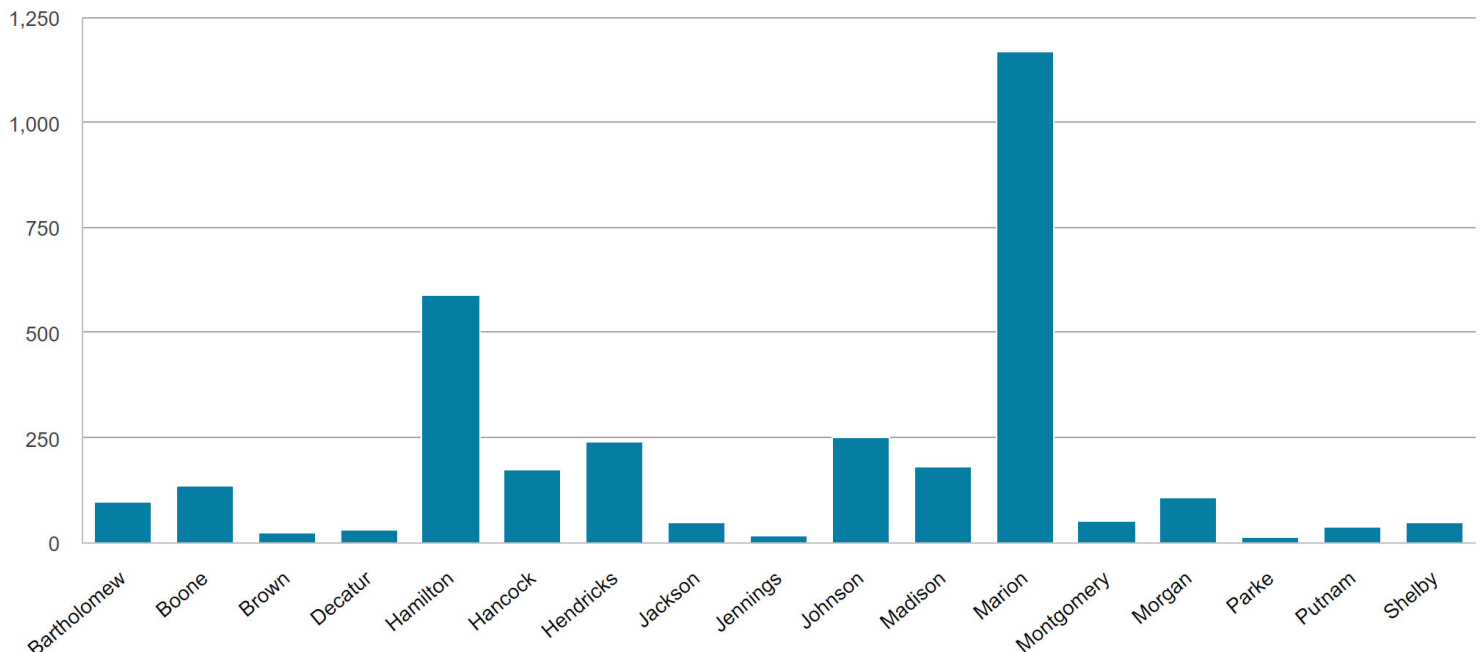
The number of properties newly under contract which are still pending or resulted in a closed sale, based on purchase contract date.

June 2026	Month over Month Change	Year over Year Change	Year to Date Change
3,195	⬇️ -1.5%	⬆️ 13.2%	⬆️ 5.6%

Historical Activity



County Comparison

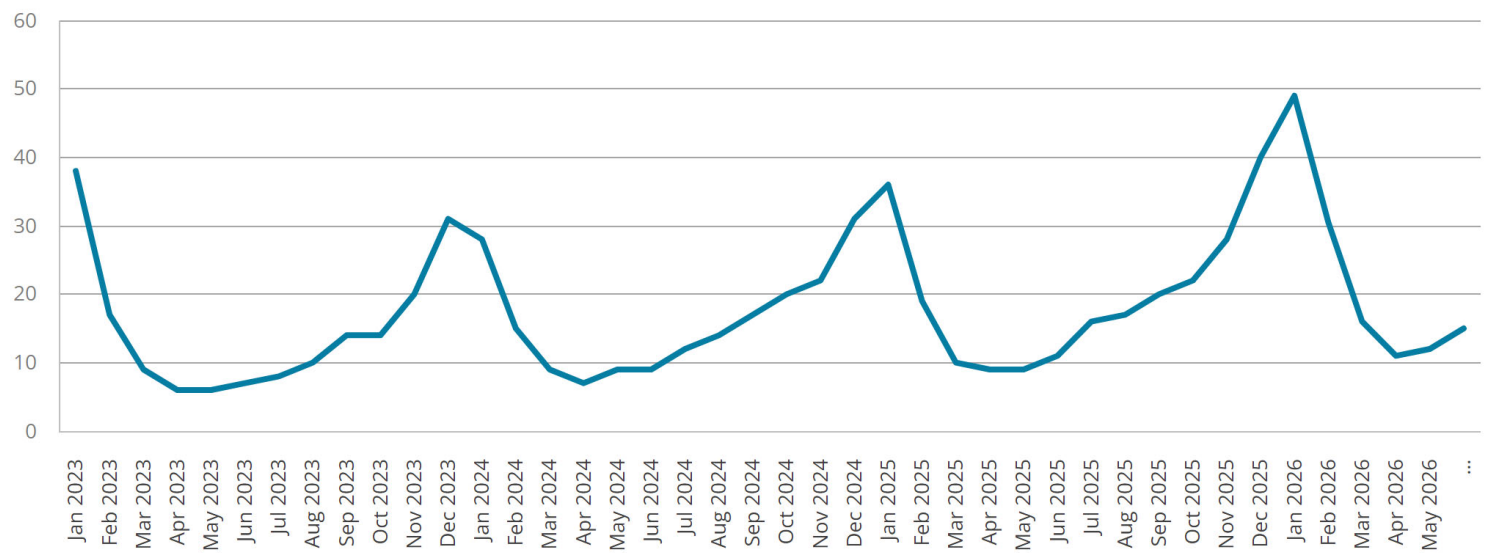


Cumulative Days on Market

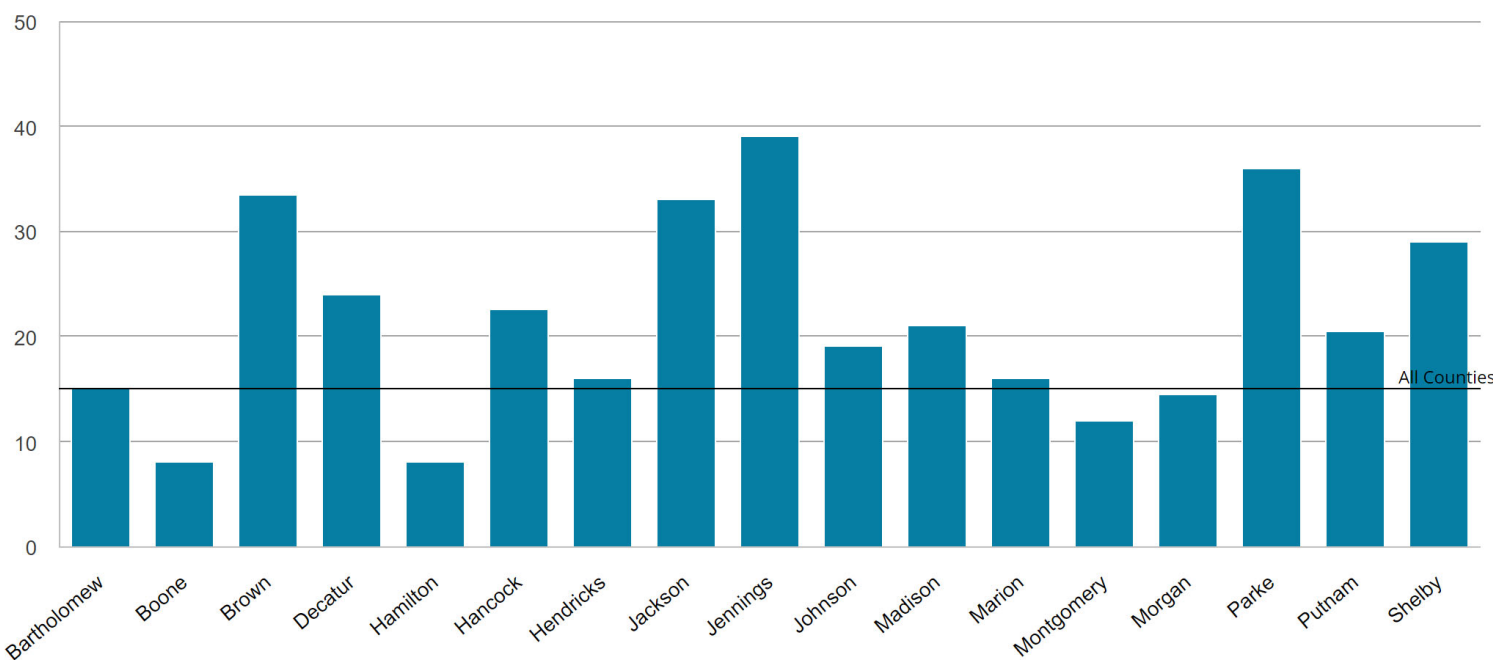
The median number of days between when a property is listed and the purchase contract date.

June 2026	Month over Month Change	Year over Year Change	Year to Date Change
15	⬆ 25.0%	⬆ 36.4%	⬆ 41.7%

Historical Activity



County Comparison

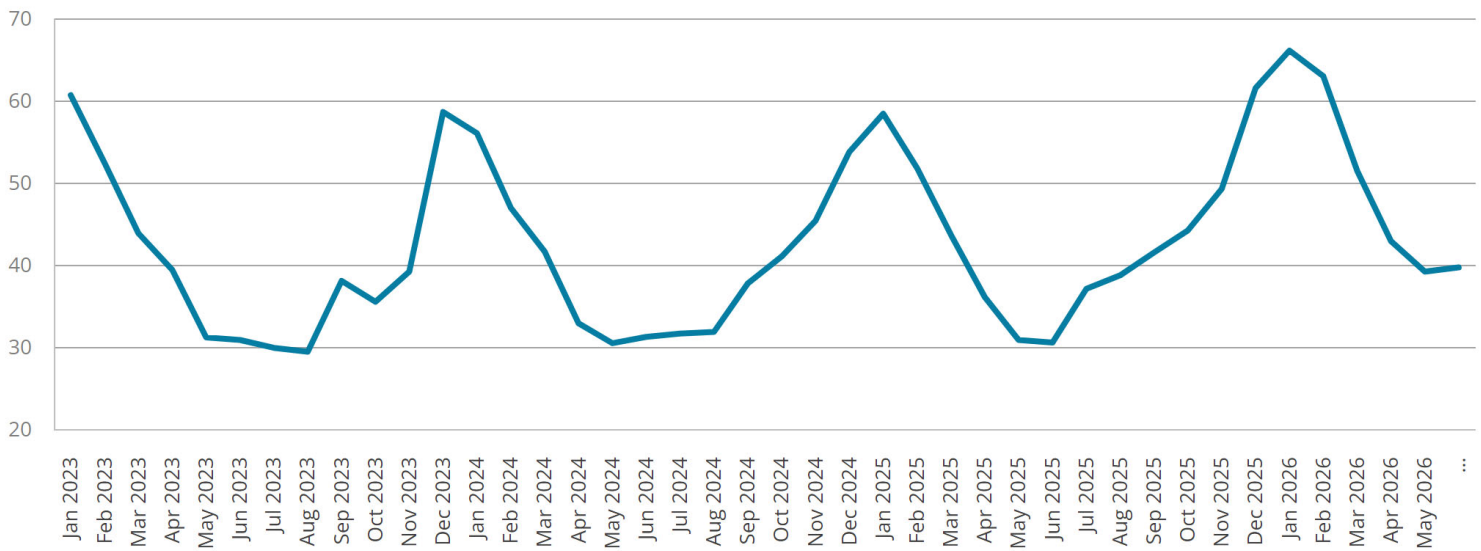


Average Days on Market

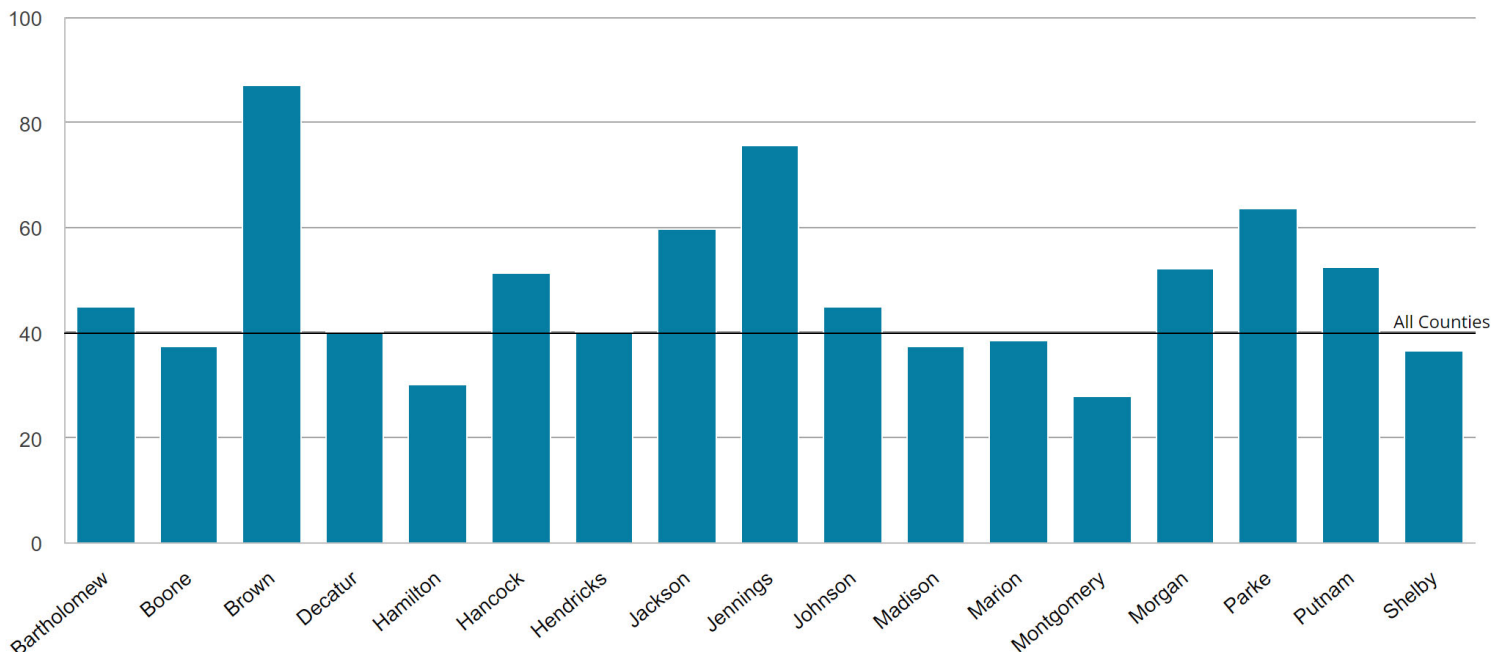
The average number of days between when a property is listed and the purchase contract date.

June 2026	Month over Month Change	Year over Year Change	Year to Date Change
40	⬆️ 1.3%	⬆️ 30.0%	⬆️ 19.7%

Historical Activity



County Comparison

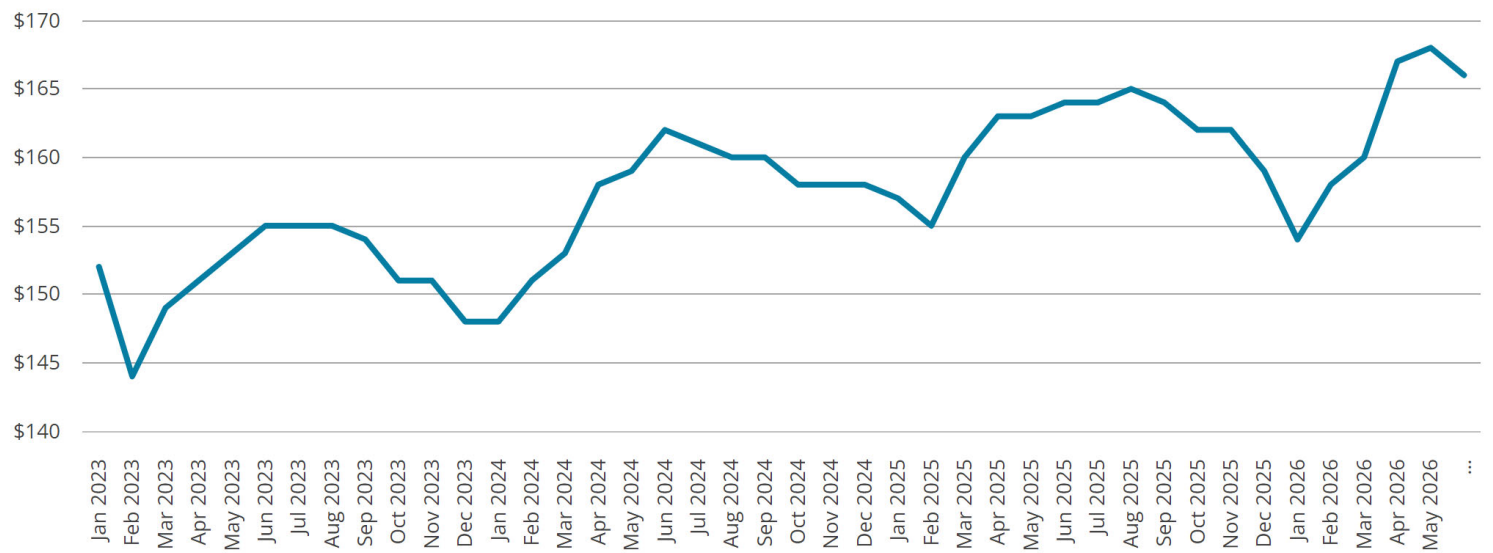


Price per Square Foot

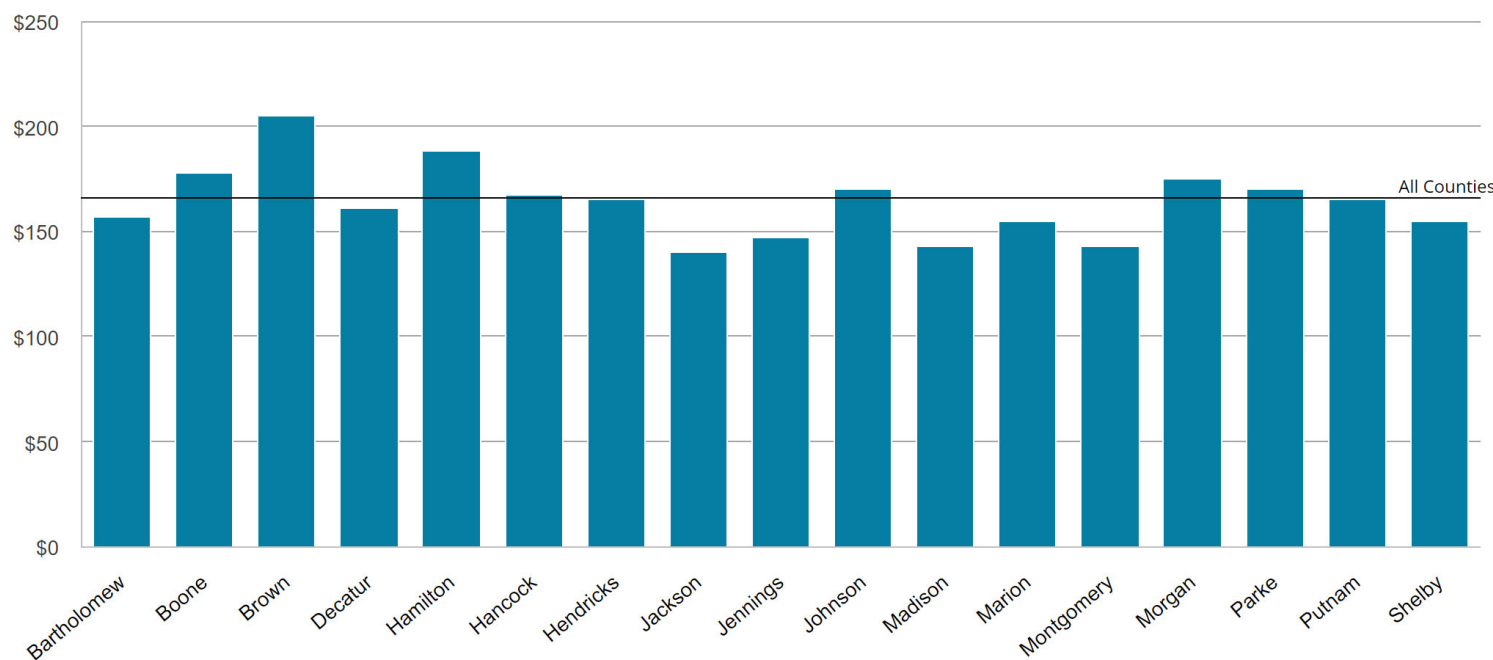
The mid-point (median) of the price per square foot of all closed listings. PPSF is calculated by dividing the sales price by the square footage of a property.

June 2026	Month over Month Change		Year over Year Change		Year to Date Change	
\$166	↘	-1.2%	↗	1.2%	↗	1.9%

Historical Activity



County Comparison

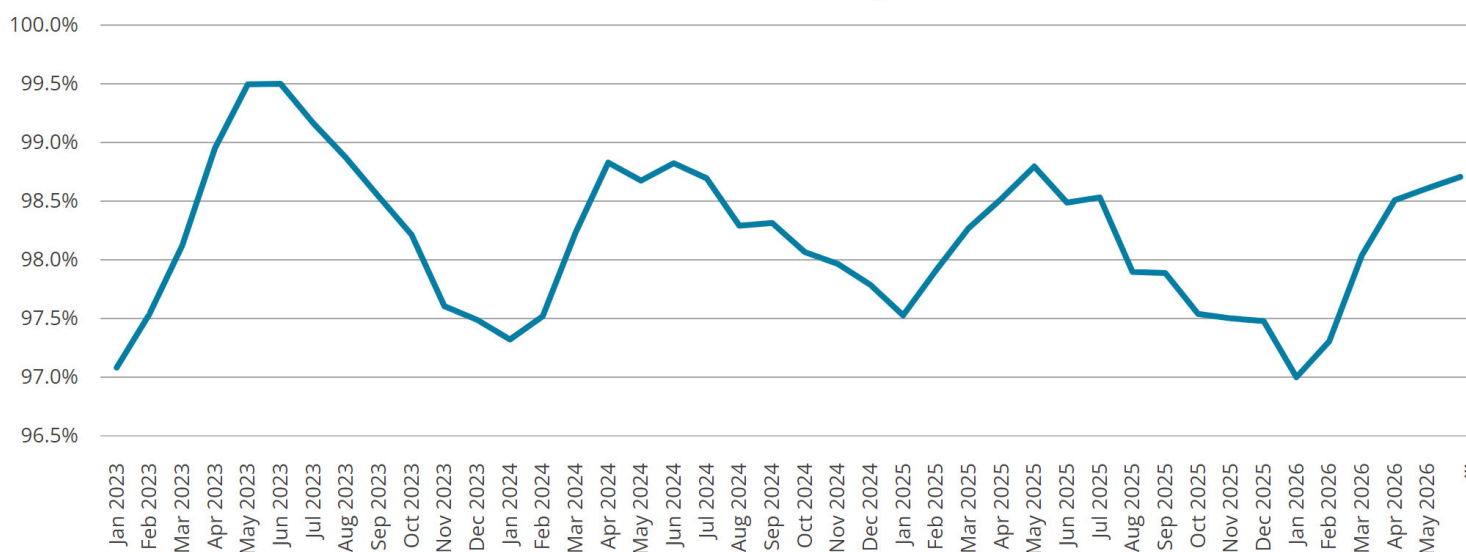


Percent of List Received

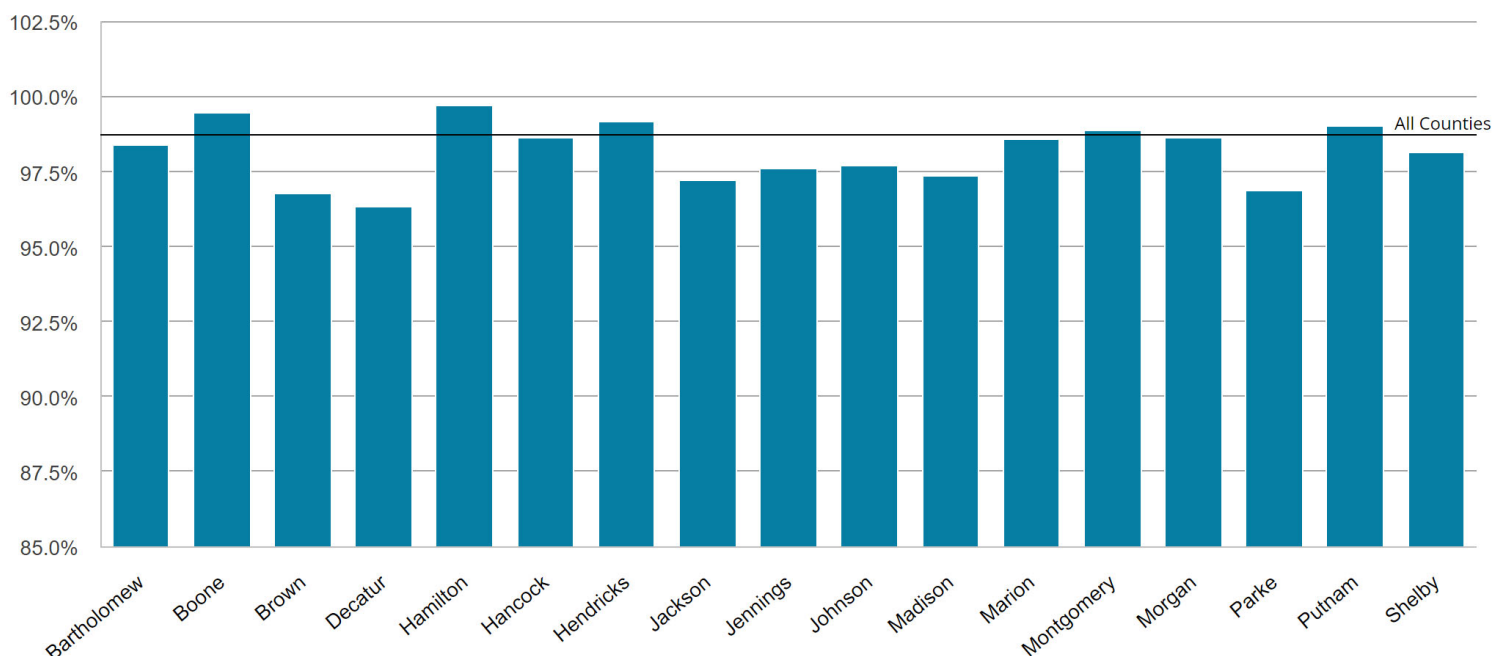
The average of the sales price divided by the final list price expressed as a percentage.

June 2026	Month over Month Change		Year over Year Change		Year to Date Change	
98.7%	⬆	0.1%	⬆	0.2%	⬇	-0.1%

Historical Activity



County Comparison

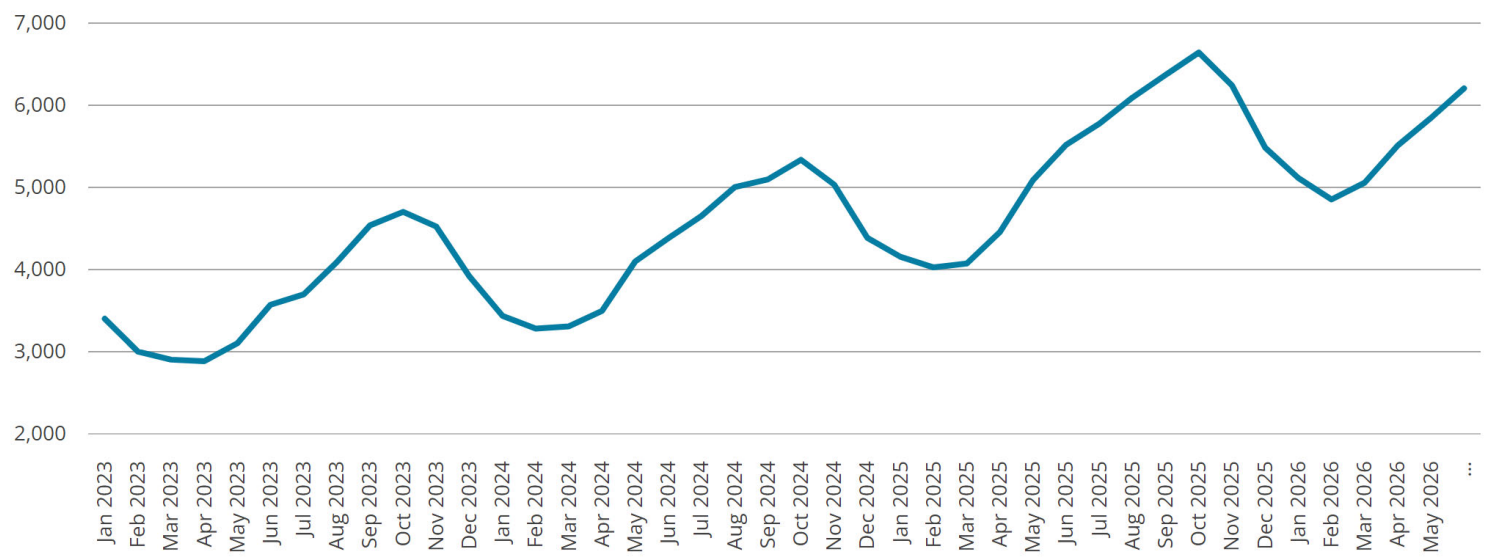


Active Inventory

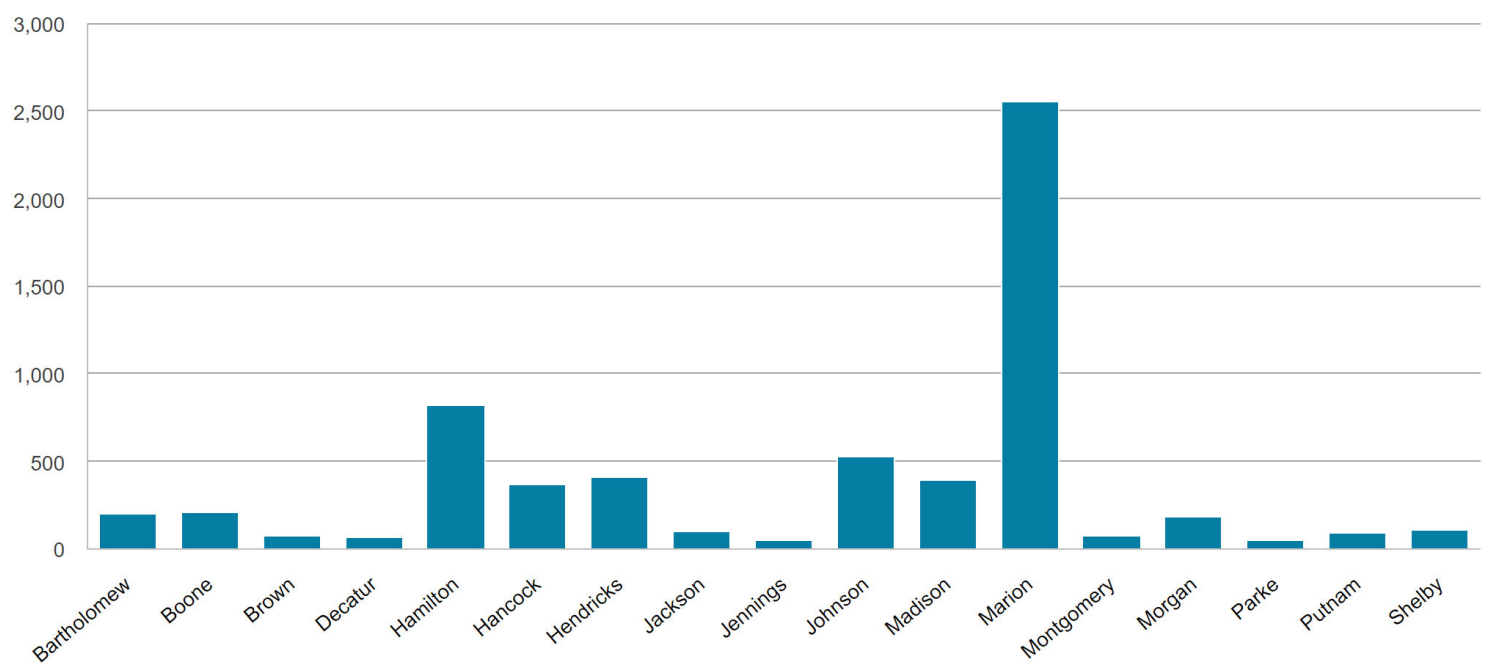
The number of properties available for sale at the end of the month, based on the list date, contract date and close date.

June 2026	Month over Month Change	Year over Year Change	Year to Date Change
6,197	⬆ 6.2%	⬆ 12.4%	—

Historical Activity



County Comparison

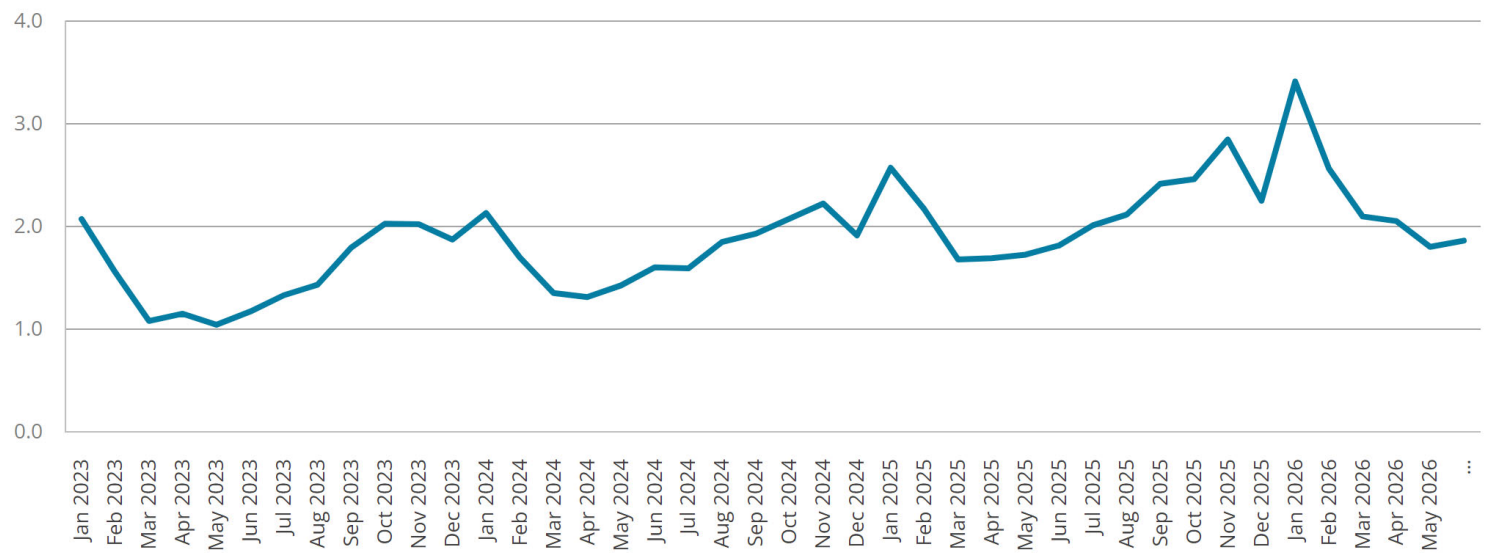


Months Supply of Inventory

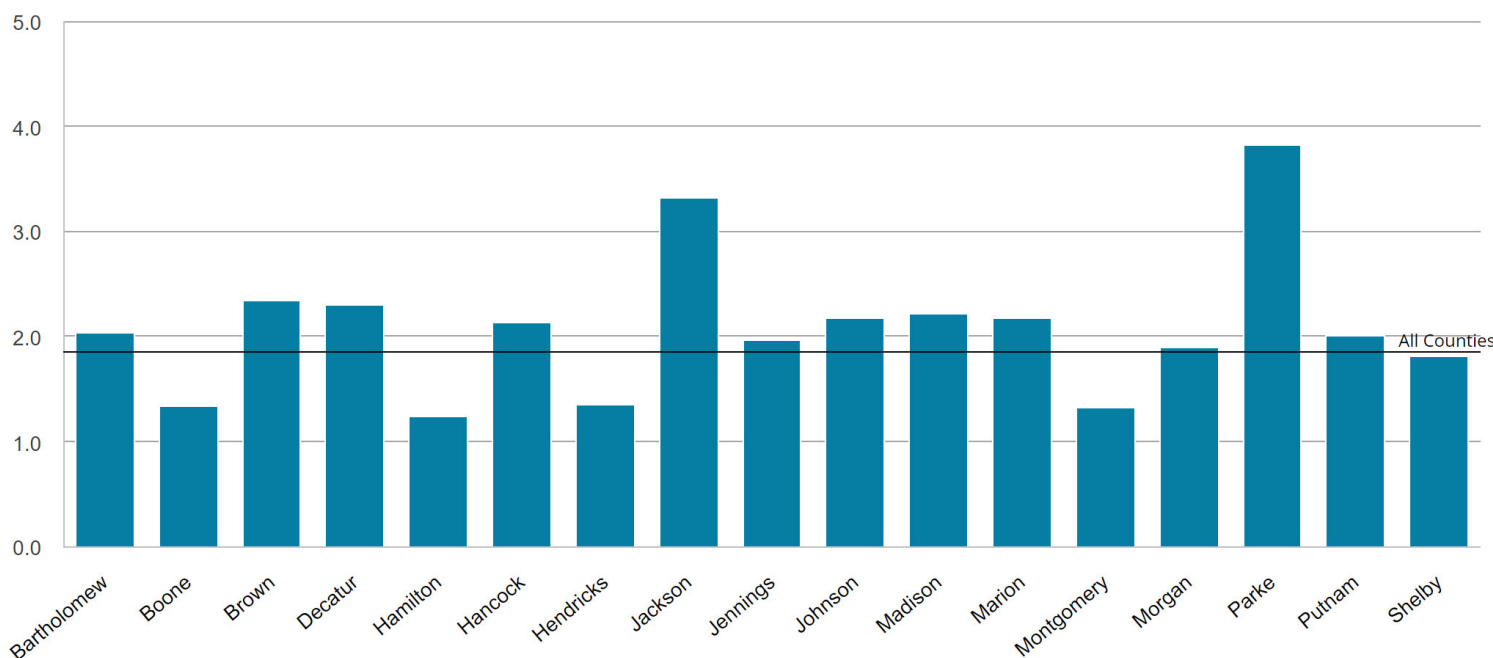
The number of months it would take to sell through the available inventory at the current monthly sales rate. NAR defines a balanced market as between 5 & 7 months of inventory.

June 2026	Month over Month Change	Year over Year Change	Year to Date Change
1.9	⬆️ 3.3%	⬆️ 2.5%	—

Historical Activity



County Comparison

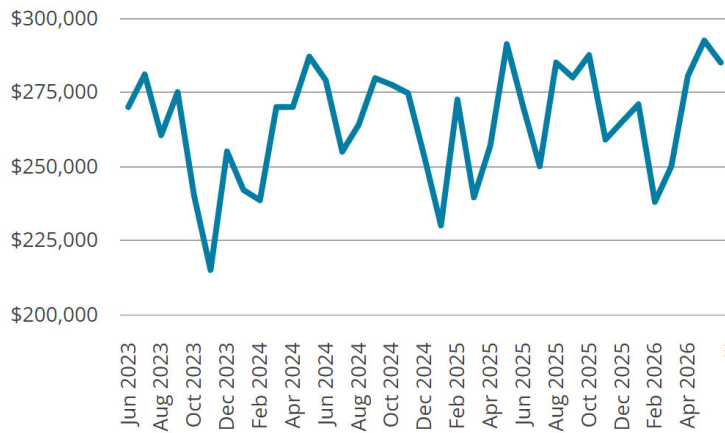


Bartholomew County

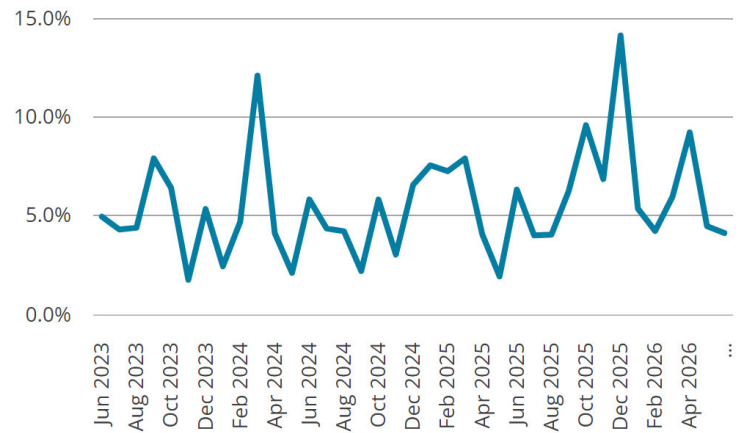
Data for Single Family Residence in Bartholomew County.

	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$285,000	\$292,400	▼ -2.53%	\$270,000	▲ 5.56%	\$270,000	\$263,800	▲ 2.35%
New Construction Sales Price	\$285,353	\$345,000	▼ -0.17%	\$289,575	▼ -0.01%	\$280,995	\$313,933	▼ -0.10%
Closed Sales	97	112	▼ -13.39%	95	▲ 2.11%	496	471	▲ 5.31%
New Listings	122	128	▼ -4.69%	106	▲ 15.09%	635	591	▲ 7.45%
Pending Sales	95	104	▼ -8.65%	93	▲ 2.15%	542	522	▲ 3.83%
Median Days on Market	15	11	▲ 36.36%	15	▶ 0.00%	17	12	▲ 41.67%
Average Days on Market	45	38	▲ 17.59%	27	▲ 65.28%	52	40	▲ 30.86%
Price per Square Foot	\$157	\$159	▼ -0.95%	\$153	▲ 2.61%	\$155	\$155	▶ 0.00%
% of List Price Received	98.3%	98.1%	▲ 0.27%	97.9%	▲ 0.42%	97.6%	98.1%	▼ -0.48%
Active Inventory	197	178	▲ 10.67%	172	▲ 14.53%	--	--	--
Months Supply of Inventory	2.0	1.6	▲ 27.79%	1.8	▲ 12.17%	--	--	--

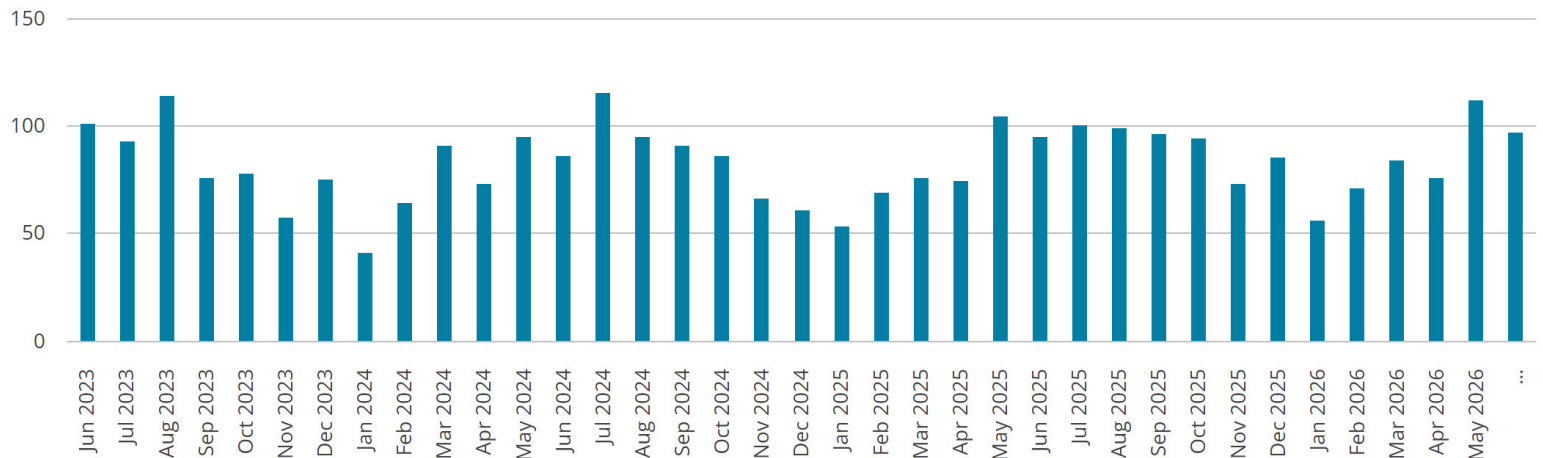
Median Sales Price



Percentage New Construction



Number of Closed Sales



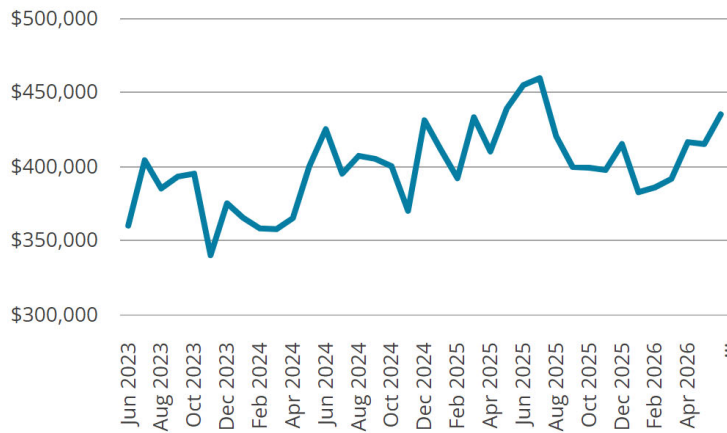
Boone County

Data for Single Family Residence in Boone County.

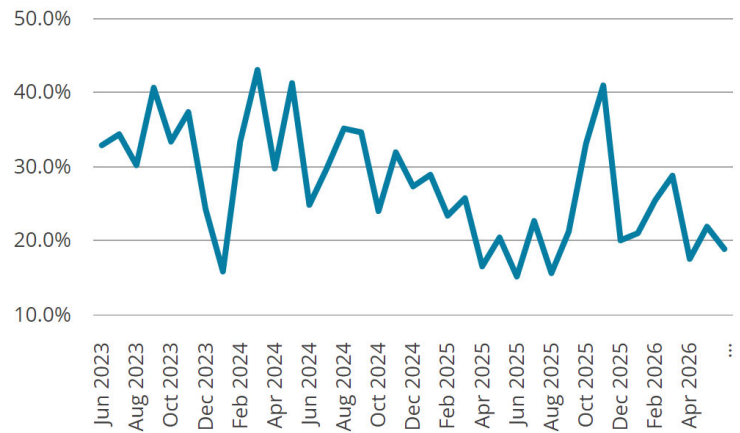


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$435,000	\$414,950	▲ 4.83%	\$454,700	▼ -4.33%	\$407,000	\$423,250	▼ -3.84%
New Construction Sales Price	\$392,185	\$410,300	▼ -0.04%	\$429,990	▼ -0.09%	\$392,185	\$425,000	▼ -0.08%
Closed Sales	154	142	▲ 8.45%	139	▲ 10.79%	634	530	▲ 19.62%
New Listings	159	162	▼ -1.85%	136	▲ 16.91%	832	752	▲ 10.64%
Pending Sales	135	135	▶ 0.00%	110	▲ 22.73%	719	597	▲ 20.44%
Median Days on Market	8	7	▲ 14.29%	10	▼ -20.00%	14	8	▲ 75.00%
Average Days on Market	37	23	▲ 59.48%	22	▲ 72.39%	39	30	▲ 29.76%
Price per Square Foot	\$178	\$189	▼ -5.57%	\$189	▼ -5.82%	\$180	\$180	▶ 0.00%
% of List Price Received	99.4%	98.8%	▲ 0.63%	99.6%	▼ -0.14%	98.6%	99.1%	▼ -0.58%
Active Inventory	205	190	▲ 7.89%	207	▼ -0.97%	--	--	--
Months Supply of Inventory	1.3	1.3	▼ -0.51%	1.5	▼ -10.61%	--	--	--

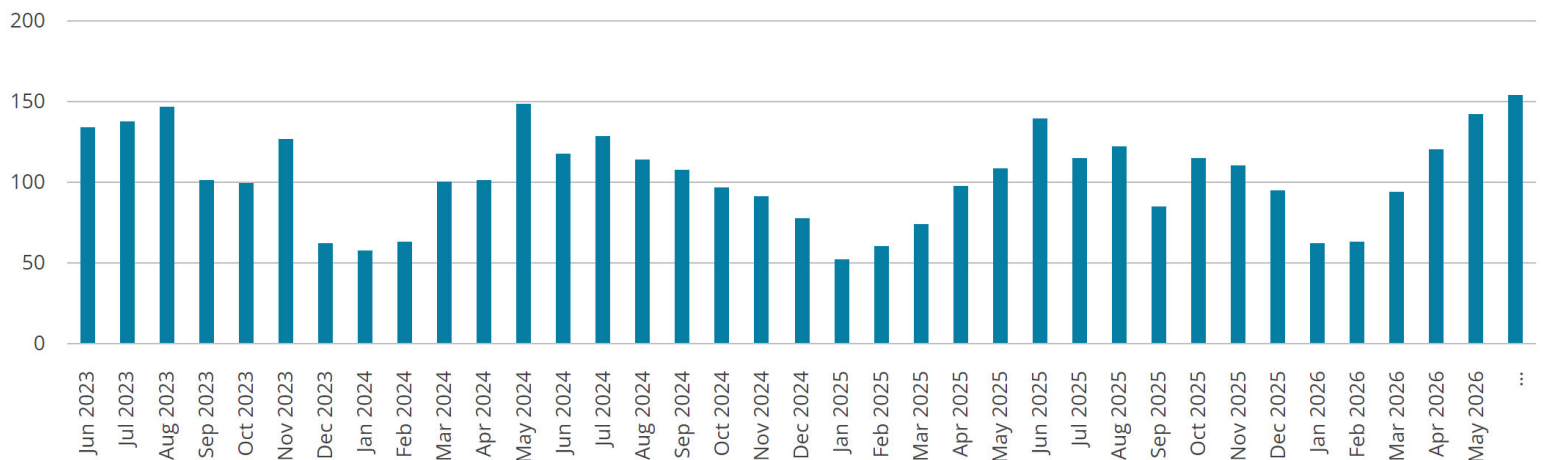
Median Sales Price



Percentage New Construction



Number of Closed Sales

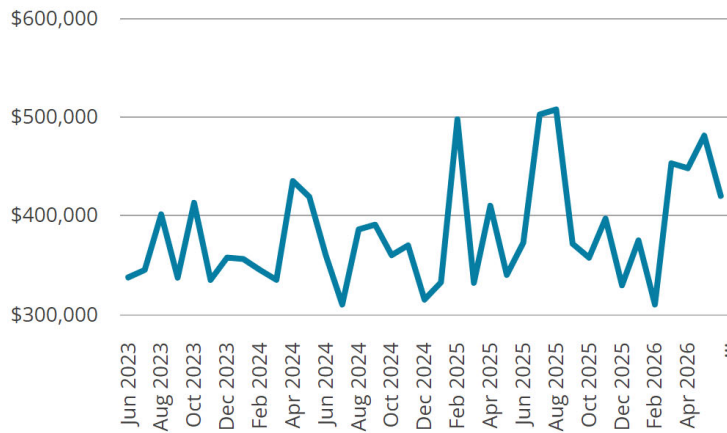


Brown County

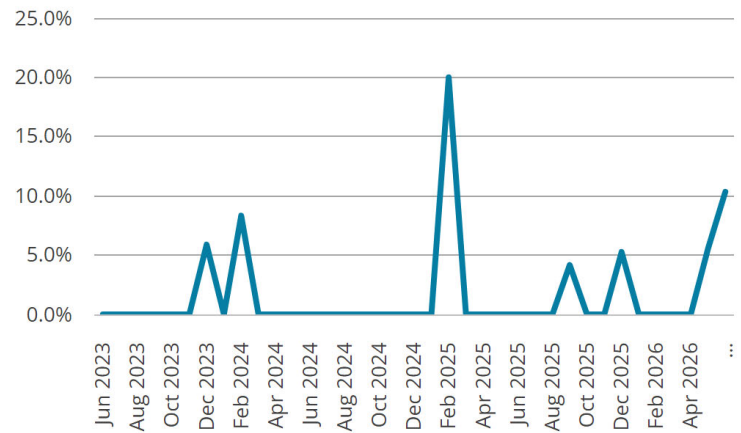
Data for Single Family Residence in Brown County.

	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$420,000	\$481,010	▼ -12.68%	\$372,450	▲ 12.77%	\$420,000	\$379,900	▲ 10.56%
New Construction Sales Price	\$515,000	\$645,000	▼ -0.20%			\$540,000	\$531,450	▲ 0.02%
Closed Sales	29	18	▲ 61.11%	26	▲ 11.54%	103	85	▲ 21.18%
New Listings	28	27	▲ 3.70%	21	▲ 33.33%	147	133	▲ 10.53%
Pending Sales	24	25	▼ -4.00%	19	▲ 26.32%	119	97	▲ 22.68%
Median Days on Market	33.5	36	▼ -6.94%	31	▲ 8.06%	36	31	▲ 16.13%
Average Days on Market	87	77	▲ 13.16%	93	▼ -6.40%	91	81	▲ 12.11%
Price per Square Foot	\$205	\$238	▼ -13.68%	\$225	▼ -8.89%	\$217	\$226	▼ -3.98%
% of List Price Received	96.8%	95.7%	▲ 1.13%	97.3%	▼ -0.55%	96.2%	96.8%	▼ -0.69%
Active Inventory	68	71	▼ -4.23%	73	▼ -6.85%	--	--	--
Months Supply of Inventory	2.3	3.9	▼ -40.54%	2.8	▼ -16.48%	--	--	--

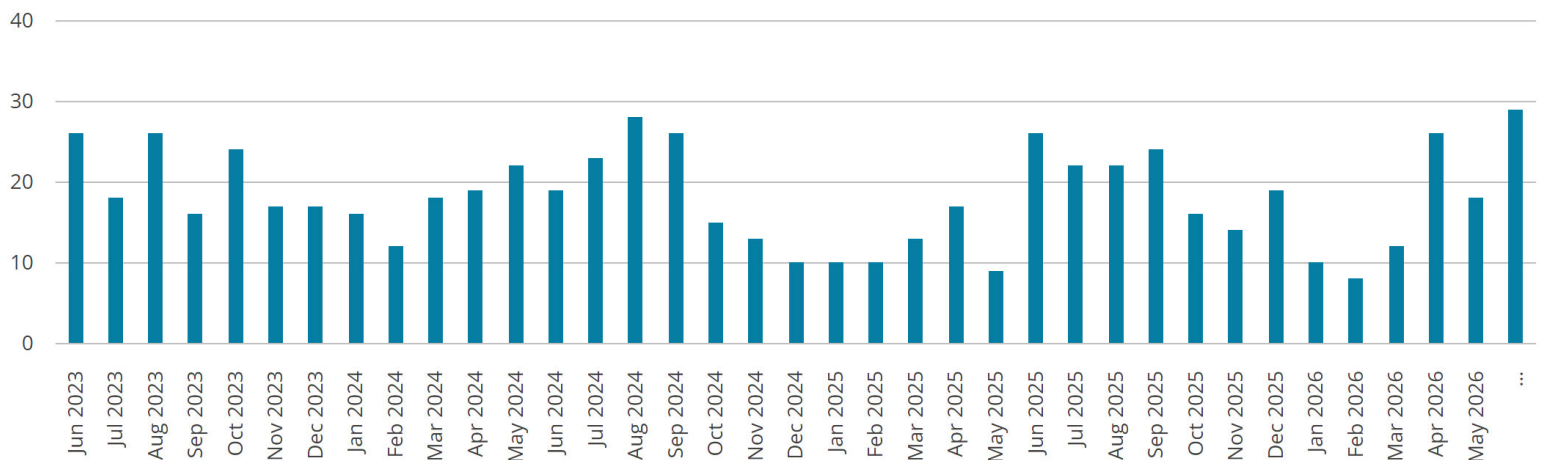
Median Sales Price



Percentage New Construction



Number of Closed Sales



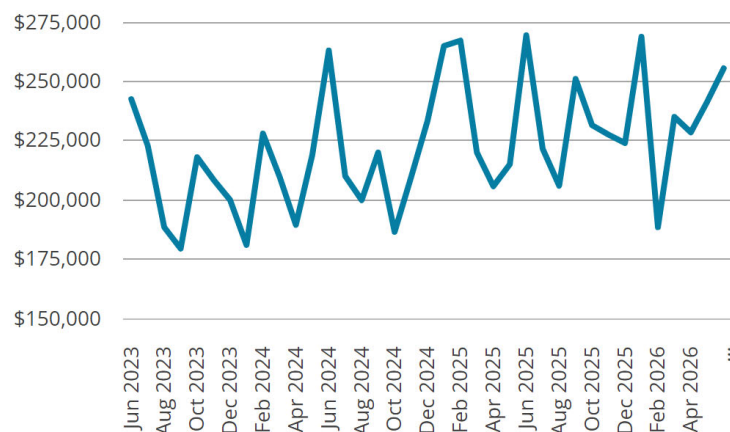
Decatur County

Data for Single Family Residence in Decatur County.

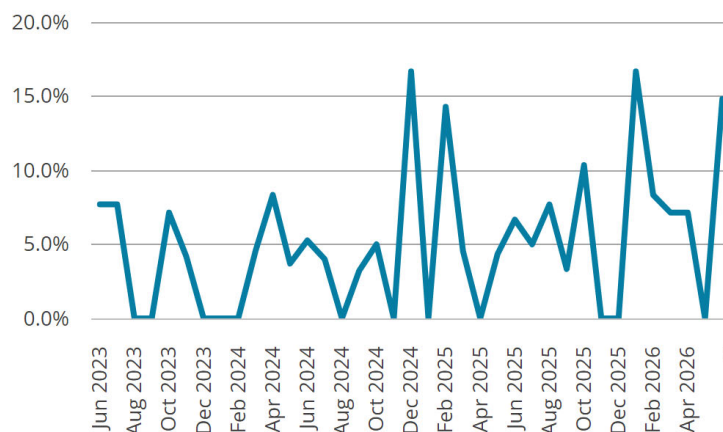


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$255,500	\$241,500	▲ 5.80%	\$269,418	▼ -5.17%	\$235,000	\$237,000	▼ -0.84%
New Construction Sales Price	\$302,380			\$270,218	▲ 0.12%	\$307,600	\$264,918	▲ 0.16%
Closed Sales	27	22	▲ 22.73%	30	▼ -10.00%	129	117	▲ 10.26%
New Listings	32	36	▼ -11.11%	37	▼ -13.51%	162	168	▼ -3.57%
Pending Sales	29	25	▲ 16.00%	24	▲ 20.83%	143	132	▲ 8.33%
Median Days on Market	24	16	▲ 50.00%	47	▼ -48.94%	30	23	▲ 30.43%
Average Days on Market	40	56	▼ -28.63%	69	▼ -41.73%	59	57	▲ 2.89%
Price per Square Foot	\$159	\$165	▼ -3.34%	\$161	▼ -0.93%	\$156	\$157	▼ -0.64%
% of List Price Received	96.3%	97.0%	▼ -0.65%	98.3%	▼ -2.04%	96.1%	97.6%	▼ -1.56%
Active Inventory	62	60	▲ 3.33%	57	▲ 8.77%	--	--	--
Months Supply of Inventory	2.3	2.7	▼ -15.80%	1.9	▲ 20.85%	--	--	--

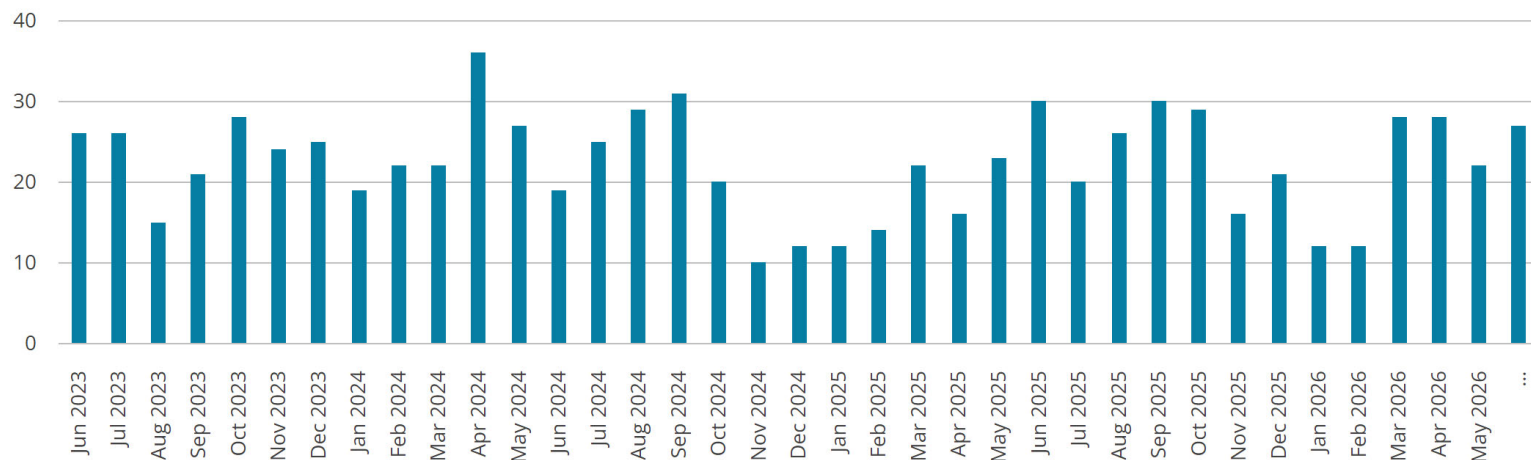
Median Sales Price



Percentage New Construction



Number of Closed Sales



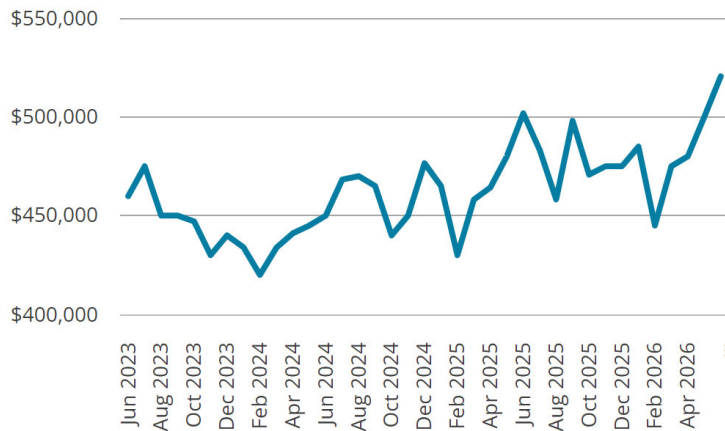
Hamilton County

Data for Single Family Residence in Hamilton County.

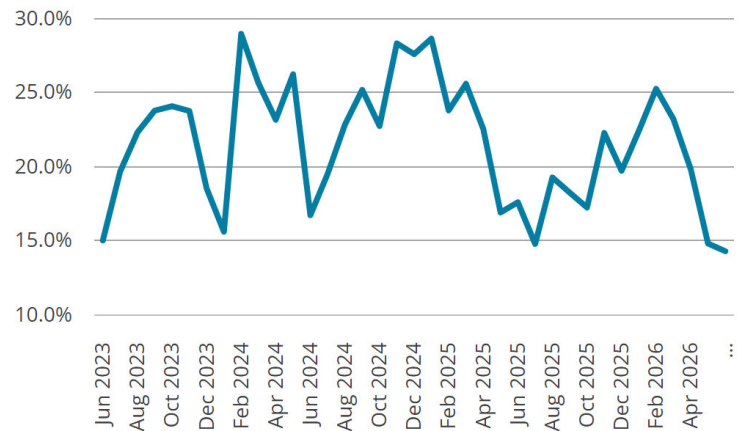


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$520,500	\$500,000	▲ 4.10%	\$501,788	▲ 3.73%	\$490,000	\$474,990	▲ 3.16%
New Construction Sales Price	\$544,940	\$543,875	▲ 0.00%	\$504,998	▲ 0.08%	\$514,813	\$512,939	▲ 0.00%
Closed Sales	659	636	▲ 3.62%	592	▲ 11.32%	2,838	2,699	▲ 5.15%
New Listings	716	650	▲ 10.15%	712	▲ 0.56%	3,543	3,560	▼ -0.48%
Pending Sales	588	618	▼ -4.85%	579	▲ 1.55%	3,155	3,075	▲ 2.60%
Median Days on Market	8	5	▲ 60.00%	8	▶ 0.00%	8	7	▲ 14.29%
Average Days on Market	30	25	▲ 19.25%	23	▲ 27.76%	37	30	▲ 22.16%
Price per Square Foot	\$189	\$190	▼ -0.53%	\$184	▲ 2.72%	\$187	\$182	▲ 2.75%
% of List Price Received	99.7%	99.6%	▲ 0.13%	99.5%	▲ 0.17%	99.2%	99.2%	▼ -0.01%
Active Inventory	818	729	▲ 12.21%	792	▲ 3.28%	--	--	--
Months Supply of Inventory	1.2	1.1	▲ 8.29%	1.3	▼ -7.22%	--	--	--

Median Sales Price



Percentage New Construction



Number of Closed Sales

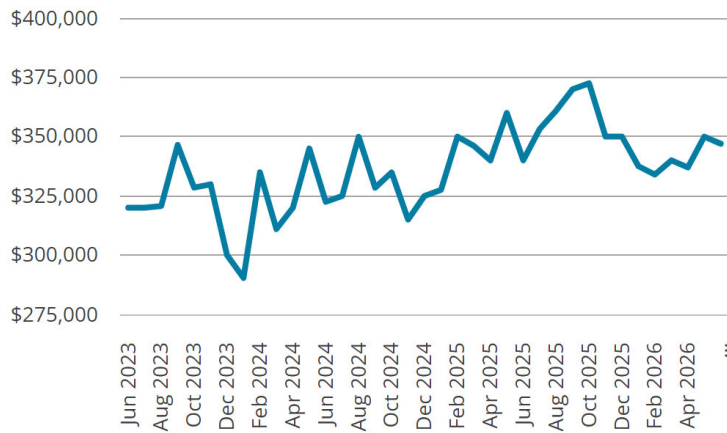


Hancock County

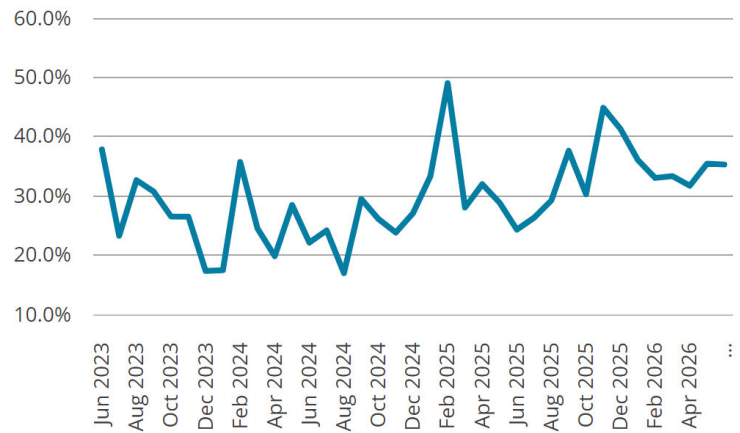
Data for Single Family Residence in Hancock County.

	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$347,000	\$350,000	▼ -0.86%	\$340,000	▲ 2.06%	\$342,880	\$345,000	▼ -0.61%
New Construction Sales Price	\$379,450	\$376,000	▲ 0.01%	\$374,745	▲ 0.01%	\$369,650	\$376,250	▼ -0.02%
Closed Sales	170	175	▼ -2.86%	144	▲ 18.06%	801	727	▲ 10.18%
New Listings	209	218	▼ -4.13%	171	▲ 22.22%	1,003	987	▲ 1.62%
Pending Sales	172	162	▲ 6.17%	134	▲ 28.36%	899	815	▲ 10.31%
Median Days on Market	22.5	15.5	▲ 45.16%	25	▼ -10.00%	31	17	▲ 82.35%
Average Days on Market	51	56	▼ -7.57%	43	▲ 20.52%	65	44	▲ 45.81%
Price per Square Foot	\$167	\$163	▲ 2.45%	\$158	▲ 6.03%	\$160	\$163	▼ -1.84%
% of List Price Received	98.6%	98.6%	▲ 0.04%	98.4%	▲ 0.22%	98.2%	98.2%	▼ -0.02%
Active Inventory	362	328	▲ 10.37%	305	▲ 18.69%	--	--	--
Months Supply of Inventory	2.1	1.9	▲ 13.61%	2.1	▲ 0.54%	--	--	--

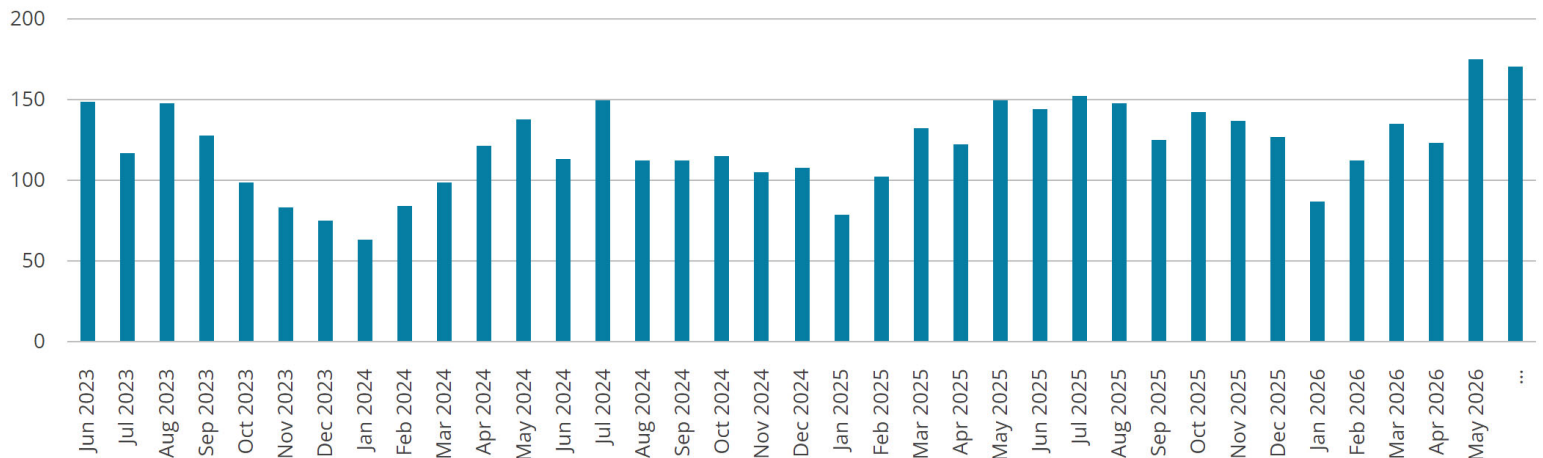
Median Sales Price



Percentage New Construction



Number of Closed Sales

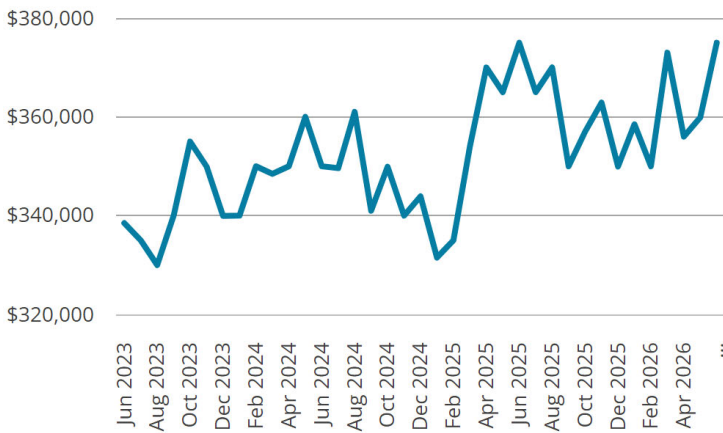


Hendricks County

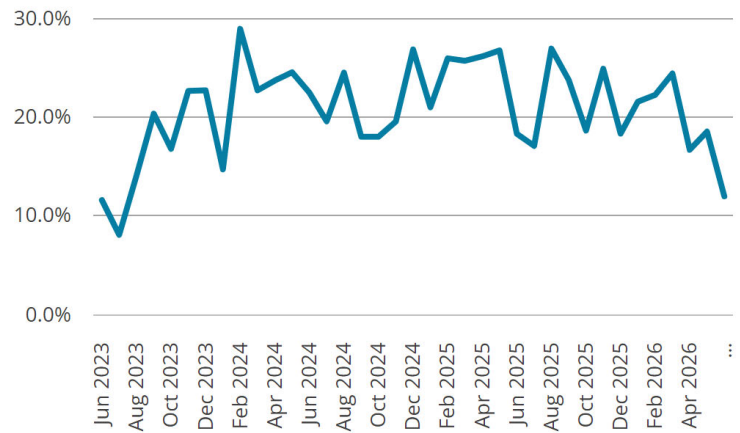
Data for Single Family Residence in Hendricks County.

	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$375,000	\$359,900	▲ 4.20%	\$375,000	▶ 0.00%	\$363,000	\$359,950	▲ 0.85%
New Construction Sales Price	\$397,500	\$405,000	▼ -0.02%	\$426,500	▼ -0.07%	\$409,900	\$401,000	▲ 0.02%
Closed Sales	301	281	▲ 7.12%	257	▲ 17.12%	1,298	1,242	▲ 4.51%
New Listings	292	310	▼ -5.81%	310	▼ -5.81%	1,573	1,592	▼ -1.19%
Pending Sales	237	271	▼ -12.55%	248	▼ -4.44%	1,413	1,386	▲ 1.95%
Median Days on Market	16	9	▲ 77.78%	10	▲ 60.00%	16	13	▲ 23.08%
Average Days on Market	40	39	▲ 2.17%	31	▲ 29.02%	48	42	▲ 15.58%
Price per Square Foot	\$165	\$173	▼ -4.91%	\$166	▼ -0.90%	\$167	\$160	▲ 4.38%
% of List Price Received	99.2%	99.1%	▲ 0.10%	98.8%	▲ 0.32%	98.8%	98.3%	▲ 0.46%
Active Inventory	404	364	▲ 10.99%	437	▼ -7.55%	--	--	--
Months Supply of Inventory	1.3	1.3	▲ 3.61%	1.7	▼ -21.07%	--	--	--

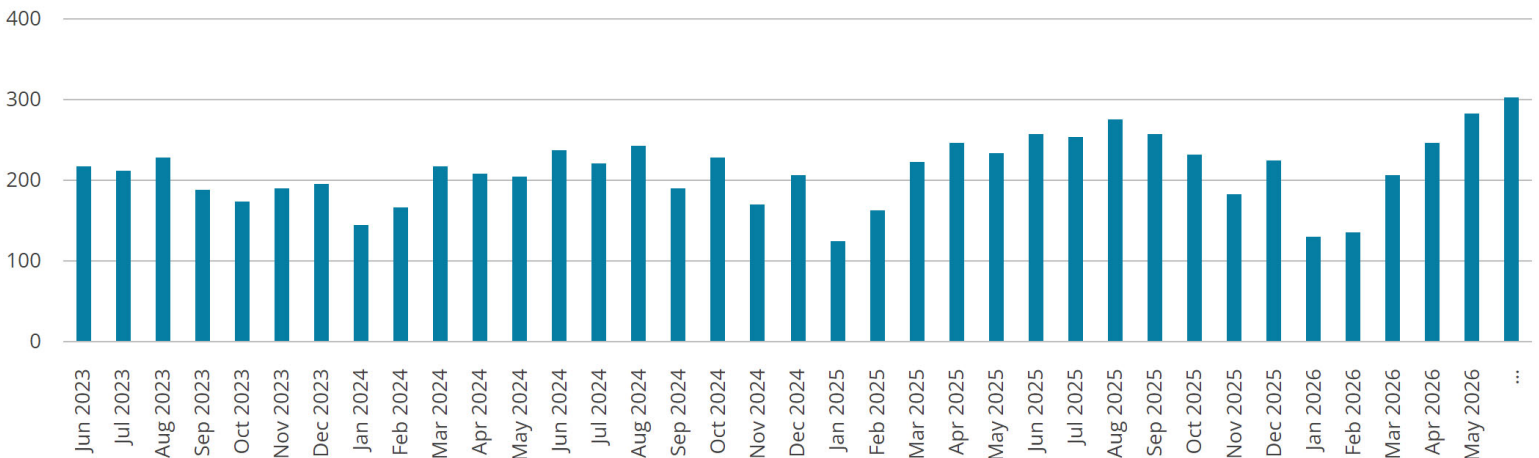
Median Sales Price



Percentage New Construction



Number of Closed Sales



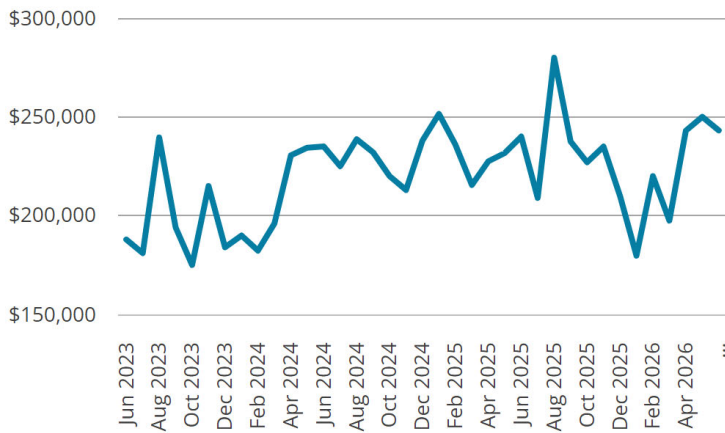
Jackson County

Data for Single Family Residence in Jackson County.

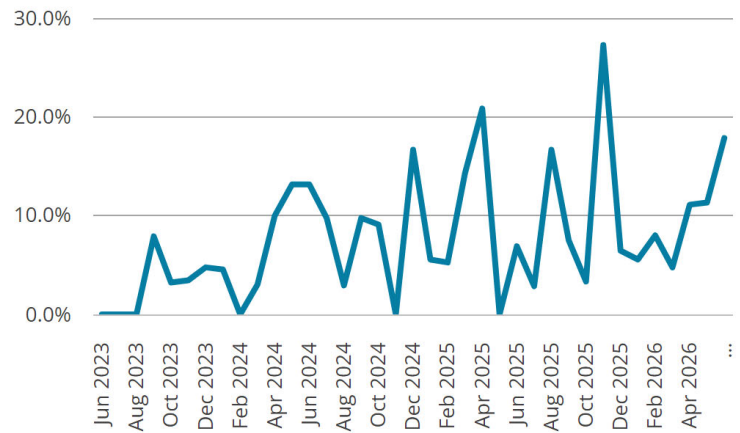


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$243,150	\$250,000	▼ -2.74%	\$240,000	▲ 1.31%	\$217,000	\$234,550	▼ -7.48%
New Construction Sales Price	\$299,000	\$255,000	▲ 0.17%	\$292,750	▲ 0.02%	\$260,000	\$261,250	▼ 0.00%
Closed Sales	28	53	▼ -47.17%	29	▼ -3.45%	211	146	▲ 44.52%
New Listings	48	40	▲ 20.00%	43	▲ 11.63%	280	211	▲ 32.70%
Pending Sales	47	34	▲ 38.24%	40	▲ 17.50%	246	160	▲ 53.75%
Median Days on Market	33	27	▲ 22.22%	15	▲ 120.00%	33	16	▲ 109.68%
Average Days on Market	60	45	▲ 32.51%	44	▲ 36.79%	61	49	▲ 23.77%
Price per Square Foot	\$140	\$156	▼ -10.58%	\$152	▼ -8.22%	\$151	\$146	▲ 3.78%
% of List Price Received	97.2%	97.5%	▼ -0.34%	97.4%	▼ -0.18%	96.3%	98.5%	▼ -2.15%
Active Inventory	93	95	▼ -2.11%	77	▲ 20.78%	--	--	--
Months Supply of Inventory	3.3	1.8	▲ 85.27%	2.7	▲ 25.09%	--	--	--

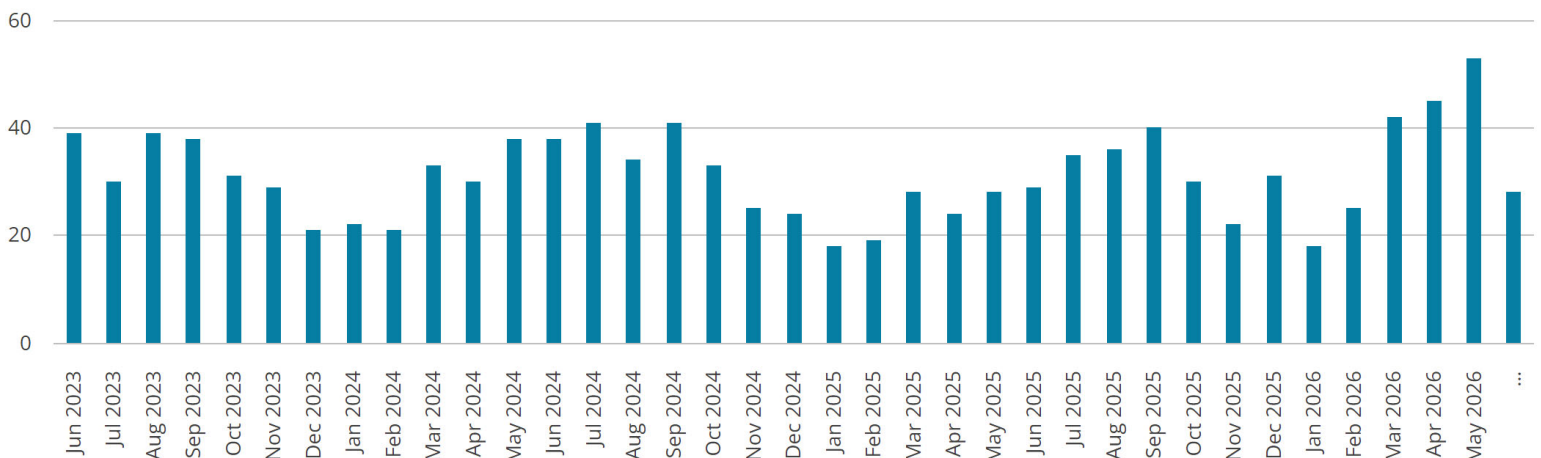
Median Sales Price



Percentage New Construction



Number of Closed Sales



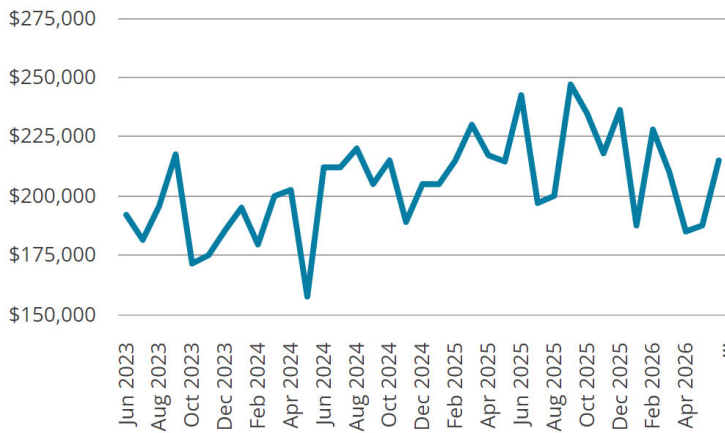
Jennings County

Data for Single Family Residence in Jennings County.

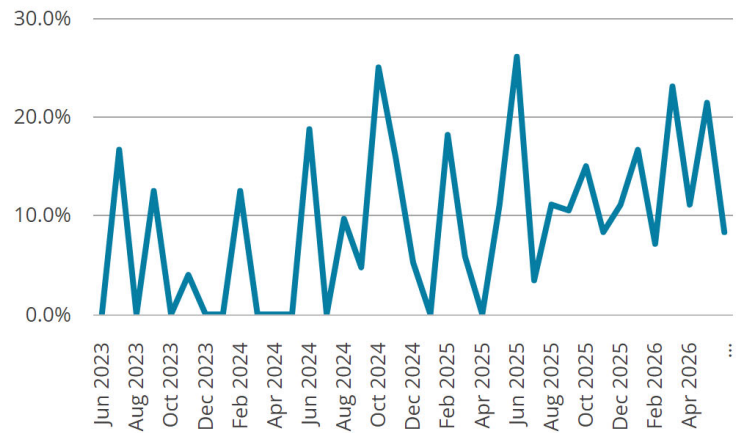


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$214,900	\$187,500	⬆️ 14.61%	\$242,500	⬇️ -11.38%	\$199,000	\$219,000	⬇️ -9.13%
New Construction Sales Price	\$190,750	\$170,000	⬆️ 0.12%	\$294,900	⬇️ -0.35%	\$213,000	\$256,900	⬇️ -0.17%
Closed Sales	24	14	⬆️ 71.43%	23	⬆️ 4.35%	95	97	⬇️ -2.06%
New Listings	21	30	⬆️ -30.00%	35	⬇️ -40.00%	132	152	⬇️ -13.16%
Pending Sales	15	27	⬆️ -44.44%	22	⬇️ -31.82%	114	109	⬆️ 4.59%
Median Days on Market	39	8	⬆️ 387.50%	14.5	⬆️ 168.97%	40	18	⬆️ 119.44%
Average Days on Market	75	47	⬆️ 61.33%	34	⬆️ 120.49%	78	56	⬆️ 39.31%
Price per Square Foot	\$147	\$122	⬆️ 20.99%	\$156	⬇️ -5.77%	\$145	\$151	⬇️ -3.97%
% of List Price Received	97.6%	97.5%	⬆️ 0.13%	98.6%	⬇️ -0.98%	97.2%	98.5%	⬇️ -1.30%
Active Inventory	47	37	⬆️ 27.03%	56	⬇️ -16.07%	--	--	--
Months Supply of Inventory	2.0	2.6	⬆️ -25.88%	2.4	⬇️ -19.57%	--	--	--

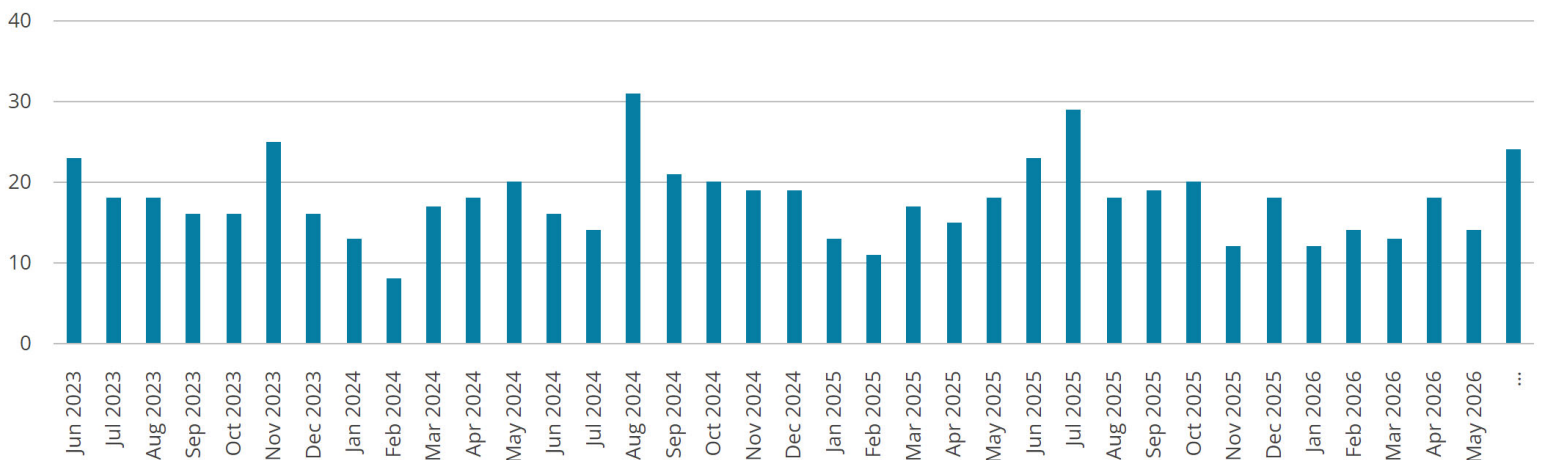
Median Sales Price



Percentage New Construction



Number of Closed Sales



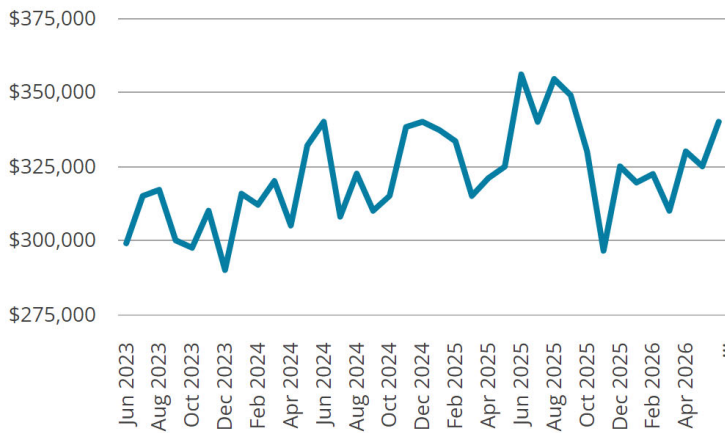
Johnson County

Data for Single Family Residence in Johnson County.

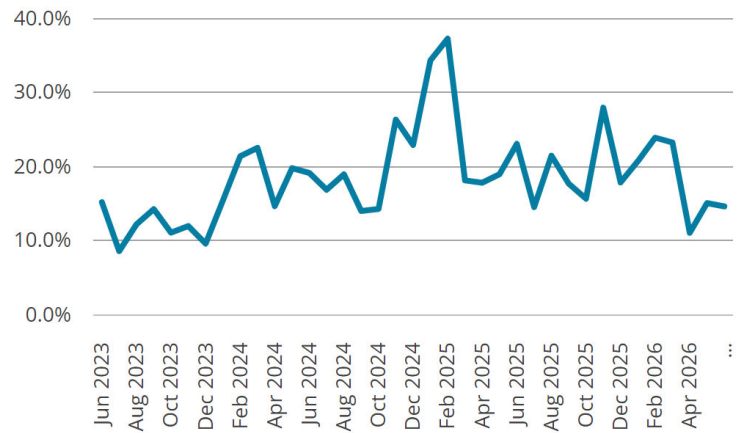


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$340,000	\$325,000	▲ 4.62%	\$355,979	▼ -4.49%	\$325,000	\$330,000	▼ -1.52%
New Construction Sales Price	\$403,000	\$371,400	▲ 0.09%	\$397,495	▲ 0.01%	\$391,250	\$392,000	▼ 0.00%
Closed Sales	240	233	▲ 3.00%	252	▼ -4.76%	1,164	1,239	▼ -6.05%
New Listings	298	348	▼ -14.37%	297	▲ 0.34%	1,633	1,545	▲ 5.70%
Pending Sales	247	258	▼ -4.26%	205	▲ 20.49%	1,313	1,323	▼ -0.76%
Median Days on Market	19	15	▲ 26.67%	11	▲ 72.73%	22	14	▲ 57.14%
Average Days on Market	45	42	▲ 7.26%	25	▲ 76.36%	50	42	▲ 20.86%
Price per Square Foot	\$170	\$173	▼ -2.02%	\$162	▲ 4.63%	\$168	\$158	▲ 6.33%
% of List Price Received	97.7%	98.1%	▼ -0.45%	97.5%	▲ 0.18%	97.8%	98.0%	▼ -0.13%
Active Inventory	520	488	▲ 6.56%	404	▲ 28.71%	--	--	--
Months Supply of Inventory	2.2	2.1	▲ 3.45%	1.6	▲ 35.15%	--	--	--

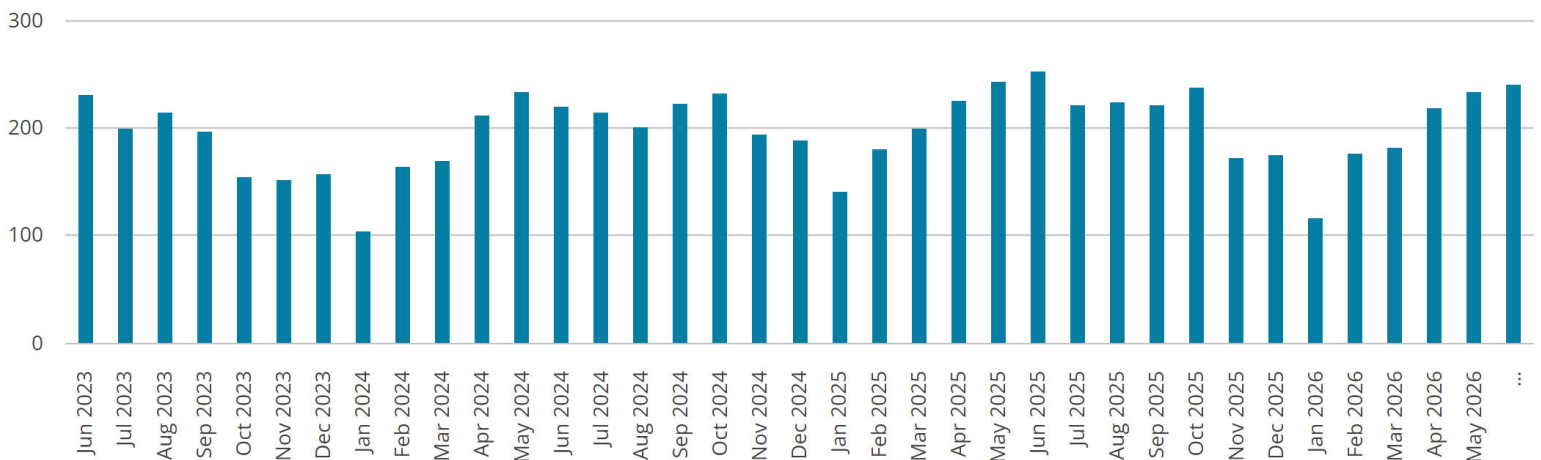
Median Sales Price



Percentage New Construction



Number of Closed Sales

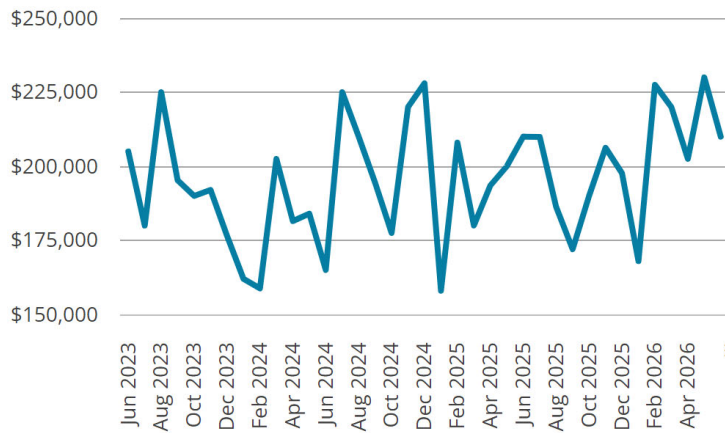


Madison County

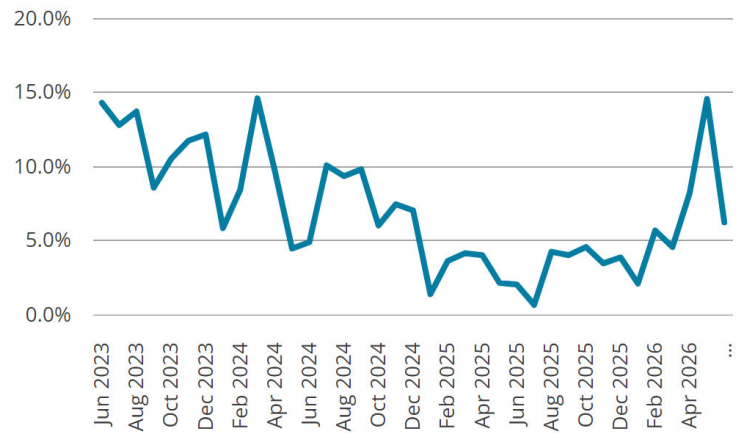
Data for Single Family Residence in Madison County.

	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$210,000	\$230,000	▼ -8.70%	\$210,000	▶ 0.00%	\$214,000	\$195,000	▶ 9.74%
New Construction Sales Price	\$345,272	\$355,948	▼ -0.03%	\$418,630	▼ -0.18%	\$344,335	\$350,000	▼ -0.02%
Closed Sales	177	165	▶ 7.27%	149	▶ 18.79%	822	720	▶ 14.17%
New Listings	201	232	▼ -13.36%	164	▶ 22.56%	1,174	943	▶ 24.50%
Pending Sales	179	169	▶ 5.92%	146	▶ 22.60%	907	800	▶ 13.38%
Median Days on Market	21	13	▶ 61.54%	12	▶ 75.00%	20	16	▶ 25.00%
Average Days on Market	37	34	▶ 9.07%	25	▶ 49.54%	46	41	▶ 13.55%
Price per Square Foot	\$143	\$144	▼ -0.69%	\$136	▶ 5.15%	\$137	\$128	▶ 7.03%
% of List Price Received	97.4%	97.8%	▼ -0.41%	97.8%	▼ -0.41%	97.2%	97.4%	▼ -0.21%
Active Inventory	393	381	▶ 3.15%	244	▶ 61.07%	--	--	--
Months Supply of Inventory	2.2	2.3	▼ -3.84%	1.6	▶ 35.59%	--	--	--

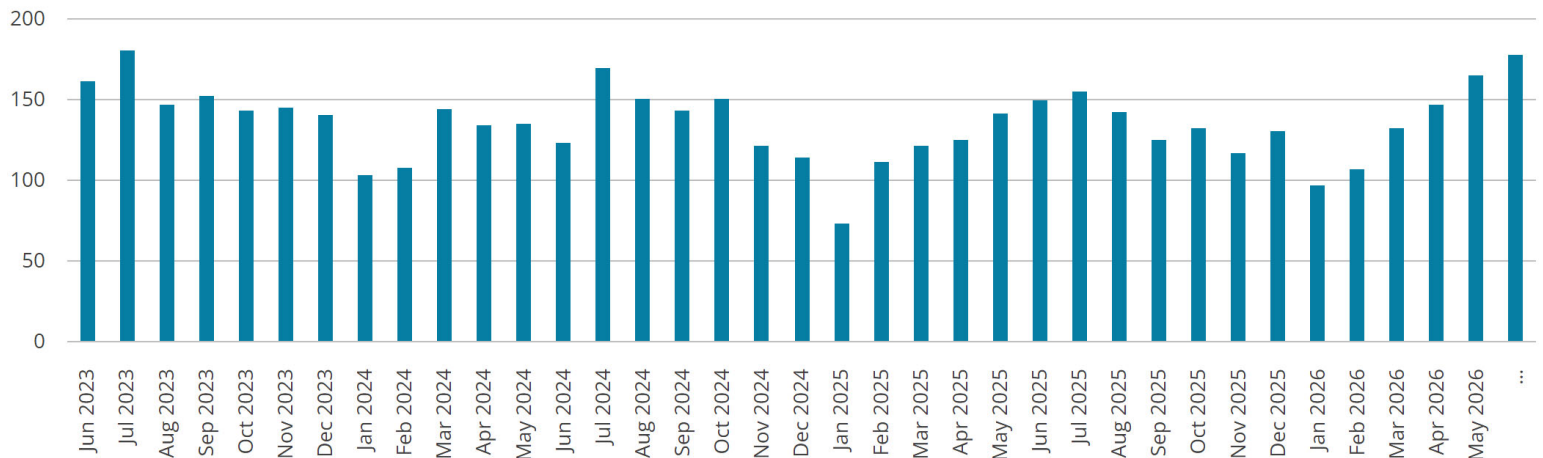
Median Sales Price



Percentage New Construction



Number of Closed Sales



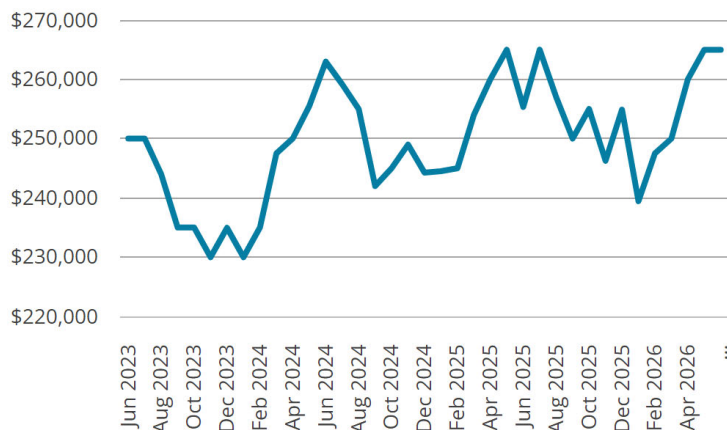
Marion County

Data for Single Family Residence in Marion County.

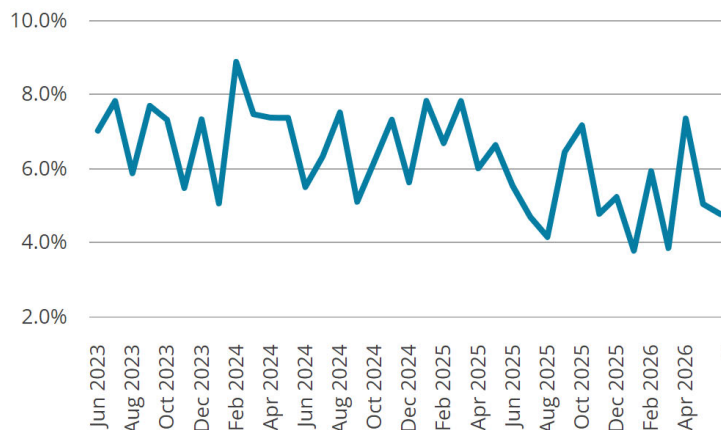


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$265,000	\$265,000	↗ 0.00%	\$255,338	↗ 3.78%	\$257,945	\$255,000	↗ 1.15%
New Construction Sales Price	\$307,000	\$345,498	↘ -0.11%	\$347,000	↘ -0.12%	\$336,900	\$345,500	↘ -0.02%
Closed Sales	1,176	1,152	↗ 2.08%	1,052	↗ 11.79%	5,306	5,310	↘ -0.08%
New Listings	1,405	1,542	↘ -8.88%	1,370	↗ 2.55%	7,673	7,307	↗ 5.01%
Pending Sales	1,160	1,141	↗ 1.67%	932	↗ 24.46%	6,013	5,720	↗ 5.12%
Median Days on Market	16	14	↗ 14.29%	10	↗ 60.00%	18	14	↗ 28.57%
Average Days on Market	39	44	↘ -12.78%	32	↗ 20.91%	50	43	↗ 17.55%
Price per Square Foot	\$155	\$160	↘ -3.13%	\$156	↘ -0.64%	\$155	\$154	↗ 0.65%
% of List Price Received	98.6%	98.5%	↗ 0.11%	98.3%	↗ 0.29%	98.1%	98.3%	↘ -0.23%
Active Inventory	2,548	2,448	↗ 4.08%	2,215	↗ 15.03%	--	--	--
Months Supply of Inventory	2.2	2.1	↗ 1.96%	2.1	↗ 2.90%	--	--	--

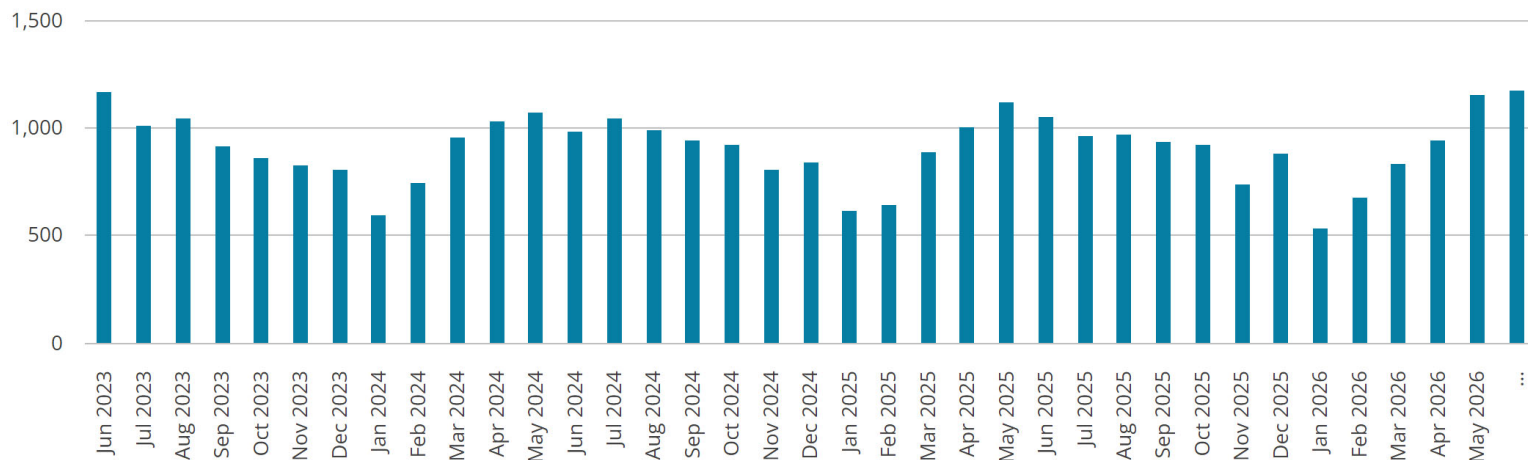
Median Sales Price



Percentage New Construction



Number of Closed Sales

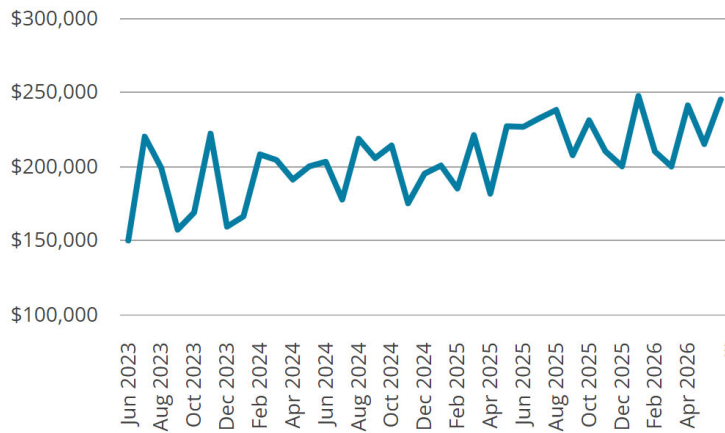


Montgomery County

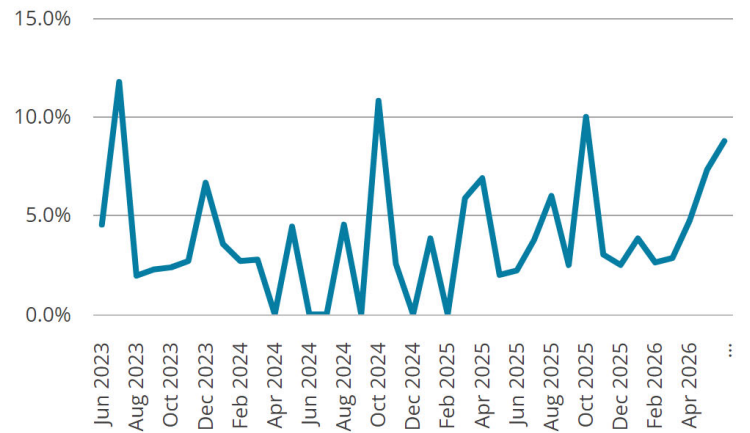
Data for Single Family Residence in Montgomery County.

	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$245,000	\$215,000	▲ 13.95%	\$226,600	▲ 8.12%	\$225,000	\$210,000	▲ 7.14%
New Construction Sales Price	\$390,531	\$309,995	▲ 0.26%	\$465,000	▼ -0.16%	\$370,000	\$399,900	▼ -0.07%
Closed Sales	57	41	▲ 39.02%	45	▲ 26.67%	239	219	▲ 9.13%
New Listings	54	57	▼ -5.26%	57	▼ -5.26%	303	284	▲ 6.69%
Pending Sales	50	53	▼ -5.66%	52	▼ -3.85%	267	245	▲ 8.98%
Median Days on Market	12	14	▼ -14.29%	9.5	▲ 26.32%	12	15	▼ -20.00%
Average Days on Market	28	43	▼ -34.52%	27	▲ 1.45%	40	46	▼ -13.32%
Price per Square Foot	\$143	\$136	▲ 5.15%	\$143	▶ 0.00%	\$140	\$135	▲ 3.70%
% of List Price Received	98.8%	98.8%	▲ 0.01%	97.3%	▲ 1.63%	97.8%	97.2%	▲ 0.65%
Active Inventory	75	71	▲ 5.63%	71	▲ 5.63%	--	--	--
Months Supply of Inventory	1.3	1.7	▼ -24.01%	1.6	▼ -16.60%	--	--	--

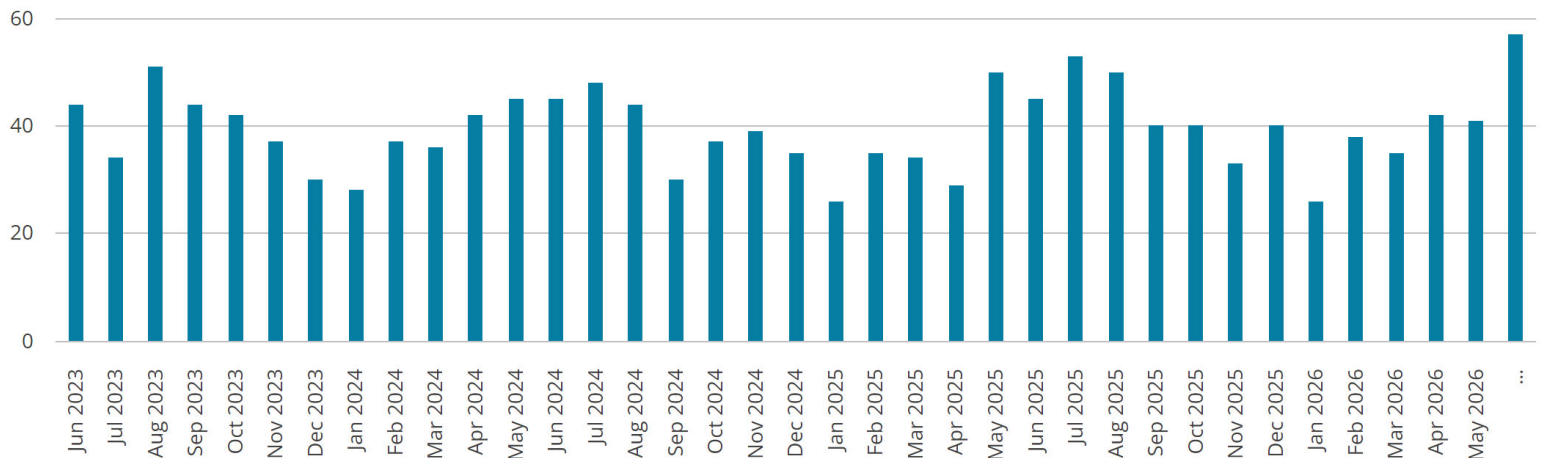
Median Sales Price



Percentage New Construction



Number of Closed Sales

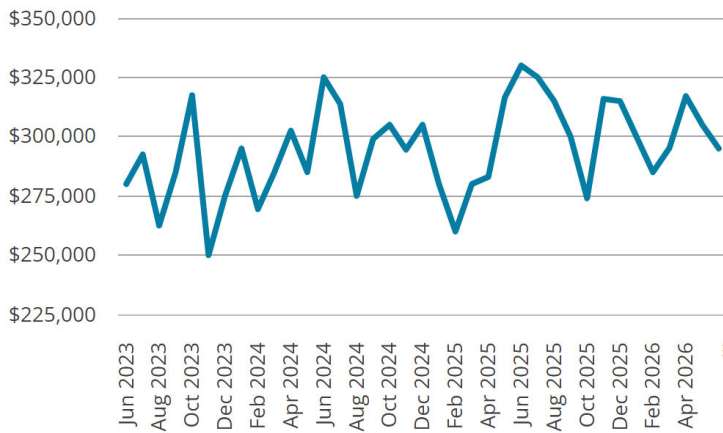


Morgan County

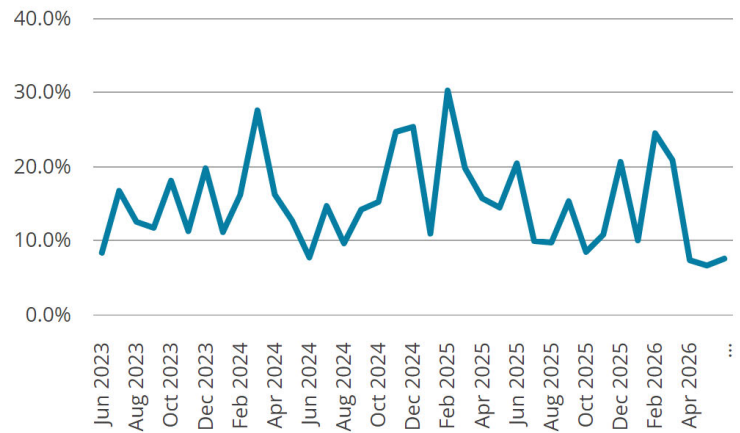
Data for Single Family Residence in Morgan County.

	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$295,000	\$305,000	▼ -3.28%	\$330,000	▼ -10.61%	\$300,000	\$290,000	▲ 3.45%
New Construction Sales Price	\$311,600	\$264,490	▲ 0.18%	\$342,000	▼ -0.09%	\$302,948	\$320,000	▼ -0.05%
Closed Sales	93	106	▼ -12.26%	103	▼ -9.71%	438	469	▼ -6.61%
New Listings	118	100	▲ 18.00%	115	▲ 2.61%	573	613	▼ -6.53%
Pending Sales	104	85	▲ 22.35%	95	▲ 9.47%	506	517	▼ -2.13%
Median Days on Market	14.5	19	▼ -23.68%	12	▲ 20.83%	20	21	▼ -7.14%
Average Days on Market	52	43	▲ 20.76%	40	▲ 31.48%	50	48	▲ 3.62%
Price per Square Foot	\$178	\$176	▲ 1.42%	\$177	▲ 0.56%	\$166	\$163	▲ 1.84%
% of List Price Received	98.6%	98.4%	▲ 0.26%	98.4%	▲ 0.25%	98.3%	98.1%	▲ 0.25%
Active Inventory	176	163	▲ 7.98%	182	▼ -3.30%	--	--	--
Months Supply of Inventory	1.9	1.5	▲ 23.07%	1.8	▲ 7.10%	--	--	--

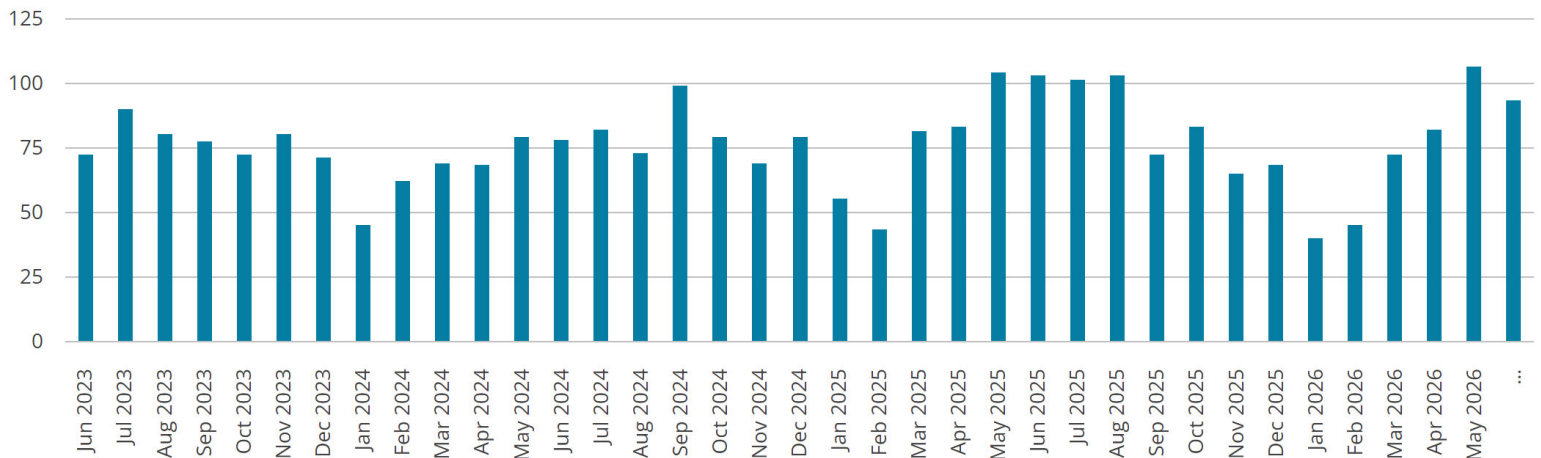
Median Sales Price



Percentage New Construction



Number of Closed Sales



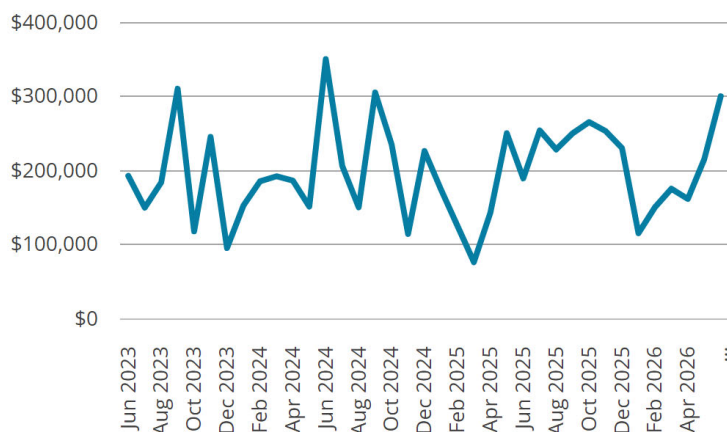
Parke County

Data for Single Family Residence in Parke County.

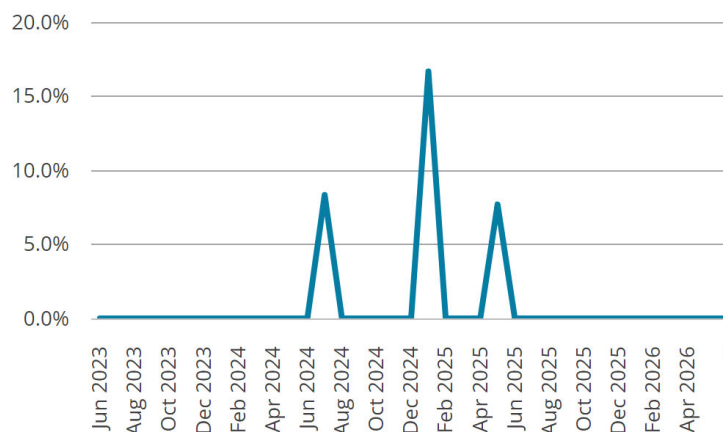


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$300,000	\$215,000	⬆️ 39.53%	\$189,000	⬆️ 58.73%	\$200,000	\$183,750	⬆️ 8.84%
New Construction Sales Price							\$288,500	
Closed Sales	11	9	⬆️ 22.22%	7	⬆️ 57.14%	40	49	⬆️ -18.37%
New Listings	19	17	⬆️ 11.76%	8	⬆️ 137.50%	76	58	⬆️ 31.03%
Pending Sales	13	9	⬆️ 44.44%	6	⬆️ 116.67%	50	49	⬆️ 2.04%
Median Days on Market	36	45	⬆️ -20.00%	58	⬆️ -37.93%	37	64	⬆️ -42.97%
Average Days on Market	63	59	⬆️ 7.16%	79	⬆️ -19.84%	69	81	⬆️ -15.08%
Price per Square Foot	\$170	\$135	⬆️ 25.93%	\$121	⬆️ 40.50%	\$122	\$121	⬆️ 0.83%
% of List Price Received	96.8%	95.5%	⬆️ 1.42%	94.7%	⬆️ 2.30%	92.5%	93.7%	⬆️ -1.25%
Active Inventory	42	37	⬆️ 13.51%	27	⬆️ 55.56%	--	--	--
Months Supply of Inventory	3.8	4.1	⬆️ -7.11%	3.9	⬆️ -0.96%	--	--	--

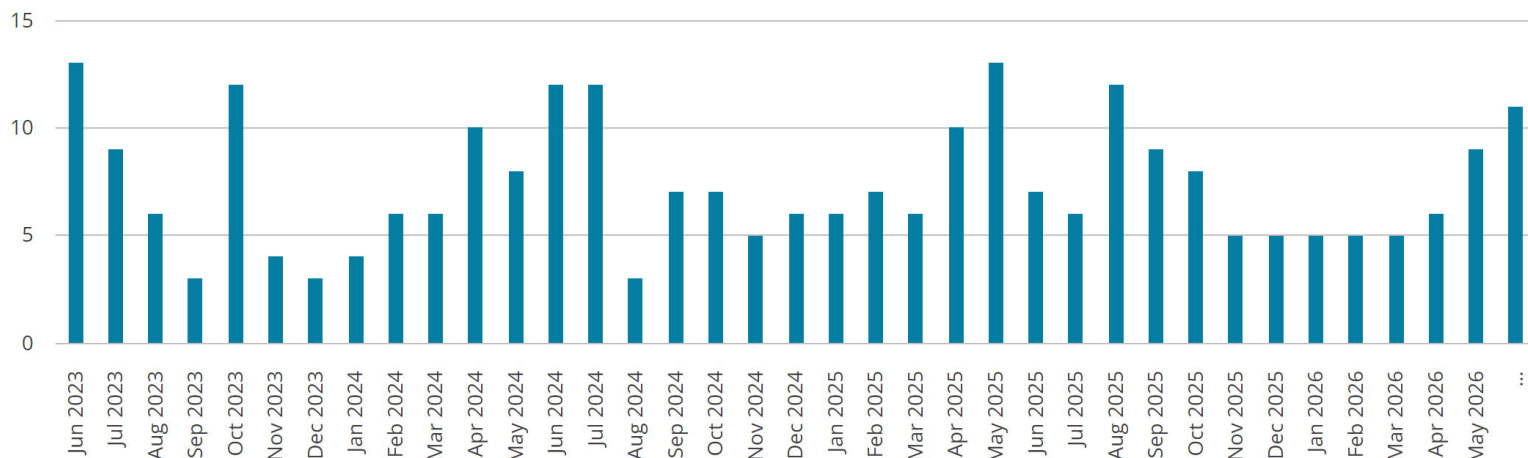
Median Sales Price



Percentage New Construction



Number of Closed Sales



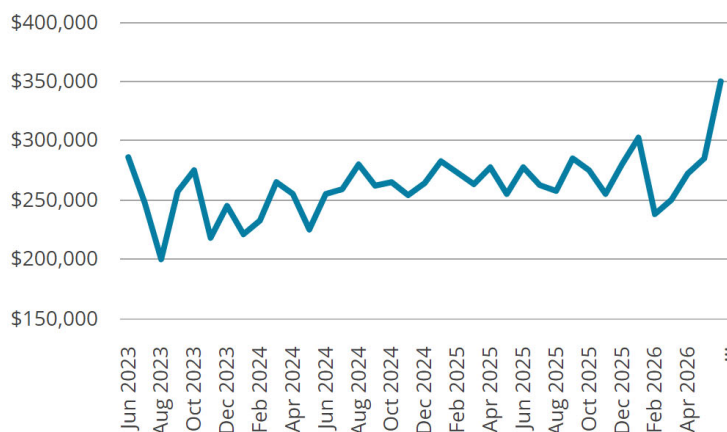
Putnam County

Data for Single Family Residence in Putnam County.

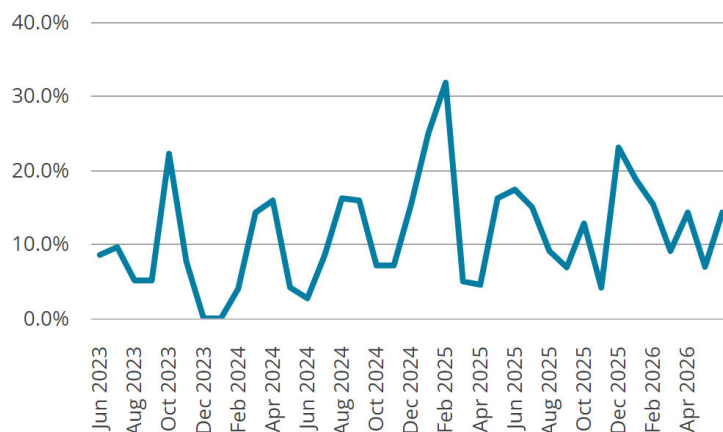


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$350,000	\$285,000	⬆️ 22.81%	\$277,500	⬆️ 26.13%	\$282,000	\$270,000	⬆️ 4.44%
New Construction Sales Price	\$348,850	\$348,000	⬆️ 0.00%	\$298,450	⬆️ 0.17%	\$339,900	\$299,000	⬆️ 0.14%
Closed Sales	42	43	⬆️ -2.33%	46	⬆️ -8.70%	215	209	⬆️ 2.87%
New Listings	42	55	⬆️ -23.64%	46	⬆️ -8.70%	287	283	⬆️ 1.41%
Pending Sales	38	44	⬆️ -13.64%	38	⬆️ 0.00%	241	228	⬆️ 5.70%
Median Days on Market	20.5	13.5	⬆️ 51.85%	35	⬆️ -41.43%	18	24	⬆️ -23.40%
Average Days on Market	52	44	⬆️ 18.77%	46	⬆️ 13.89%	55	47	⬆️ 16.15%
Price per Square Foot	\$177	\$179	⬆️ -1.12%	\$170	⬆️ 4.42%	\$171	\$165	⬆️ 3.64%
% of List Price Received	99.0%	97.1%	⬆️ 2.00%	97.1%	⬆️ 1.97%	97.4%	97.7%	⬆️ -0.38%
Active Inventory	84	91	⬆️ -7.69%	90	⬆️ -6.67%	--	--	--
Months Supply of Inventory	2.0	2.1	⬆️ -5.50%	2.0	⬆️ 2.22%	--	--	--

Median Sales Price



Percentage New Construction



Number of Closed Sales



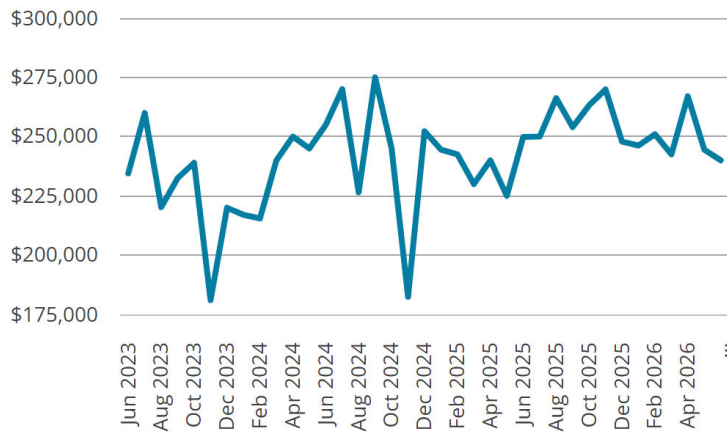
Shelby County

Data for Single Family Residence in Shelby County.

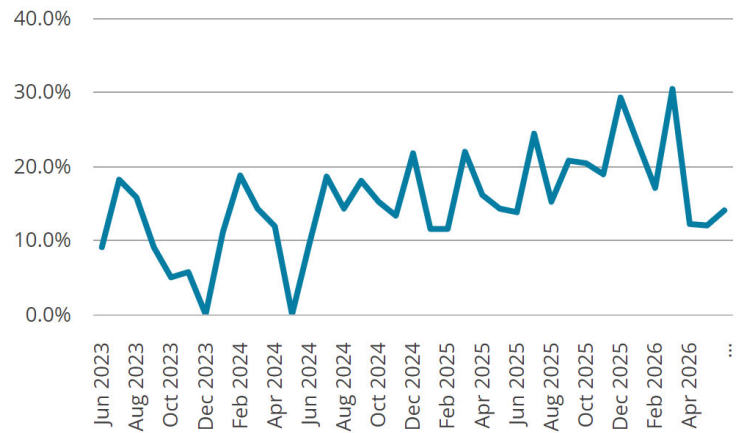


	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$240,000	\$244,500	▼ -1.84%	\$249,900	▼ -3.96%	\$245,000	\$240,000	▲ 2.08%
New Construction Sales Price	\$298,448	\$287,495	▲ 0.04%	\$293,500	▲ 0.02%	\$280,997	\$294,495	▼ -0.05%
Closed Sales	57	50	▲ 14.00%	58	▼ -1.72%	261	224	▲ 16.52%
New Listings	48	69	▼ -30.43%	67	▼ -28.36%	307	301	▲ 1.99%
Pending Sales	47	48	▼ -2.08%	51	▼ -7.84%	284	238	▲ 19.33%
Median Days on Market	29	11	▲ 163.64%	15	▲ 93.33%	35	20	▲ 75.00%
Average Days on Market	37	40	▼ -9.42%	31	▲ 19.58%	56	44	▲ 27.52%
Price per Square Foot	\$155	\$139	▲ 11.91%	\$149	▲ 4.03%	\$148	\$148	▶ 0.00%
% of List Price Received	98.1%	98.0%	▲ 0.10%	98.1%	▲ 0.05%	97.7%	97.4%	▲ 0.30%
Active Inventory	103	105	▼ -1.90%	102	▲ 0.98%	--	--	--
Months Supply of Inventory	1.8	2.1	▼ -13.95%	1.8	▲ 2.75%	--	--	--

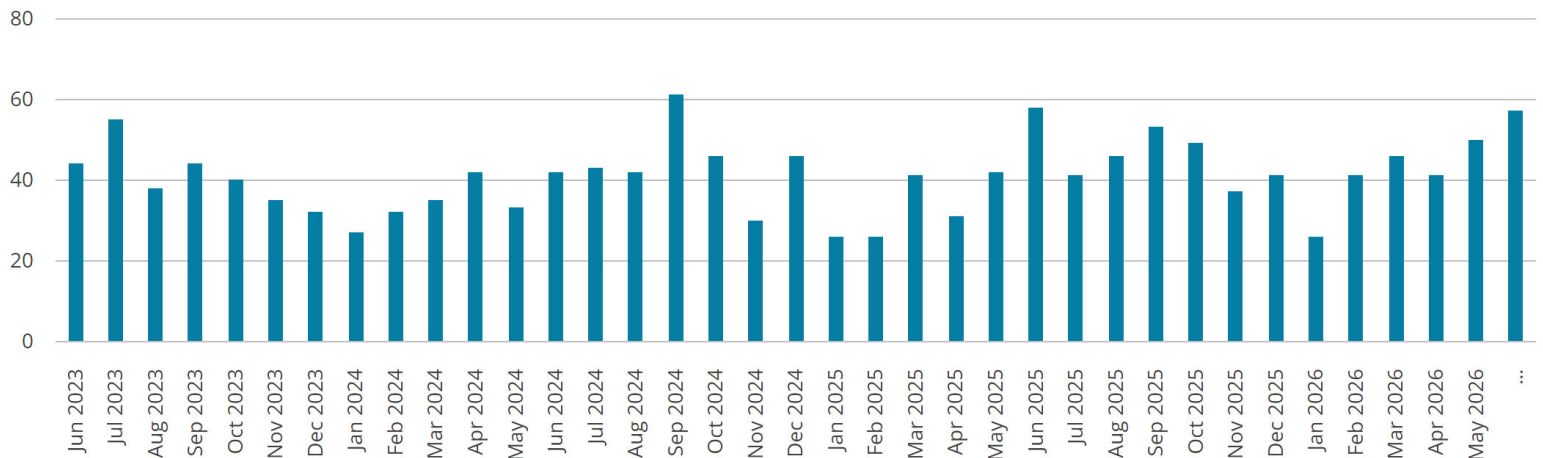
Median Sales Price



Percentage New Construction



Number of Closed Sales

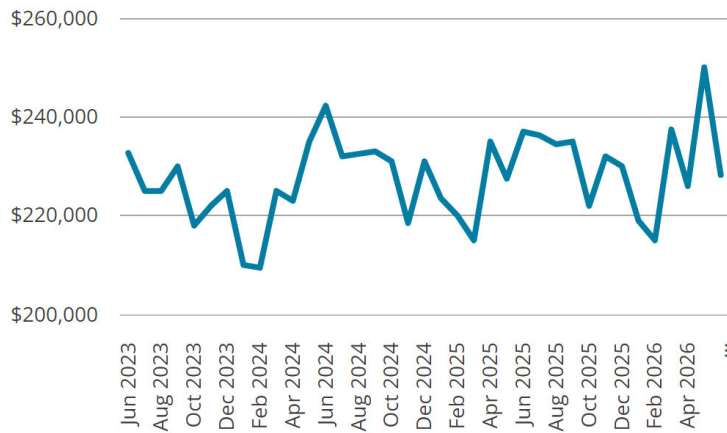


Condominiums

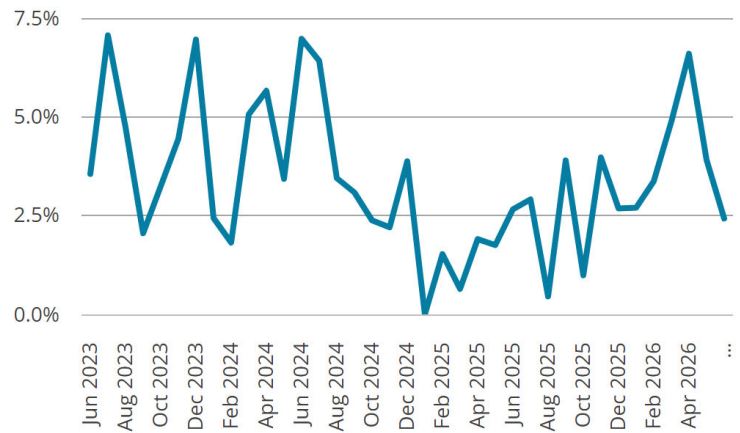
Data for Condominium in Bartholomew, Boone, Brown, Decatur, Hamilton, Hancock, Hendricks, Jackson, Jennings, Johnson, Madison, Marion, Montgomery, Morgan, Parke, Putnam, Shelby.

	Jun 2026	May 2026	MoM	Jun 2025	YoY	2026	2025	YTD
Median Sales Price	\$228,250	\$250,000	▼ -8.70%	\$237,000	▼ -3.69%	\$230,000	\$227,000	▲ 1.32%
New Construction Sales Price	\$456,190	\$550,000	▼ -0.17%	\$417,000	▲ 0.09%	\$550,000	\$431,000	▲ 0.28%
Closed Sales	206	179	▲ 15.08%	188	▲ 9.57%	946	1,017	▼ -6.98%
New Listings	223	230	▼ -3.04%	235	▼ -5.11%	1,337	1,397	▼ -4.29%
Pending Sales	181	187	▼ -3.21%	199	▼ -9.05%	1,039	1,125	▼ -7.64%
Median Days on Market	34	23	▲ 47.83%	21	▲ 61.90%	33	23	▲ 43.48%
Average Days on Market	62	51	▲ 21.80%	47	▲ 34.16%	67	57	▲ 16.75%
Price per Square Foot	\$161	\$161	▶ 0.00%	\$159	▲ 1.58%	\$158	\$155	▲ 1.94%
% of List Price Received	97.4%	97.9%	▼ -0.51%	97.9%	▼ -0.51%	97.5%	97.4%	▲ 0.12%
Active Inventory	538	523	▲ 2.87%	511	▲ 5.28%	--	--	--
Months Supply of Inventory	2.6	2.9	▼ -10.61%	2.7	▼ -3.92%	--	--	--

Median Sales Price



Percentage New Construction



Number of Closed Sales

