

Local Market Update – December 2018

A research tool provided by First Multiple Listing Service.



30022

Includes Alpharetta and Johns Creek in Fulton County

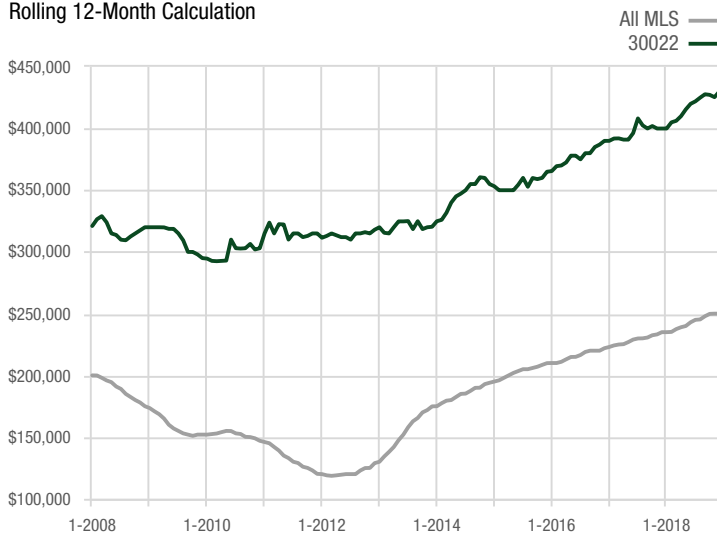
Residential Detached	December			Year to Date		
	2017	2018	% Change	Thru 12-2017	Thru 12-2018	% Change
New Listings	39	48	+ 23.1%	1,230	1,268	+ 3.1%
Pending Sales	43	32	- 25.6%	809	816	+ 0.9%
Closed Sales	50	46	- 8.0%	810	825	+ 1.9%
Days on Market Until Sale	47	45	- 4.3%	43	39	- 9.3%
Median Sales Price*	\$424,000	\$433,500	+ 2.2%	\$400,000	\$429,900	+ 7.5%
Average Sales Price*	\$469,629	\$453,295	- 3.5%	\$463,022	\$485,282	+ 4.8%
Percent of List Price Received*	97.5%	97.1%	- 0.4%	98.0%	98.2%	+ 0.2%
Inventory of Homes for Sale	158	200	+ 26.6%	—	—	—
Months Supply of Inventory	2.3	2.9	+ 26.1%	—	—	—

Residential Attached	December			Year to Date		
	2017	2018	% Change	Thru 12-2017	Thru 12-2018	% Change
New Listings	7	14	+ 100.0%	255	253	- 0.8%
Pending Sales	11	14	+ 27.3%	231	196	- 15.2%
Closed Sales	14	14	0.0%	234	190	- 18.8%
Days on Market Until Sale	17	27	+ 58.8%	23	23	0.0%
Median Sales Price*	\$223,250	\$224,500	+ 0.6%	\$225,000	\$243,500	+ 8.2%
Average Sales Price*	\$226,225	\$244,407	+ 8.0%	\$237,358	\$255,564	+ 7.7%
Percent of List Price Received*	98.7%	99.5%	+ 0.8%	98.5%	98.7%	+ 0.2%
Inventory of Homes for Sale	12	22	+ 83.3%	—	—	—
Months Supply of Inventory	0.6	1.3	+ 116.7%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

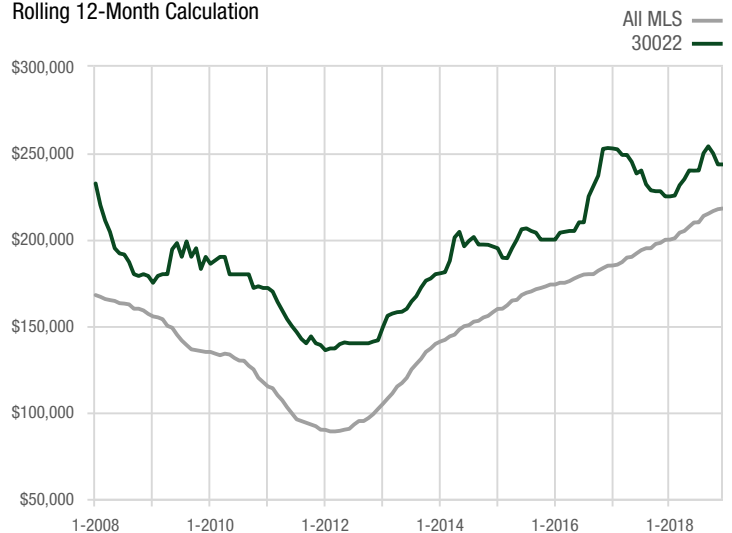
Median Sales Price - Residential Detached

Rolling 12-Month Calculation



Median Sales Price - Residential Attached

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Current as of January 28, 2019. All data from First Multiple Listing Service. Report © 2019 ShowingTime.