

Local Market Update – December 2018

A research tool provided by First Multiple Listing Service.



30040

Includes Cumming in Forsyth County

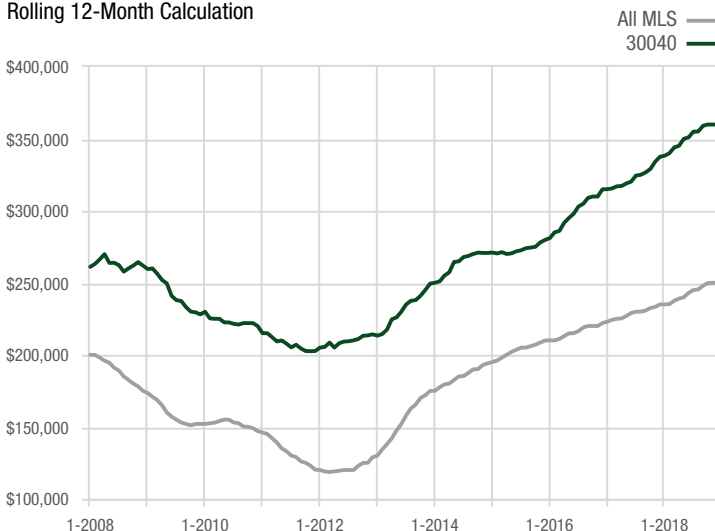
Residential Detached	December			Year to Date		
	2017	2018	% Change	Thru 12-2017	Thru 12-2018	% Change
New Listings	84	89	+ 6.0%	2,246	2,072	- 7.7%
Pending Sales	83	54	- 34.9%	1,610	1,463	- 9.1%
Closed Sales	123	79	- 35.8%	1,631	1,485	- 9.0%
Days on Market Until Sale	68	101	+ 48.5%	55	58	+ 5.5%
Median Sales Price*	\$362,505	\$367,500	+ 1.4%	\$337,500	\$359,900	+ 6.6%
Average Sales Price*	\$372,310	\$376,925	+ 1.2%	\$351,339	\$371,516	+ 5.7%
Percent of List Price Received*	97.9%	97.3%	- 0.6%	98.0%	97.9%	- 0.1%
Inventory of Homes for Sale	348	358	+ 2.9%	—	—	—
Months Supply of Inventory	2.6	2.9	+ 11.5%	—	—	—

Residential Attached	December			Year to Date		
	2017	2018	% Change	Thru 12-2017	Thru 12-2018	% Change
New Listings	5	6	+ 20.0%	215	222	+ 3.3%
Pending Sales	7	5	- 28.6%	207	195	- 5.8%
Closed Sales	29	15	- 48.3%	214	201	- 6.1%
Days on Market Until Sale	19	29	+ 52.6%	30	18	- 40.0%
Median Sales Price*	\$209,478	\$224,000	+ 6.9%	\$205,000	\$219,500	+ 7.1%
Average Sales Price*	\$203,027	\$231,420	+ 14.0%	\$220,422	\$226,719	+ 2.9%
Percent of List Price Received*	99.6%	98.4%	- 1.2%	98.8%	98.7%	- 0.1%
Inventory of Homes for Sale	9	13	+ 44.4%	—	—	—
Months Supply of Inventory	0.5	0.8	+ 60.0%	—	—	—

* 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.

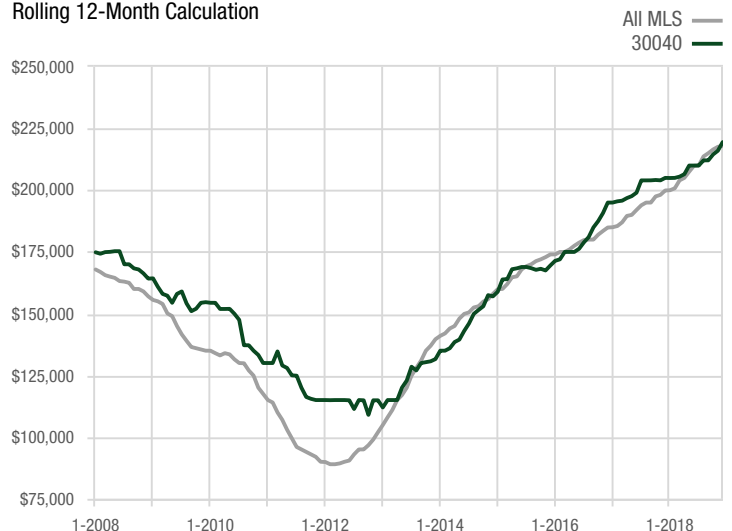
Median Sales Price - Residential Detached

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.