

# Local Market Update – December 2024

A Research Tool Provided by First Multiple Listing Service



## 30096

Includes Duluth, Peachtree Corners and Berkeley Lake in Gwinnett County

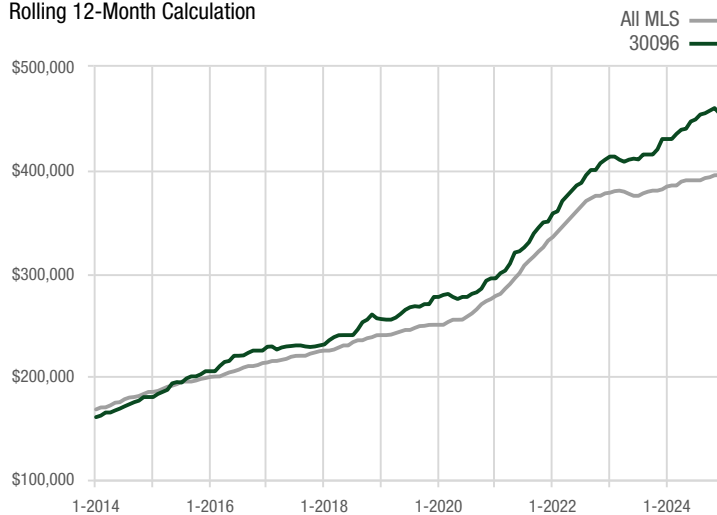
Residential Detached	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	27	18	- 33.3%	468	508	+ 8.5%
Pending Sales	32	19	- 40.6%	393	365	- 7.1%
Closed Sales	29	23	- 20.7%	387	361	- 6.7%
Days on Market Until Sale	41	21	- 48.8%	24	27	+ 12.5%
Median Sales Price*	\$500,000	<b>\$429,900</b>	- 14.0%	\$430,000	<b>\$455,000</b>	+ 5.8%
Average Sales Price*	\$559,932	<b>\$473,161</b>	- 15.5%	\$491,857	<b>\$516,919</b>	+ 5.1%
Percent of List Price Received*	101.1%	<b>100.0%</b>	- 1.1%	100.2%	<b>99.7%</b>	- 0.5%
Inventory of Homes for Sale	42	52	+ 23.8%	—	—	—
Months Supply of Inventory	1.3	1.7	+ 30.8%	—	—	—

Residential Attached	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	7	11	+ 57.1%	183	220	+ 20.2%
Pending Sales	7	7	0.0%	171	162	- 5.3%
Closed Sales	17	18	+ 5.9%	168	163	- 3.0%
Days on Market Until Sale	58	34	- 41.4%	47	39	- 17.0%
Median Sales Price*	\$474,430	<b>\$371,250</b>	- 21.7%	\$328,500	<b>\$366,000</b>	+ 11.4%
Average Sales Price*	\$423,845	<b>\$407,278</b>	- 3.9%	\$358,961	<b>\$388,145</b>	+ 8.1%
Percent of List Price Received*	99.7%	<b>98.6%</b>	- 1.1%	99.0%	<b>98.8%</b>	- 0.2%
Inventory of Homes for Sale	22	29	+ 31.8%	—	—	—
Months Supply of Inventory	1.5	2.1	+ 40.0%	—	—	—

\* 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.

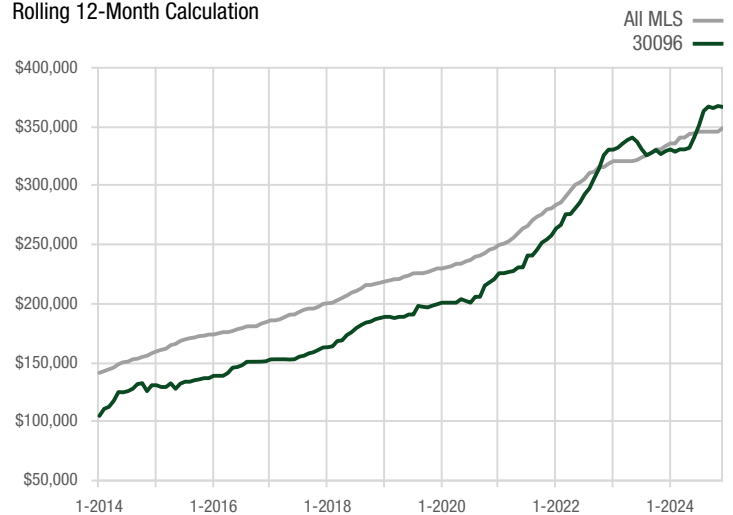
### Median Sales Price - Residential Detached

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.