

Local Market Update – December 2024

A Research Tool Provided by First Multiple Listing Service



30097

Includes Duluth and Peachtree Corners in Gwinnett County and Johns Creek in Fulton County

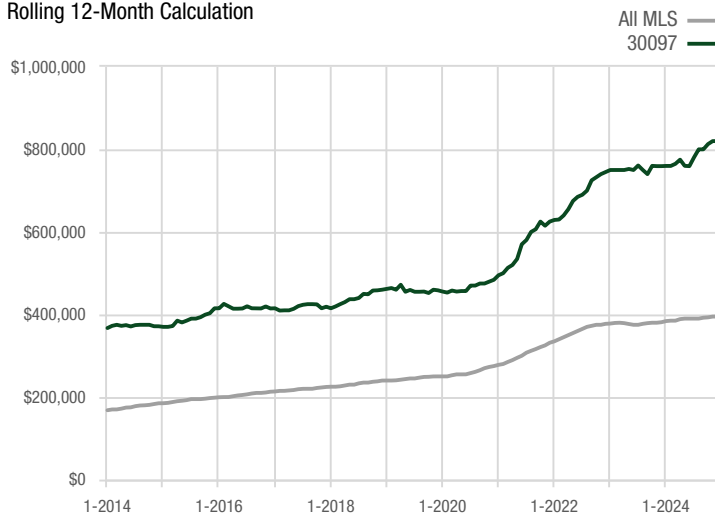
Residential Detached	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	24	30	+ 25.0%	467	656	+ 40.5%
Pending Sales	22	25	+ 13.6%	386	441	+ 14.2%
Closed Sales	21	32	+ 52.4%	398	441	+ 10.8%
Days on Market Until Sale	21	29	+ 38.1%	27	20	- 25.9%
Median Sales Price*	\$650,000	\$794,000	+ 22.2%	\$759,350	\$820,000	+ 8.0%
Average Sales Price*	\$870,681	\$960,084	+ 10.3%	\$896,890	\$944,428	+ 5.3%
Percent of List Price Received*	97.9%	97.9%	0.0%	99.4%	99.2%	- 0.2%
Inventory of Homes for Sale	29	75	+ 158.6%	—	—	—
Months Supply of Inventory	0.9	2.0	+ 122.2%	—	—	—

Residential Attached	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	7	8	+ 14.3%	144	168	+ 16.7%
Pending Sales	10	3	- 70.0%	131	107	- 18.3%
Closed Sales	12	11	- 8.3%	130	116	- 10.8%
Days on Market Until Sale	34	63	+ 85.3%	37	39	+ 5.4%
Median Sales Price*	\$462,463	\$500,000	+ 8.1%	\$441,000	\$482,865	+ 9.5%
Average Sales Price*	\$455,810	\$526,834	+ 15.6%	\$435,156	\$485,743	+ 11.6%
Percent of List Price Received*	100.3%	98.2%	- 2.1%	99.3%	99.2%	- 0.1%
Inventory of Homes for Sale	17	28	+ 64.7%	—	—	—
Months Supply of Inventory	1.6	3.1	+ 93.8%	—	—	—

* 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.

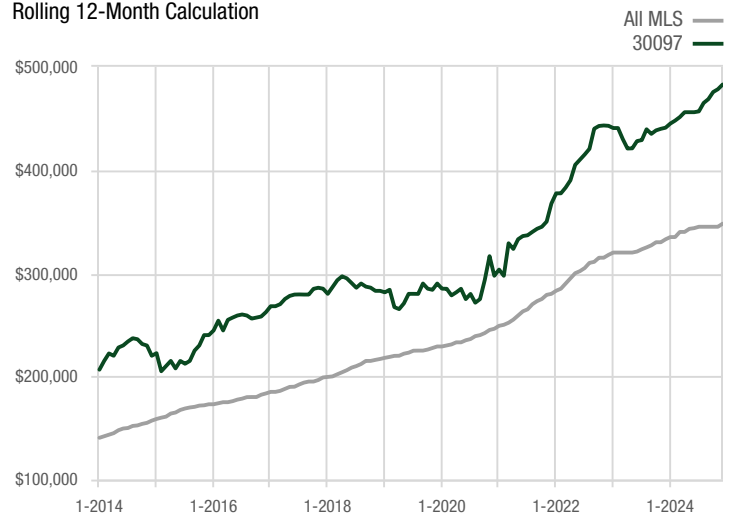
Median Sales Price - Residential Detached

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.