

Local Market Update – December 2024

A Research Tool Provided by First Multiple Listing Service



30519

Includes Buford in Gwinnett County

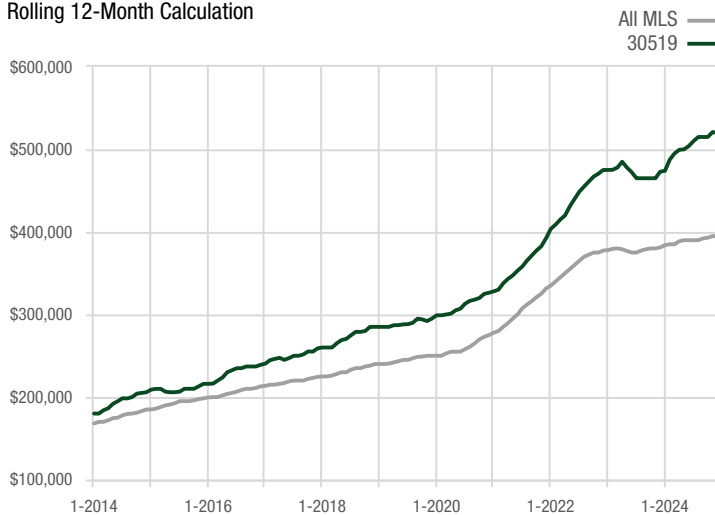
Residential Detached	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	40	43	+ 7.5%	742	949	+ 27.9%
Pending Sales	28	30	+ 7.1%	570	665	+ 16.7%
Closed Sales	34	57	+ 67.6%	576	667	+ 15.8%
Days on Market Until Sale	42	39	- 7.1%	33	32	- 3.0%
Median Sales Price*	\$517,500	\$520,000	+ 0.5%	\$473,000	\$520,000	+ 9.9%
Average Sales Price*	\$616,866	\$565,071	- 8.4%	\$552,540	\$575,706	+ 4.2%
Percent of List Price Received*	96.9%	97.9%	+ 1.0%	99.0%	98.5%	- 0.5%
Inventory of Homes for Sale	98	125	+ 27.6%	—	—	—
Months Supply of Inventory	2.1	2.3	+ 9.5%	—	—	—

Residential Attached	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	4	7	+ 75.0%	96	164	+ 70.8%
Pending Sales	2	10	+ 400.0%	75	115	+ 53.3%
Closed Sales	4	10	+ 150.0%	74	102	+ 37.8%
Days on Market Until Sale	8	86	+ 975.0%	27	41	+ 51.9%
Median Sales Price*	\$386,000	\$377,250	- 2.3%	\$368,000	\$386,050	+ 4.9%
Average Sales Price*	\$383,250	\$361,103	- 5.8%	\$369,630	\$372,340	+ 0.7%
Percent of List Price Received*	97.7%	97.4%	- 0.3%	99.0%	98.1%	- 0.9%
Inventory of Homes for Sale	13	20	+ 53.8%	—	—	—
Months Supply of Inventory	2.1	2.1	0.0%	—	—	—

* 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.

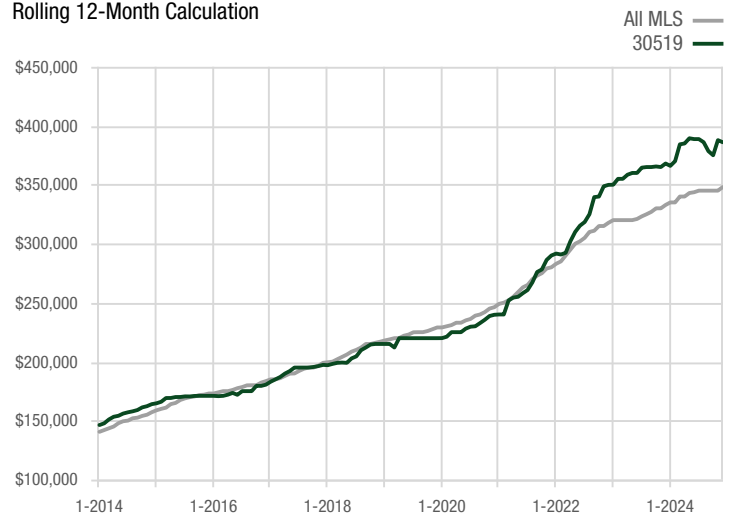
Median Sales Price - Residential Detached

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.