

Local Market Update – October 2023

A Research Tool Provided by Georgia Association of REALTORS



Barrow County

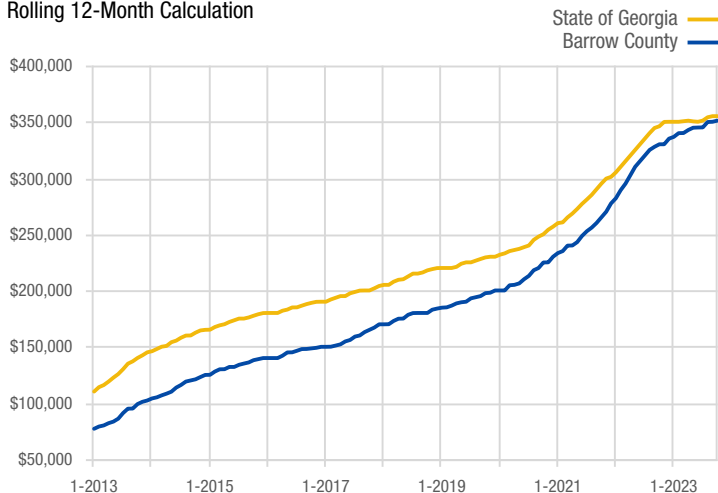
Single Family	October			Year to Date		
	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
Key Metrics						
New Listings	181	159	- 12.2%	2,053	1,775	- 13.5%
Pending Sales	112	91	- 18.8%	1,589	1,419	- 10.7%
Closed Sales	135	111	- 17.8%	1,615	1,402	- 13.2%
Days on Market Until Sale	32	43	+ 34.4%	22	43	+ 95.5%
Median Sales Price*	\$334,900	\$355,000	+ 6.0%	\$335,000	\$354,715	+ 5.9%
Average Sales Price*	\$342,392	\$377,359	+ 10.2%	\$352,894	\$376,227	+ 6.6%
Percent of List Price Received*	98.4%	99.3%	+ 0.9%	100.4%	99.0%	- 1.4%
Inventory of Homes for Sale	406	329	- 19.0%	—	—	—
Months Supply of Inventory	2.6	2.4	- 7.7%	—	—	—

Townhouse/Condo	October			Year to Date		
	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
Key Metrics						
New Listings	3	11	+ 266.7%	111	107	- 3.6%
Pending Sales	5	6	+ 20.0%	84	79	- 6.0%
Closed Sales	10	4	- 60.0%	67	76	+ 13.4%
Days on Market Until Sale	26	28	+ 7.7%	11	33	+ 200.0%
Median Sales Price*	\$295,532	\$292,495	- 1.0%	\$302,941	\$314,891	+ 3.9%
Average Sales Price*	\$279,617	\$288,973	+ 3.3%	\$293,222	\$304,712	+ 3.9%
Percent of List Price Received*	94.5%	99.1%	+ 4.9%	100.0%	99.6%	- 0.4%
Inventory of Homes for Sale	17	33	+ 94.1%	—	—	—
Months Supply of Inventory	2.2	4.6	+ 109.1%	—	—	—

* 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.

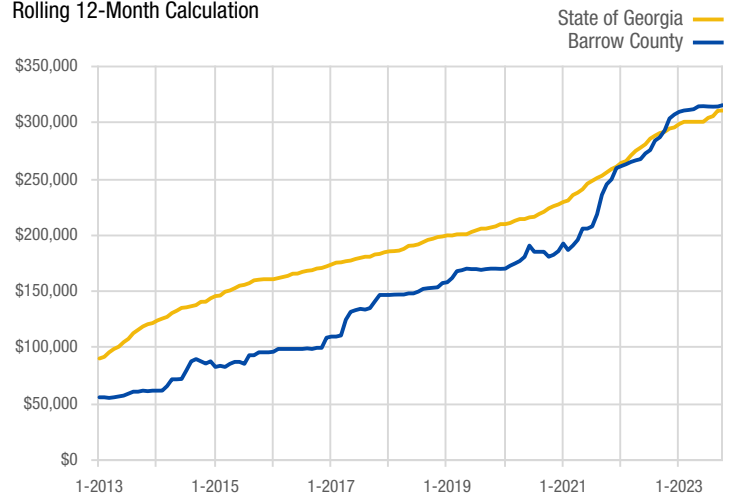
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

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 November 16, 2023. All data from the multiple listing services in the state of Georgia. Report © 2023 ShowingTime.