

January 2019

All Home Types
Single Family
Townhouse
Condo/Coop

Local Market Insight

Alpharetta, GA



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January 2019

Alpharetta, GA

New Listings**381****↑85.9%**from Dec 2018:
205**↑20.6%**from Jan 2018:
316

YTD	2019	2018	+/-
	381	316	20.6%

5-year Jan average: **349****Closed Sales****157****↓-28.0%**from Dec 2018:
218**↑12.1%**from Jan 2018:
140

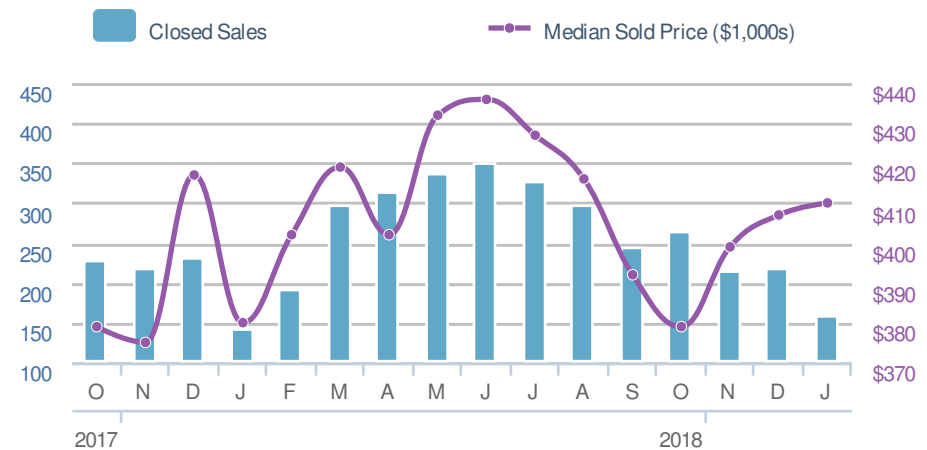
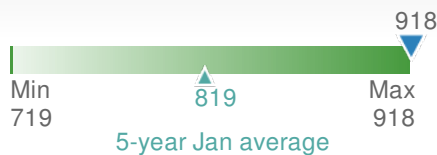
YTD	2019	2018	+/-
	157	140	12.1%

5-year Jan average: **149****New Pending****237****↑55.9%**from Dec 2018:
152**↑12.3%**from Jan 2018:
211

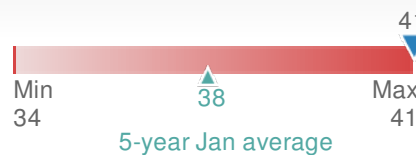
YTD	2019	2018	+/-
	237	211	12.3%

5-year Jan average: **224****Median Sold Price****\$410,000****↑0.6%**from Dec 2018:
\$407,500**↑7.6%**from Jan 2018:
\$380,950

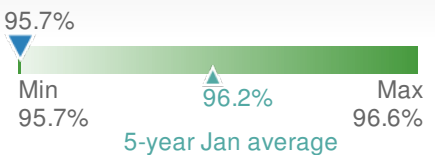
YTD	2019	2018	+/-
	\$410,000	\$380,950	7.6%

5-year Jan average: **\$395,475****Active Listings****918**

Dec 2018	Jan 2018
906	719

Median Days to Contract**41**

Dec 2018	Jan 2018	YTD
32	34	41

Avg Sold to OLP Ratio**95.7%**

Dec 2018	Jan 2018	YTD
96.1%	96.6%	95.7%

January 2019**Alpharetta, GA - Single Family****New Listings****278****↑94.4%**from Dec 2018:
143**↑12.6%**from Jan 2018:
247

YTD	2019	2018	+/-
	278	247	12.6%

5-year Jan average: **263****Closed Sales****108****↓-31.6%**from Dec 2018:
158**↑4.9%**from Jan 2018:
103

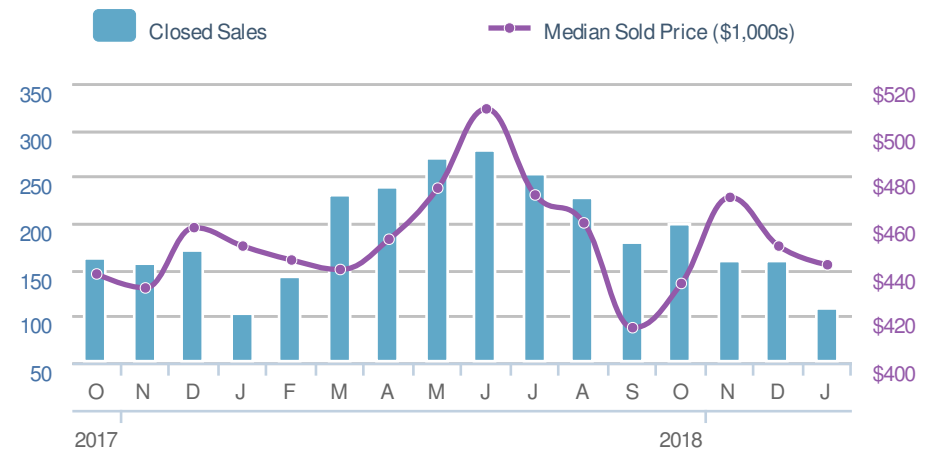
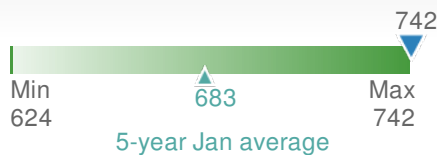
YTD	2019	2018	+/-
	108	103	4.9%

5-year Jan average: **106****New Pending****161****↑50.5%**from Dec 2018:
107**↑5.2%**from Jan 2018:
153

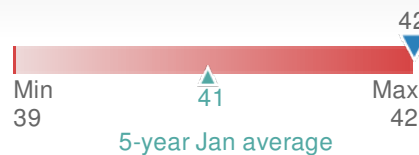
YTD	2019	2018	+/-
	161	153	5.2%

5-year Jan average: **157****Median Sold Price****\$442,500****↓-1.7%**from Dec 2018:
\$450,000**↓-1.7%**from Jan 2018:
\$450,269

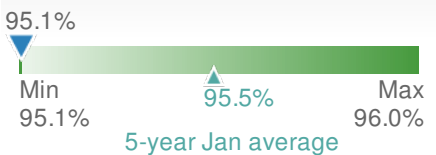
YTD	2019	2018	+/-
	\$442,500	\$450,269	-1.7%

5-year Jan average: **\$446,385****Active Listings****742**

Dec 2018	Jan 2018
743	624

Median Days to Contract**42**

Dec 2018	Jan 2018	YTD
33	39	42

Avg Sold to OLP Ratio**95.1%**

Dec 2018	Jan 2018	YTD
95.6%	96.0%	95.1%

January 2019**Alpharetta, GA - Townhouse****New Listings****80****↑56.9%**from Dec 2018:
51**↑40.4%**from Jan 2018:
57

YTD	2019	2018	+/-
	80	57	40.4%

5-year Jan average: **69****Closed Sales****42****↓-14.3%**from Dec 2018:
49**↑44.8%**from Jan 2018:
29

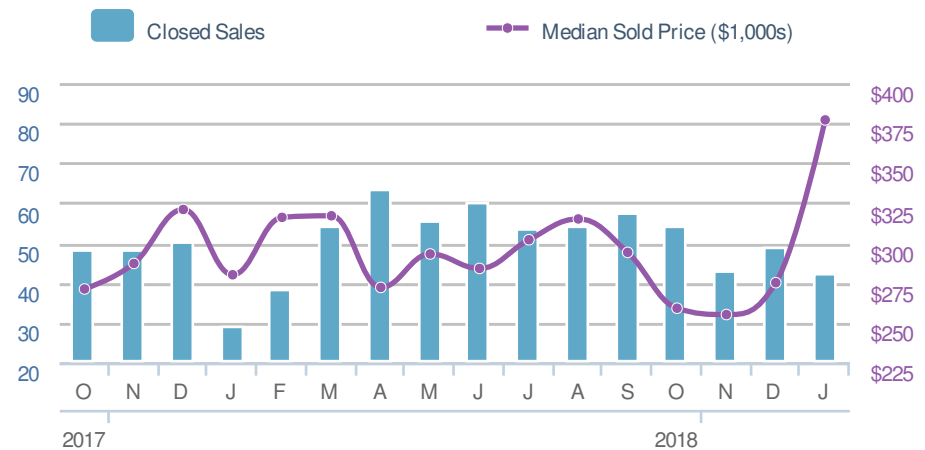
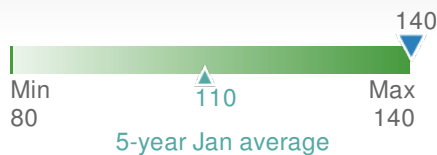
YTD	2019	2018	+/-
	42	29	44.8%

5-year Jan average: **36****New Pending****67****↑76.3%**from Dec 2018:
38**↑39.6%**from Jan 2018:
48

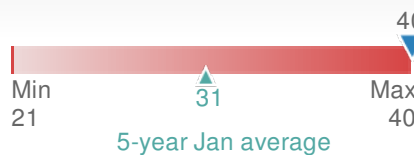
YTD	2019	2018	+/-
	67	48	39.6%

5-year Jan average: **58****Median Sold Price****\$377,500****↑37.3%**from Dec 2018:
\$275,000**↑34.8%**from Jan 2018:
\$280,000

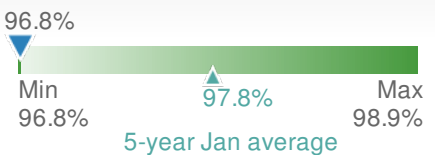
YTD	2019	2018	+/-
	\$377,500	\$280,000	34.8%

5-year Jan average: **\$328,750****Active Listings****140**

Dec 2018	Jan 2018
140	80

Median Days to Contract**40**

Dec 2018	Jan 2018	YTD
32	21	40

Avg Sold to OLP Ratio**96.8%**

Dec 2018	Jan 2018	YTD
97.6%	98.9%	96.8%

January 2019**Alpharetta, GA - Condo/Coop****New Listings****23****↑ 109.1%**from Dec 2018:
11**↑ 91.7%**from Jan 2018:
12

YTD	2019	2018	+/-
	23	12	91.7%

5-year Jan average: **18****Closed Sales****7****↓ -36.4%**from Dec 2018:
11**↓ -12.5%**from Jan 2018:
8

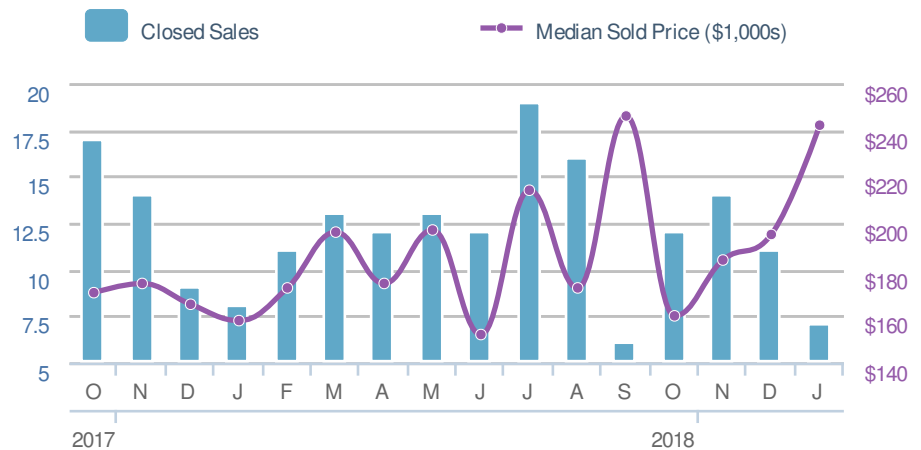
YTD	2019	2018	+/-
	7	8	-12.5%

5-year Jan average: **8****New Pendings****9****↑ 28.6%**from Dec 2018:
7**↓ -10.0%**from Jan 2018:
10

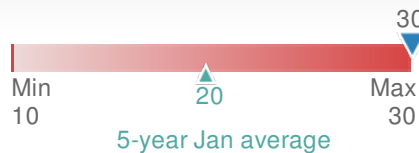
YTD	2019	2018	+/-
	9	10	-10.0%

5-year Jan average: **10****Median Sold Price****\$242,000****↑ 24.1%**from Dec 2018:
\$195,000**↑ 53.2%**from Jan 2018:
\$158,000

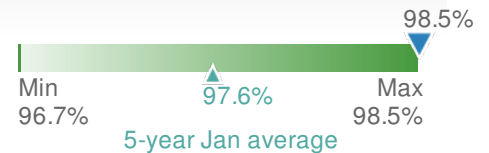
YTD	2019	2018	+/-
	\$242,000	\$158,000	53.2%

5-year Jan average: **\$200,000****Active Listings****36**

Dec 2018	Jan 2018
23	15

Median Days to Contract**30**

Dec 2018	Jan 2018	YTD
21	10	30

Avg Sold to OLP Ratio**98.5%**

Dec 2018	Jan 2018	YTD
97.1%	96.7%	98.5%