

March 2019

All Home Types
Single Family
Townhouse
Condo/Coop

Local Market Insight

Alpharetta, GA



Presented by
Donika Parker
Maximum One Greater Atl. REALTORS
Email: donika@homesbydonika.com
Work Phone: 770-919-8825
Mobile Phone: 404-519-5017
Web: www.homesbydonika.com

March 2019

Alpharetta, GA

New Listings**578****↑29.9%**from Feb 2019:
445**↑3.0%**from Mar 2018:
561

YTD	2019	2018	+/-
	1,404	1,307	7.4%

5-year Mar average: **570****Closed Sales****287****↑60.3%**from Feb 2019:
179**↓-3.0%**from Mar 2018:
296

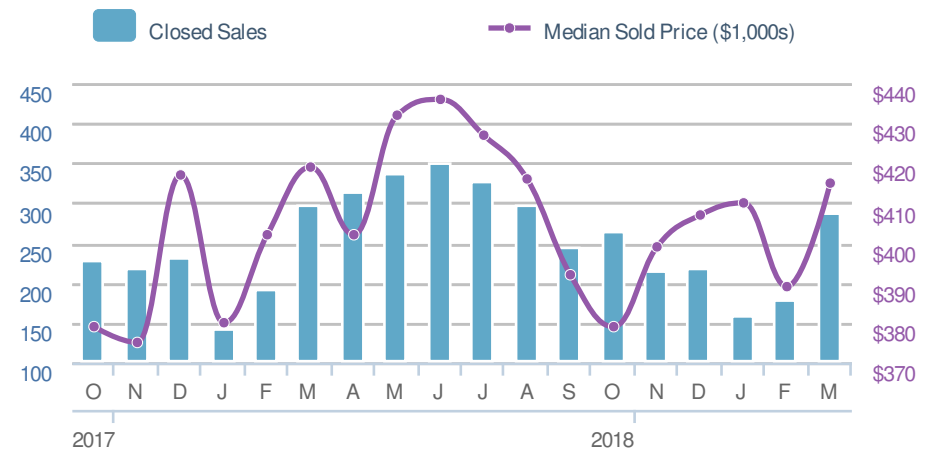
YTD	2019	2018	+/-
	623	628	-0.8%

5-year Mar average: **292****New Pending****333****↑29.6%**from Feb 2019:
257**↓-9.0%**from Mar 2018:
366

YTD	2019	2018	+/-
	827	849	-2.6%

5-year Mar average: **350****Median Sold Price****\$415,000****↑6.4%**from Feb 2019:
\$389,900**↓-1.2%**from Mar 2018:
\$419,900

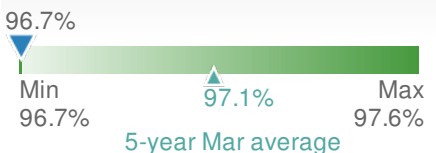
YTD	2019	2018	+/-
	\$406,000	\$407,250	-0.3%

5-year Mar average: **\$417,450****Active Listings****1,088**

Feb 2019	Mar 2018
980	911

Median Days to Contract**22**

Feb 2019	Mar 2018	YTD
47	18	34

Avg Sold to OLP Ratio**96.7%**

Feb 2019	Mar 2018	YTD
96.0%	97.6%	96.2%

March 2019**Alpharetta, GA - Single Family****New Listings****474****↑34.3%**from Feb 2019:
353**↑4.2%**from Mar 2018:
455

YTD	2019	2018	+/-
	1,105	1,047	5.5%

5-year Mar average: **465****Closed Sales****198****↑70.7%**from Feb 2019:
116**↓-13.5%**from Mar 2018:
229

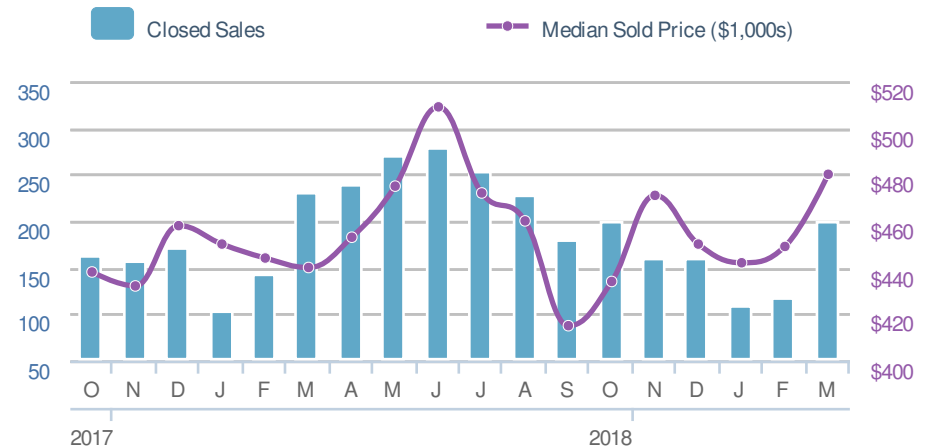
YTD	2019	2018	+/-
	422	475	-11.2%

5-year Mar average: **214****New Pending****258****↑47.4%**from Feb 2019:
175**↓-8.2%**from Mar 2018:
281

YTD	2019	2018	+/-
	594	650	-8.6%

5-year Mar average: **270****Median Sold Price****\$480,000****↑6.9%**from Feb 2019:
\$449,000**↑9.1%**from Mar 2018:
\$440,000

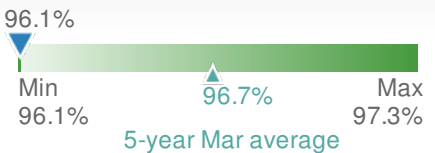
YTD	2019	2018	+/-
	\$456,000	\$441,500	3.3%

5-year Mar average: **\$460,000****Active Listings****907**

Feb 2019	Mar 2018
809	789

Median Days to Contract**29**

Feb 2019	Mar 2018	YTD
59	18	38

Avg Sold to OLP Ratio**96.1%**

Feb 2019	Mar 2018	YTD
95.7%	97.3%	95.7%

March 2019**Alpharetta, GA - Townhouse****New Listings****93****↑27.4%**from Feb 2019:
73**↓-1.1%**from Mar 2018:
94

YTD	2019	2018	+/-
	246	224	9.8%

5-year Mar average: **94****Closed Sales****77****↑51.0%**from Feb 2019:
51**↑42.6%**from Mar 2018:
54

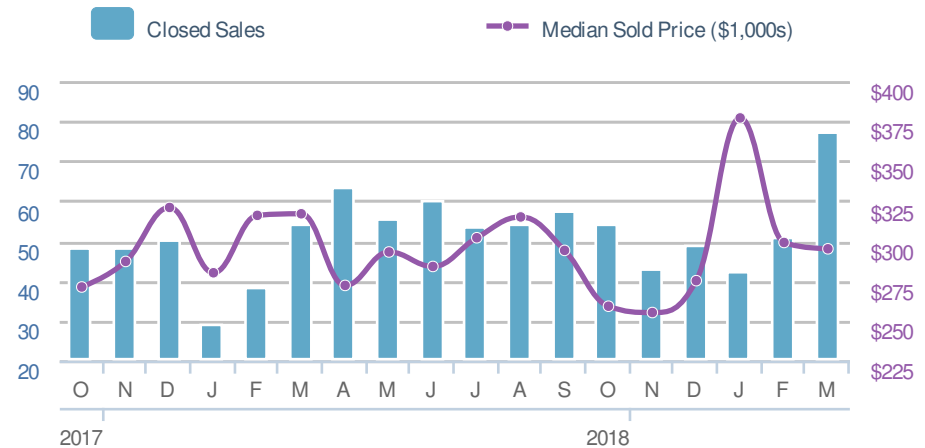
YTD	2019	2018	+/-
	170	121	40.5%

5-year Mar average: **66****New Pending****61****↓-7.6%**from Feb 2019:
66**↓-19.7%**from Mar 2018:
76

YTD	2019	2018	+/-
	194	164	18.3%

5-year Mar average: **69****Median Sold Price****\$295,000****↓-1.3%**from Feb 2019:
\$299,000**↓-6.9%**from Mar 2018:
\$317,000

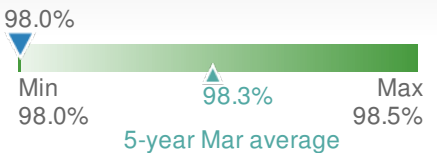
YTD	2019	2018	+/-
	\$313,250	\$310,000	1.0%

5-year Mar average: **\$306,000****Active Listings****148**

Feb 2019	Mar 2018
135	112

Median Days to Contract**22**

Feb 2019	Mar 2018	YTD
40	16	30

Avg Sold to OLP Ratio**98.0%**

Feb 2019	Mar 2018	YTD
96.3%	98.5%	97.2%

March 2019**Alpharetta, GA - Condo/Coop****New Listings****11****↓ -42.1%**from Feb 2019:
19**↓ -8.3%**from Mar 2018:
12

YTD	2019	2018	+/-
	53	36	47.2%

5-year Mar average: **12****Closed Sales****12****↔ 0.0%**from Feb 2019:
12**↓ -7.7%**from Mar 2018:
13

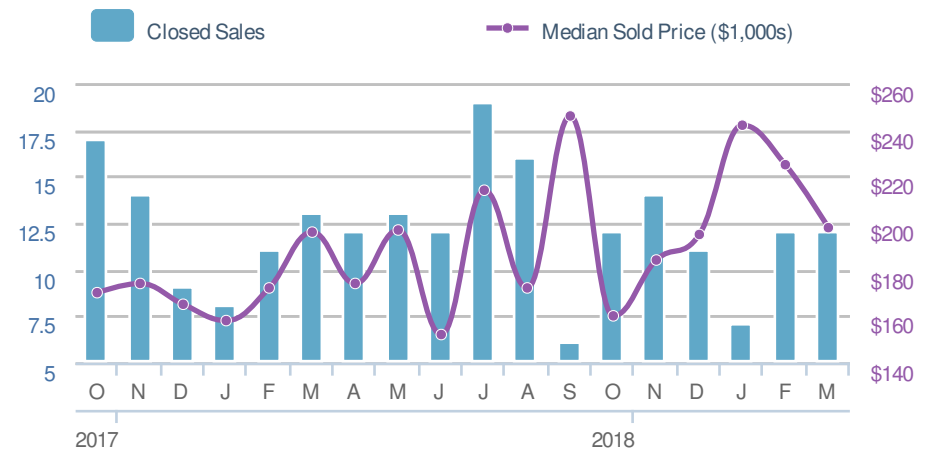
YTD	2019	2018	+/-
	31	32	-3.1%

5-year Mar average: **13****New Pendings****14****↓ -12.5%**from Feb 2019:
16**↑ 55.6%**from Mar 2018:
9

YTD	2019	2018	+/-
	39	35	11.4%

5-year Mar average: **12****Median Sold Price****\$198,750****↓ -11.7%**from Feb 2019:
\$225,000**↑ 1.4%**from Mar 2018:
\$196,000

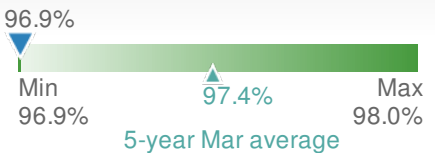
YTD	2019	2018	+/-
	\$219,000	\$173,750	26.0%

5-year Mar average: **\$197,375****Active Listings****33**

Feb 2019	Mar 2018
36	10

Median Days to Contract**10**

Feb 2019	Mar 2018	YTD
16	7	13

Avg Sold to OLP Ratio**96.9%**

Feb 2019	Mar 2018	YTD
97.3%	98.0%	97.4%