

February 2021

All Home Types
Single Family
Townhouse
Condo/Coop

Local Market Insight

Kennesaw, GA



Presented by
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February 2021

Kennesaw, GA

New Listings**148****↑45.1%**from Jan 2021:
102**↓-6.9%**from Feb 2020:
159

YTD	2021	2020	+/-
	250	291	-14.1%

5-year Feb average: **149****Closed Sales****97****↑54.0%**from Jan 2021:
63**↔0.0%**from Feb 2020:
97

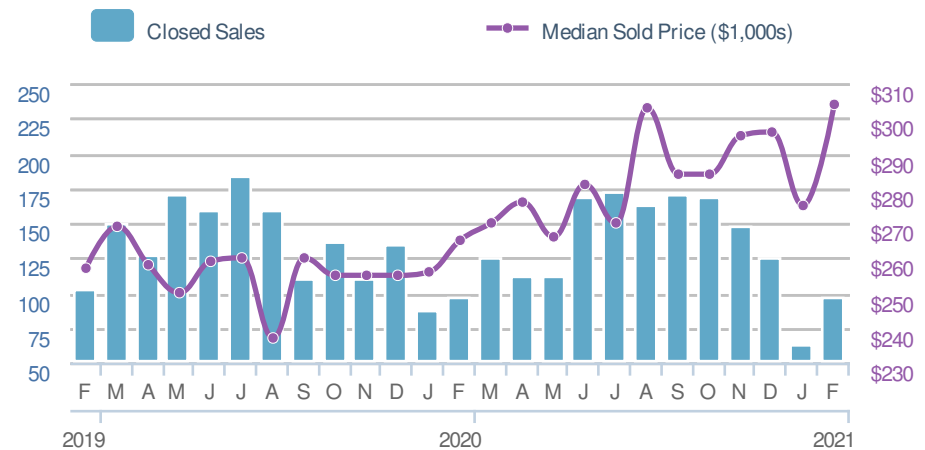
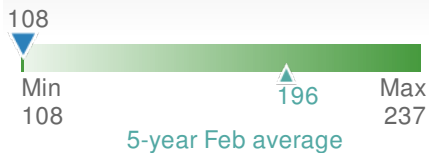
YTD	2021	2020	+/-
	160	184	-13.0%

5-year Feb average: **98****New Pending****107****↑10.3%**from Jan 2021:
97**↓-17.1%**from Feb 2020:
129

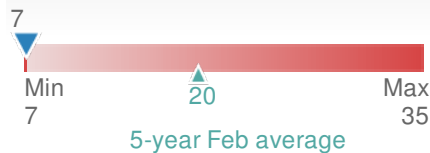
YTD	2021	2020	+/-
	204	240	-15.0%

5-year Feb average: **124****Median Sold Price****\$304,500****↑10.7%**from Jan 2021:
\$275,000**↑14.5%**from Feb 2020:
\$265,900

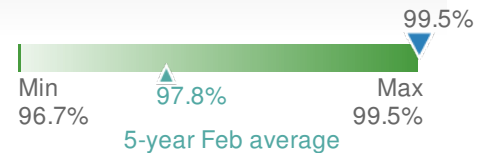
YTD	2021	2020	+/-
	\$297,500	\$258,500	15.1%

5-year Feb average: **\$264,850****Active Listings****108**

Jan 2021	Feb 2020
72	237

Median Days to Contract**7**

Jan 2021	Feb 2020	YTD
9	35	8

Avg Sold to OLP Ratio**99.5%**

Jan 2021	Feb 2020	YTD
99.2%	97.4%	99.4%

February 2021**Kennesaw, GA - Single Family****New Listings****124****↑53.1%**from Jan 2021:
81**↓-0.8%**from Feb 2020:
125

YTD	2021	2020	+/-
	205	224	-8.5%

5-year Feb average: **123****Closed Sales****79****↑58.0%**from Jan 2021:
50**↑11.3%**from Feb 2020:
71

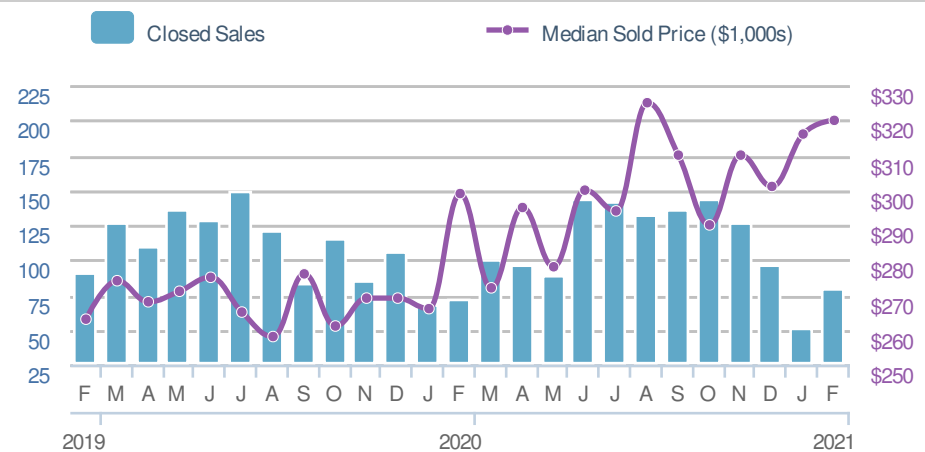
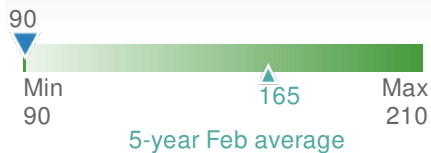
YTD	2021	2020	+/-
	129	139	-7.2%

5-year Feb average: **79****New Pending****86****↑8.9%**from Jan 2021:
79**↓-13.1%**from Feb 2020:
99

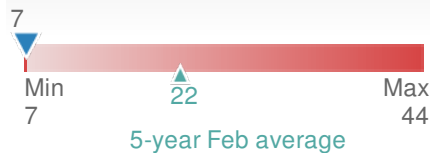
YTD	2021	2020	+/-
	165	180	-8.3%

5-year Feb average: **101****Median Sold Price****\$320,000****↑1.1%**from Jan 2021:
\$316,500**↑6.7%**from Feb 2020:
\$299,900

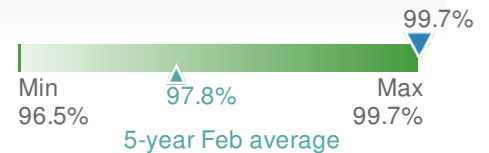
YTD	2021	2020	+/-
	\$320,000	\$280,000	14.3%

5-year Feb average: **\$282,463****Active Listings****90**

Jan 2021	Feb 2020
57	184

Median Days to Contract**7**

Jan 2021	Feb 2020	YTD
9	44	8

Avg Sold to OLP Ratio**99.7%**

Jan 2021	Feb 2020	YTD
99.2%	97.4%	99.5%

February 2021**Kennesaw, GA - Townhouse****New Listings****15**

↔ 0.0%

from Jan 2021:
15

↓ -50.0%

from Feb 2020:
30

YTD	2021	2020	+/-
	30	56	-46.4%

5-year Feb average: **19****Closed Sales****14**

↑ 16.7%

from Jan 2021:
12

↓ -33.3%

from Feb 2020:
21

YTD	2021	2020	+/-
	26	37	-29.7%

5-year Feb average: **15****New Pending****15**

↓ -6.3%

from Jan 2021:
16

↓ -42.3%

from Feb 2020:
26

YTD	2021	2020	+/-
	31	47	-34.0%

5-year Feb average: **19****Median Sold Price****\$239,950**

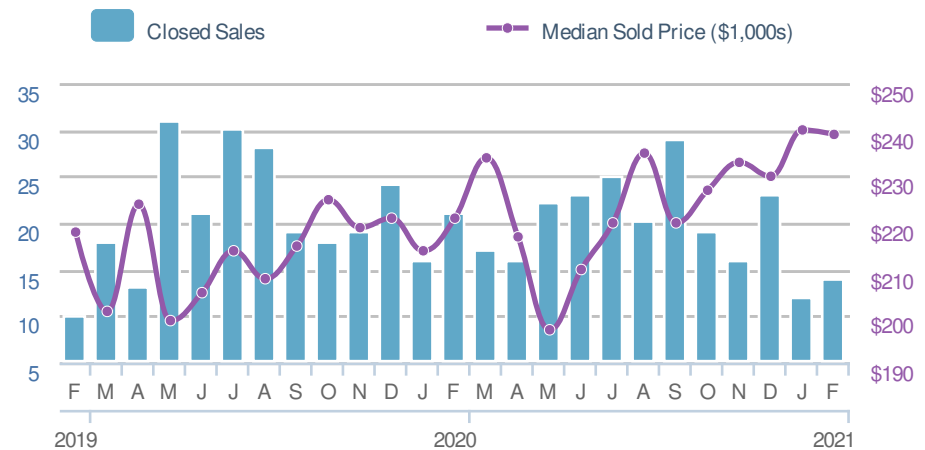
↓ -0.3%

from Jan 2021:
\$240,700

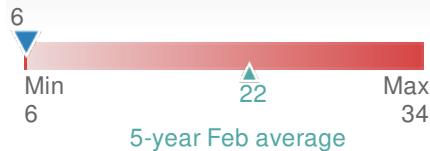
↑ 8.6%

from Feb 2020:
\$221,000

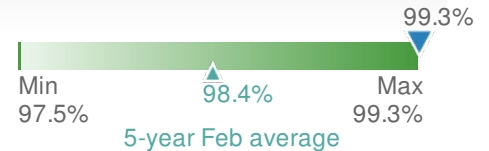
YTD	2021	2020	+/-
	\$239,950	\$220,000	9.1%

5-year Feb average: **\$215,363****Active Listings****11**

Jan 2021	Feb 2020
11	45

Median Days to Contract**6**

Jan 2021	Feb 2020	YTD
9	22	8

Avg Sold to OLP Ratio**99.3%**

Jan 2021	Feb 2020	YTD
99.6%	97.8%	99.5%

February 2021**Kennesaw, GA - Condo/Coop****New Listings****9**

↑ **50.0%**
from Jan 2021:
6

↑ **125.0%**
from Feb 2020:
4

YTD	2021	2020	+/-
	15	11	36.4%

5-year Feb average: **6****Closed Sales****4**

↑ **300.0%**
from Jan 2021:
1

↓ **-20.0%**
from Feb 2020:
5

YTD	2021	2020	+/-
	5	8	-37.5%

5-year Feb average: **4****New Pending****6**

↑ **200.0%**
from Jan 2021:
2

↑ **50.0%**
from Feb 2020:
4

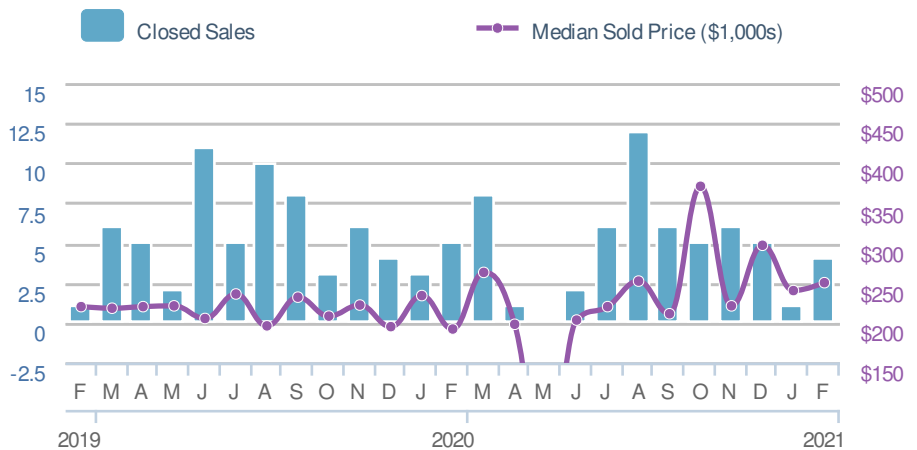
YTD	2021	2020	+/-
	8	13	-38.5%

5-year Feb average: **4****Median Sold Price****\$250,000**

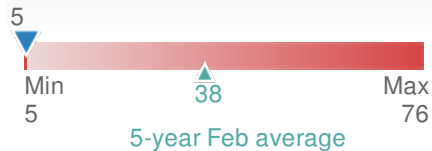
↑ **4.2%**
from Jan 2021:
\$240,000

↑ **29.8%**
from Feb 2020:
\$192,600

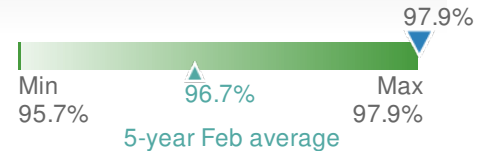
YTD	2021	2020	+/-
	\$240,000	\$213,000	12.7%

5-year Feb average: **\$215,650****Active Listings****7**

Jan 2021	Feb 2020
4	8

Median Days to Contract**5**

Jan 2021	Feb 2020	YTD
2	56	4

Avg Sold to OLP Ratio**97.9%**

Jan 2021	Feb 2020	YTD
96.0%	96.2%	97.5%