

October 2018

All Home Types
Single Family
Townhouse
Condo/Coop

Local Market Insight

Smyrna, GA



Presented by
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October 2018

Smyrna, GA

New Listings**210****↑8.2%**from Sep 2018:
194**↑37.3%**from Oct 2017:
153

YTD	2018	2017	+/-
	2,159	2,078	3.9%

5-year Oct average: **182****Closed Sales****151****↑9.4%**from Sep 2018:
138**↑4.1%**from Oct 2017:
145

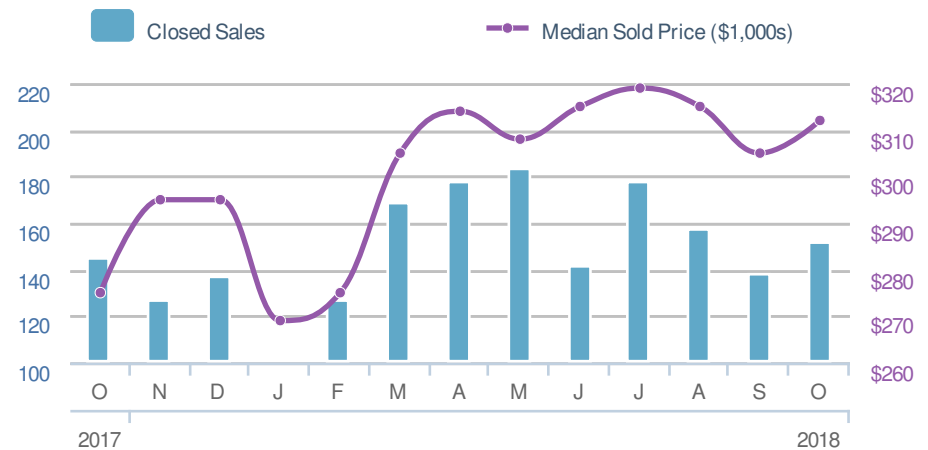
YTD	2018	2017	+/-
	1,519	1,458	4.2%

5-year Oct average: **148****New Pending****147****↑10.5%**from Sep 2018:
133**↑4.3%**from Oct 2017:
141

YTD	2018	2017	+/-
	1,567	1,515	3.4%

5-year Oct average: **144****Median Sold Price****\$312,000****↑2.0%**from Sep 2018:
\$305,750**↑13.5%**from Oct 2017:
\$275,000

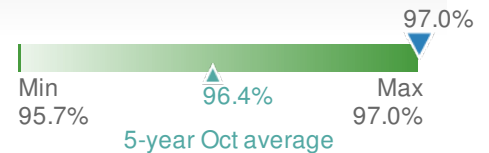
YTD	2018	2017	+/-
	\$306,000	\$277,000	10.5%

5-year Oct average: **\$293,500****Active Listings****336**

Sep 2018	Oct 2017
355	318

Median Days to Contract**25**

Sep 2018	Oct 2017	YTD
17	18	15

Avg Sold to OLP Ratio**97.0%**

Sep 2018	Oct 2017	YTD
97.0%	95.7%	97.6%

October 2018**Smyrna, GA - Single Family****New Listings****124****↓ -10.1%**from Sep 2018:
138**↑ 26.5%**from Oct 2017:
98

YTD	2018	2017	+/-
	1,406	1,355	3.8%

5-year Oct average: **111****Closed Sales****97****↑ 16.9%**from Sep 2018:
83**↑ 12.8%**from Oct 2017:
86

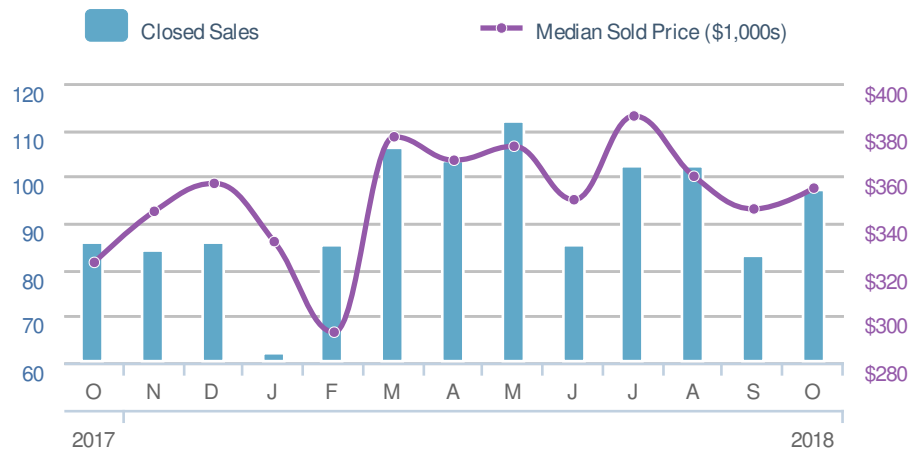
YTD	2018	2017	+/-
	937	884	6.0%

5-year Oct average: **92****New Pending****90****↑ 1.1%**from Sep 2018:
89**↓ -4.3%**from Oct 2017:
94

YTD	2018	2017	+/-
	971	928	4.6%

5-year Oct average: **92****Median Sold Price****\$355,000****↑ 2.6%**from Sep 2018:
\$346,000**↑ 9.9%**from Oct 2017:
\$323,100

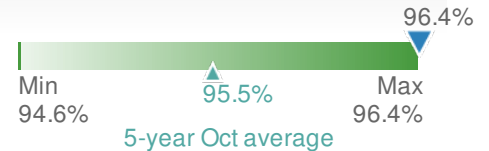
YTD	2018	2017	+/-
	\$360,000	\$315,000	14.3%

5-year Oct average: **\$339,050****Active Listings****236**

Sep 2018	Oct 2017
259	224

Median Days to Contract**28**

Sep 2018	Oct 2017	YTD
22	24	18

Avg Sold to OLP Ratio**96.4%**

Sep 2018	Oct 2017	YTD
96.2%	94.6%	97.2%

October 2018**Smyrna, GA - Townhouse****New Listings****52****↑52.9%**from Sep 2018:
34**↑79.3%**from Oct 2017:
29

YTD	2018	2017	+/-
	490	469	4.5%

5-year Oct average: **41****Closed Sales****38****↑2.7%**from Sep 2018:
37**↓-5.0%**from Oct 2017:
40

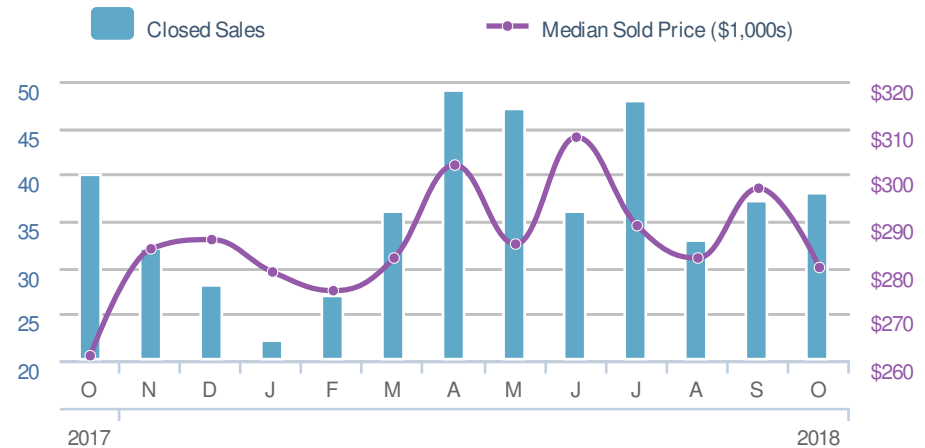
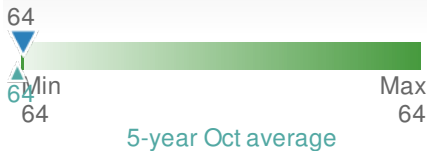
YTD	2018	2017	+/-
	373	366	1.9%

5-year Oct average: **39****New Pending****37****↑23.3%**from Sep 2018:
30**↑27.6%**from Oct 2017:
29

YTD	2018	2017	+/-
	380	375	1.3%

5-year Oct average: **33****Median Sold Price****\$280,000****↓-5.7%**from Sep 2018:
\$297,000**↑7.1%**from Oct 2017:
\$261,450

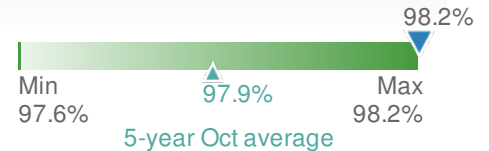
YTD	2018	2017	+/-
	\$287,500	\$275,000	4.5%

5-year Oct average: **\$270,725****Active Listings****64**

Sep 2018	Oct 2017
68	64

Median Days to Contract**24**

Sep 2018	Oct 2017	YTD
16	8	12

Avg Sold to OLP Ratio**98.2%**

Sep 2018	Oct 2017	YTD
97.8%	97.6%	98.2%

October 2018**Smyrna, GA - Condo/Coop****New Listings****34****↑54.5%**from Sep 2018:
22**↑30.8%**from Oct 2017:
26

YTD	2018	2017	+/-
	263	254	3.5%

5-year Oct average: **30****Closed Sales****16****↓-11.1%**from Sep 2018:
18**↓-15.8%**from Oct 2017:
19

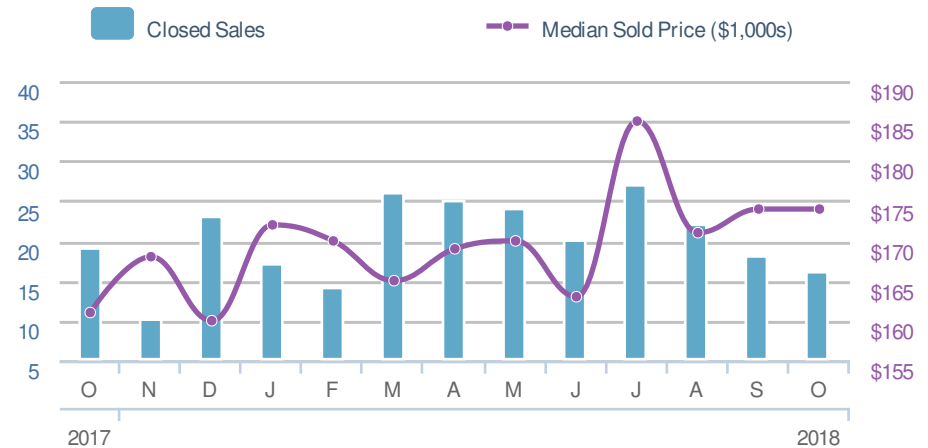
YTD	2018	2017	+/-
	209	208	0.5%

5-year Oct average: **18****New Pending****20****↑42.9%**from Sep 2018:
14**↑11.1%**from Oct 2017:
18

YTD	2018	2017	+/-
	216	212	1.9%

5-year Oct average: **19****Median Sold Price****\$174,750****↑0.4%**from Sep 2018:
\$174,000**↑8.5%**from Oct 2017:
\$161,000

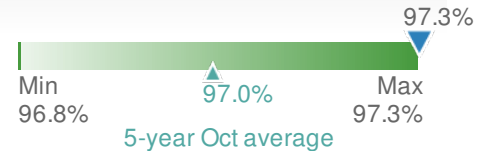
YTD	2018	2017	+/-
	\$172,500	\$157,250	9.7%

5-year Oct average: **\$167,875****Active Listings****36**

Sep 2018	Oct 2017
28	30

Median Days to Contract**14**

Sep 2018	Oct 2017	YTD
9	23	9

Avg Sold to OLP Ratio**97.3%**

Sep 2018	Oct 2017	YTD
98.9%	96.8%	98.0%