

Adams Realtors Intown Market Survey

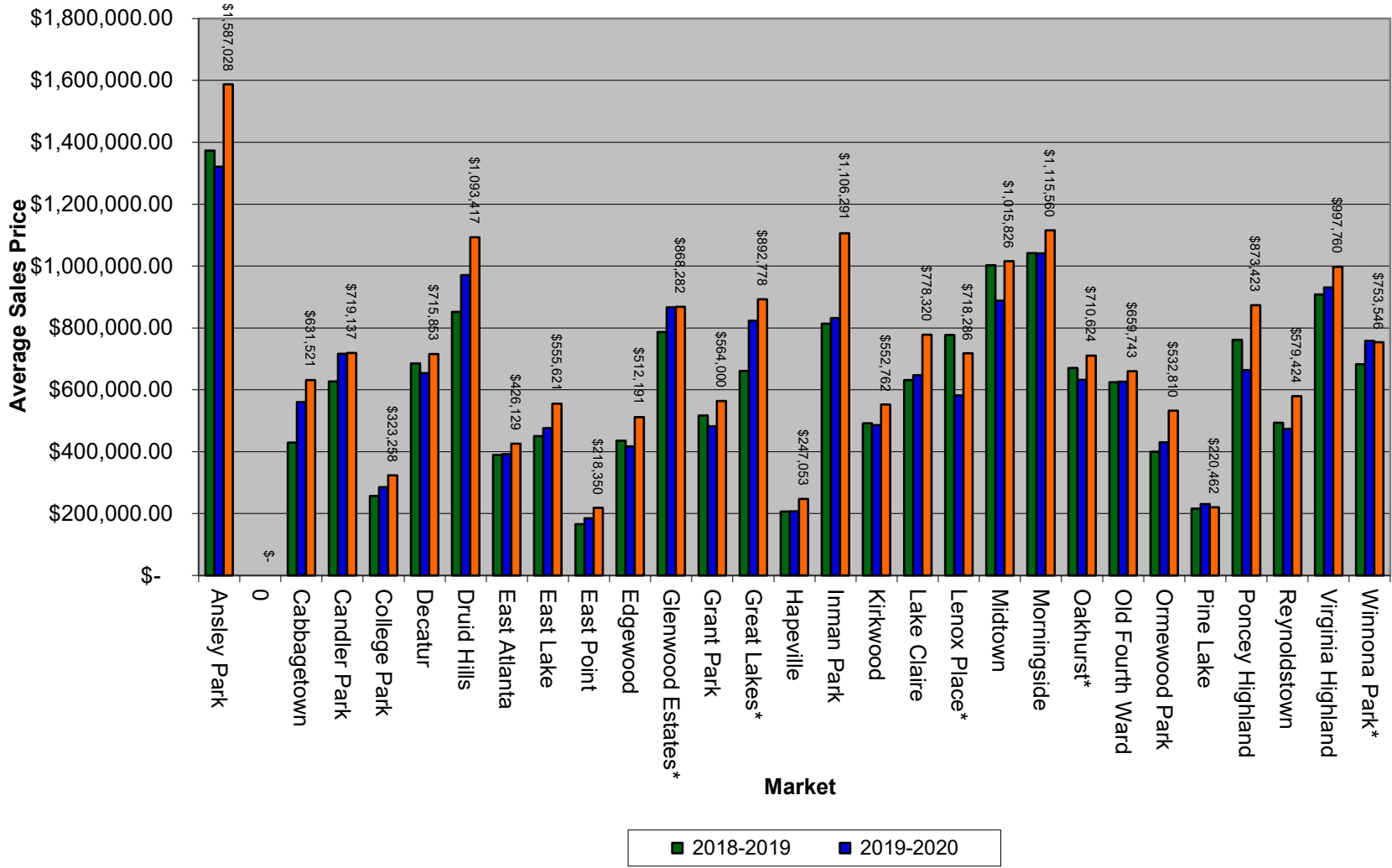
Single Family Residential Detached Sales

As of July 1, 2021

Market	Average Sales Price			1 Yr 2 Yr		Days on Market			1 Yr 2 Yr		# Units			1 Yr 2 Yr			Sales Volume			1 Yr 2 Yr	
	2018-2019	2019-2020	2020-2021	Change	Change	2018-2019	2019-2020	2020-2021	Change	Change	2018-2019	2019-2020	2020-2021	Change	Change	2018-2019	2019-2020	2020-2021	Change	Change	
Ansley Park	\$1,373,570	\$1,320,877	\$1,587,028	20%	16%	106	87	65	-25%	-39%	25	22	37	68%	48%	\$34,339,250	\$29,059,294	\$58,720,036	102%	71%	
Adair Park	\$304,819	\$269,170	\$373,243	39%	22%	26	42	36	-14%	38%	31	23	30	30%	-3%	\$9,449,389	\$6,190,910	\$11,197,290	81%	18%	
Avondale Estates	\$455,945	\$441,413	\$510,885	16%	12%	34	37	25	-32%	-26%	83	72	109	51%	31%	\$37,843,435	\$31,781,736	\$55,686,465	75%	47%	
Cabbagetown	\$429,557	\$560,354	\$631,521	13%	47%	37	46	36	-22%	-3%	23	24	19	28%	-17%	\$9,879,811	\$13,448,496	\$11,998,899	-11%	21%	
Candler Park	\$626,763	\$716,313	\$719,137	0%	15%	23	24	18	-25%	-22%	52	41	49	20%	-6%	\$32,591,676	\$29,368,833	\$35,237,713	20%	8%	
Capitol View	\$254,267	\$260,393	\$308,840	19%	21%	40	34	43	26%	8%	42	45	45	0%	7%	\$10,679,214	\$11,717,685	\$13,897,800	19%	30%	
Chosewood Park	\$305,420	\$355,900	\$383,508	8%	26%	28	45	31	-31%	11%	15	18	24	33%	60%	\$4,581,300	\$6,406,200	\$9,204,192	44%	101%	
College Park	\$256,947	\$285,123	\$323,258	13%	26%	56	46	39	-15%	-30%	92	104	125	20%	36%	\$23,639,124	\$29,652,792	\$40,407,250	36%	71%	
Decatur	\$685,481	\$654,253	\$715,853	9%	4%	38	33	27	-18%	-29%	225	222	277	25%	23%	\$154,233,225	\$145,244,166	\$198,291,281	37%	29%	
Druid Hills	\$851,999	\$970,669	\$1,093,417	13%	28%	51	46	40	-13%	-22%	86	76	91	20%	6%	\$73,271,914	\$73,770,844	\$99,500,947	35%	36%	
East Atlanta	\$389,324	\$392,460	\$426,129	9%	9%	28	37	15	-59%	-46%	105	125	115	-8%	10%	\$40,879,020	\$49,057,500	\$49,004,835	0%	20%	
East Lake	\$449,867	\$476,531	\$555,621	17%	24%	40	48	19	-60%	-53%	52	59	75	27%	44%	\$23,393,084	\$28,115,329	\$41,671,575	48%	78%	
East Point	\$165,437	\$184,486	\$218,350	18%	32%	32	46	29	-37%	-9%	325	318	366	15%	13%	\$53,767,025	\$58,666,548	\$79,916,100	36%	49%	
Edgewood	\$435,295	\$417,542	\$512,191	23%	18%	26	49	19	-61%	-27%	67	78	71	-9%	6%	\$29,164,765	\$32,568,276	\$36,365,561	12%	25%	
Glenwood Estates*	\$787,083	\$866,667	\$868,282	0%	10%	37	19	24	26%	-35%	6	3	11	267%	83%	\$4,722,498	\$2,600,001	\$9,551,102	267%	102%	
Glenwood Park	\$659,214	\$735,388	\$670,286	-9%	2%	34	55	31	-44%	-9%	14	8	14	75%	0%	\$9,228,996	\$5,883,104	\$9,384,004	60%	2%	
Grant Park	\$516,639	\$482,748	\$564,000	17%	9%	21	30	26	-13%	24%	110	146	187	28%	70%	\$56,830,290	\$70,481,208	\$105,468,000	50%	86%	
Great Lakes*	\$660,613	\$823,250	\$892,778	8%	35%	35	23	36	57%	3%	8	11	9	-18%	13%	\$5,284,904	\$9,055,750	\$8,035,002	-11%	52%	
Hapeville	\$206,659	\$207,415	\$247,053	19%	20%	37	43	38	-12%	3%	67	51	52	2%	-22%	\$13,846,153	\$10,578,165	\$12,846,756	21%	-7%	
Inman Park	\$813,577	\$831,994	\$1,106,291	33%	36%	49	35	19	-46%	-61%	16	27	35	30%	119%	\$13,017,232	\$22,463,838	\$38,720,185	72%	197%	
Kirkwood	\$491,781	\$485,850	\$552,762	14%	12%	29	35	18	-49%	-38%	162	175	154	-12%	-5%	\$79,668,522	\$85,023,750	\$85,125,348	0%	7%	
Lake Claire	\$631,109	\$646,792	\$778,320	20%	23%	21	28	13	-54%	-38%	22	30	40	33%	82%	\$13,884,398	\$19,403,760	\$31,132,800	60%	124%	
Lenox Place*	\$776,909	\$582,243	\$718,286	23%	-8%	27	37	6	-84%	-78%	11	8	7	-13%	-36%	\$8,545,999	\$4,657,944	\$5,028,002	8%	-41%	
Midtown	\$1,002,614	\$888,625	\$1,015,826	14%	1%	42	32	37	16%	-12%	27	12	37	208%	37%	\$27,070,578	\$10,663,500	\$37,585,562	252%	39%	
Morningside	\$1,041,690	\$1,041,296	\$1,115,560	7%	7%	45	46	34	-26%	-24%	148	167	213	28%	44%	\$154,170,120	\$173,896,432	\$237,614,280	37%	54%	
Oakhurst*	\$670,158	\$632,578	\$710,624	12%	6%	38	29	20	-31%	-47%	59	69	69	0%	17%	\$39,539,322	\$43,647,882	\$49,033,056	12%	24%	
Oakland City	\$181,585	\$217,234	\$276,356	27%	52%	28	42	41	-2%	46%	30	59	60	2%	100%	\$5,447,550	\$12,816,806	\$16,581,360	29%	204%	
Old Fourth Ward	\$624,376	\$626,184	\$659,743	5%	6%	35	28	26	-7%	-26%	41	40	56	40%	37%	\$25,599,416	\$25,047,360	\$36,945,608	48%	44%	
Ormewood Park	\$399,523	\$430,128	\$532,810	24%	33%	31	34	15	-56%	-52%	72	73	95	30%	32%	\$28,765,656	\$31,399,344	\$50,616,950	61%	76%	
Peoplestown	\$357,124	\$330,247	\$348,311	5%	-2%	36	32	32	0%	-11%	25	19	27	42%	8%	\$8,928,100	\$6,274,693	\$9,404,397	50%	5%	
Pine Lake	\$215,894	\$231,174	\$220,462	-5%	2%	43	43	26	-40%	-40%	18	17	12	-29%	-33%	\$3,886,092	\$3,929,958	\$2,645,544	-33%	-32%	
Poncey Highland	\$761,975	\$663,900	\$873,423	32%	15%	46	23	41	78%	-11%	4	11	13	18%	225%	\$3,047,900	\$7,302,900	\$11,354,499	55%	273%	
Reynoldstown	\$493,467	\$473,503	\$579,424	22%	17%	28	34	24	-29%	-14%	33	39	38	-3%	15%	\$16,284,411	\$18,466,617	\$22,018,112	19%	35%	
Summerhill	\$336,535	\$407,817	\$463,663	14%	38%	30	35	56	60%	87%	20	23	24	4%	20%	\$6,730,700	\$9,379,791	\$11,127,912	19%	65%	
Sylvan Hills	\$217,233	\$232,794	\$264,194	13%	22%	42	37	29	-22%	-31%	60	58	53	-9%	-12%	\$13,033,980	\$13,502,052	\$14,002,282	4%	7%	
Virginia Highland	\$908,534	\$930,991	\$997,760	7%	10%	44	43	29	-33%	-34%	87	76	85	12%	-2%	\$79,042,458	\$70,755,316	\$84,809,600	20%	7%	
Westview	\$278,809	\$303,200	\$330,635	9%	19%	37	46	31	-33%	-16%	61	69	66	-4%	8%	\$17,007,349	\$20,920,800	\$21,821,910	4%	28%	
West End	\$267,643	\$248,195	\$310,430	25%	16%	40	47	33	-30%	-18%	45	41	63	54%	40%	\$12,043,935	\$10,175,995	\$19,557,090	92%	62%	
Winnona Park*	\$682,332	\$758,482	\$753,546	-1%	10%	36	37	35	-5%	-3%	22	28	42	50%	91%	\$15,011,304	\$21,237,496	\$31,648,932	49%	111%	
Totals	\$513,117	\$519,499	\$607,411	17%	18%	47	49	36	-26%	-22%	2,078	2,128	2,485	17%	20%	\$1,066,257,724	\$1,105,493,408	\$1,509,415,787	37%	42%	

* These Markets are Submarkets of the City of Decatur and their numbers are NOT included in the Totals.

Average Sales Price



Units Sold

