

Adams Realtors Intown Market Survey

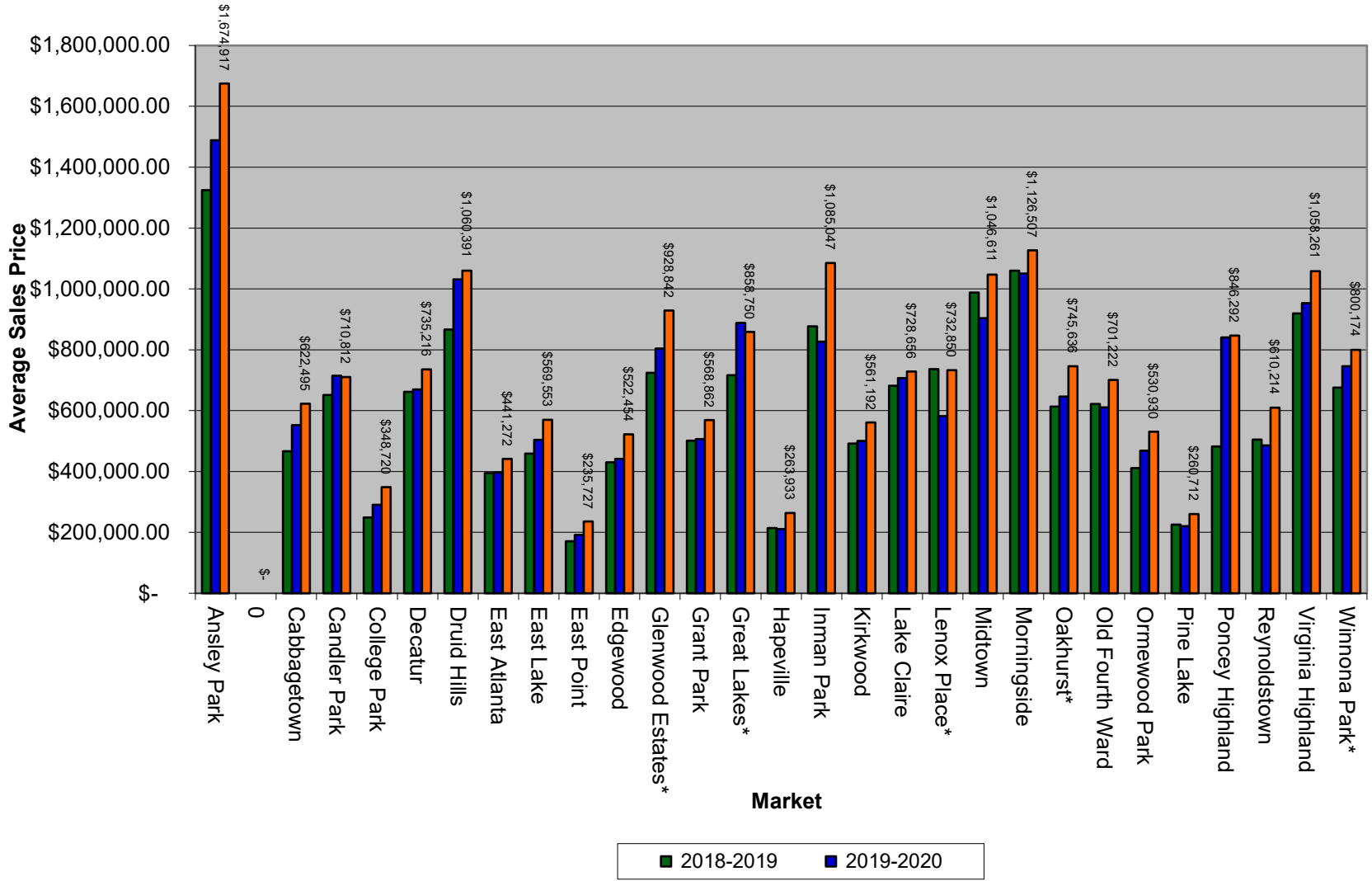
Single Family Residential Detached Sales

As of October 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	\$1,324,661	\$1,488,618	\$1,674,917	13%	26%	63	91	44	-52%	-30%	22	30	36	20%	64%	\$29,142,542	\$44,658,540	\$60,297,012	35%	107%
Adair Park	\$280,013	\$319,064	\$380,154	19%	36%	35	36	44	22%	26%	31	22	28	27%	-10%	\$8,680,403	\$7,019,408	\$10,644,312	52%	23%
Avondale Estates	\$449,407	\$463,123	\$527,443	14%	17%	36	32	22	-31%	-39%	75	94	102	9%	36%	\$33,705,525	\$43,533,562	\$53,799,186	24%	60%
Cabbagetown	\$466,304	\$552,619	\$622,495	13%	33%	40	53	23	-57%	-43%	24	21	20	28%	-17%	\$11,191,296	\$11,604,999	\$12,449,900	7%	11%
Candler Park	\$651,581	\$714,573	\$710,812	-1%	9%	21	23	22	-4%	5%	48	46	41	-11%	-15%	\$31,275,888	\$32,870,358	\$29,143,292	-11%	-7%
Capitol View	\$253,416	\$274,839	\$329,582	20%	30%	37	42	35	-17%	-5%	49	48	33	-31%	-33%	\$12,417,384	\$13,192,272	\$10,876,206	-18%	-12%
Chosewood Park	\$318,100	\$372,291	\$376,390	1%	18%	26	41	28	-32%	8%	12	23	20	-13%	67%	\$3,817,200	\$8,562,693	\$7,527,800	-12%	97%
College Park	\$249,220	\$290,517	\$348,720	20%	40%	56	46	31	-33%	-45%	96	111	107	-4%	11%	\$23,925,120	\$32,247,387	\$37,313,040	16%	56%
Decatur	\$661,500	\$669,364	\$735,216	10%	11%	39	31	23	-26%	-41%	205	248	280	13%	37%	\$135,607,500	\$166,002,272	\$205,860,480	24%	52%
Druid Hills	\$866,748	\$1,031,540	\$1,060,391	3%	22%	53	46	31	-33%	-42%	79	88	80	-9%	1%	\$68,473,092	\$90,775,520	\$84,831,280	-7%	24%
East Atlanta	\$394,574	\$396,093	\$441,272	11%	12%	35	30	15	-50%	-57%	112	121	109	-10%	-3%	\$44,192,288	\$47,927,253	\$48,098,648	0%	9%
East Lake	\$459,015	\$504,234	\$569,553	13%	24%	51	34	18	-47%	-65%	56	62	70	13%	25%	\$25,704,840	\$31,262,508	\$39,868,710	28%	55%
East Point	\$170,899	\$192,138	\$235,727	23%	38%	35	45	22	-51%	-37%	336	360	321	-11%	-4%	\$57,422,064	\$69,169,680	\$75,668,367	9%	32%
Edgewood	\$430,163	\$441,419	\$522,454	18%	21%	32	44	20	-55%	-38%	65	78	68	-13%	5%	\$27,960,595	\$34,430,682	\$35,526,872	3%	27%
Glenwood Estates*	\$724,500	\$804,000	\$928,842	16%	28%	40	30	21	-30%	-48%	5	5	12	140%	140%	\$3,622,500	\$4,020,000	\$11,146,104	177%	208%
Glenwood Park	\$698,660	\$740,275	\$753,167	2%	8%	39	47	17	-64%	-56%	15	8	12	50%	-20%	\$10,479,900	\$5,922,200	\$9,038,004	53%	-14%
Grant Park	\$501,143	\$507,007	\$568,862	12%	14%	23	31	22	-29%	-4%	123	151	175	16%	42%	\$61,640,589	\$76,558,057	\$99,550,850	30%	62%
Great Lakes*	\$716,183	\$888,333	\$858,750	-3%	20%	39	22	25	14%	-36%	9	9	12	33%	33%	\$6,445,647	\$7,994,997	\$10,305,000	29%	60%
Hapeville	\$214,397	\$211,027	\$263,933	25%	23%	39	44	31	-30%	-21%	64	55	41	-25%	-36%	\$13,721,408	\$11,606,485	\$10,821,253	-7%	-21%
Inman Park	\$877,250	\$826,602	\$1,085,047	31%	24%	39	36	28	-22%	-28%	14	28	36	29%	157%	\$12,281,500	\$23,144,856	\$39,061,692	69%	218%
Kirkwood	\$491,625	\$500,157	\$561,192	12%	14%	30	33	13	-61%	-57%	154	194	139	-28%	-10%	\$75,710,250	\$97,030,458	\$78,005,688	-20%	3%
Lake Claire	\$681,842	\$707,141	\$728,656	3%	7%	28	19	12	-37%	-57%	26	36	32	-11%	23%	\$17,727,892	\$25,457,076	\$23,316,992	-8%	32%
Lenox Place*	\$736,825	\$581,739	\$732,850	26%	-1%	16	43	11	-74%	-31%	10	5	10	100%	0%	\$7,368,250	\$2,908,695	\$7,328,500	152%	-1%
Midtown	\$988,003	\$903,670	\$1,046,611	16%	6%	43	28	39	39%	-9%	22	18	36	100%	64%	\$21,736,066	\$16,266,060	\$37,677,996	132%	73%
Morningside	\$1,060,370	\$1,050,759	\$1,126,507	7%	6%	44	43	31	-28%	-30%	171	170	205	21%	20%	\$181,323,270	\$178,629,030	\$230,933,935	29%	27%
Oakhurst*	\$613,442	\$646,344	\$745,636	15%	22%	42	27	18	-33%	-57%	49	75	71	-5%	45%	\$30,058,658	\$48,475,800	\$52,940,156	9%	76%
Oakland City	\$179,960	\$249,567	\$289,309	16%	61%	37	41	37	-10%	0%	37	66	54	-18%	46%	\$6,658,520	\$16,471,422	\$15,622,686	-5%	135%
Old Fourth Ward	\$622,212	\$610,735	\$701,222	15%	13%	33	28	22	-21%	-33%	42	53	49	-8%	17%	\$26,132,904	\$32,368,955	\$34,359,878	6%	31%
Ormewood Park	\$410,961	\$468,567	\$530,930	13%	29%	30	29	15	-48%	-50%	71	84	96	14%	35%	\$29,178,231	\$39,359,628	\$50,969,280	29%	75%
Peoplestown	\$354,177	\$319,067	\$354,514	11%	0%	35	32	29	-9%	-17%	26	18	29	61%	12%	\$9,208,602	\$5,743,206	\$10,280,906	79%	12%
Pine Lake	\$225,331	\$219,997	\$260,712	19%	16%	51	47	9	-81%	-82%	16	19	12	-37%	-25%	\$3,605,296	\$4,179,943	\$3,128,544	-25%	-13%
Poncey Highland	\$482,380	\$840,536	\$846,292	1%	75%	44	28	33	18%	-25%	5	11	12	9%	140%	\$2,411,900	\$9,245,896	\$10,155,504	10%	321%
Reynoldstown	\$505,262	\$485,930	\$610,214	26%	21%	27	32	24	-25%	-11%	34	40	37	-8%	9%	\$17,178,908	\$19,437,200	\$22,577,918	16%	31%
Summerhill	\$346,774	\$412,285	\$479,358	16%	38%	36	31	55	77%	53%	14	27	23	-15%	64%	\$4,854,836	\$11,131,695	\$11,025,234	-1%	127%
Sylvan Hills	\$241,821	\$230,759	\$286,618	24%	19%	54	33	27	-18%	-50%	49	62	49	-21%	0%	\$11,849,229	\$14,307,058	\$14,044,282	-2%	19%
Virginia Highland	\$919,195	\$953,453	\$1,058,261	11%	15%	41	42	23	-45%	-44%	97	73	76	4%	-22%	\$89,161,915	\$69,602,069	\$80,427,836	16%	-10%
Westview	\$287,051	\$292,692	\$363,542	24%	27%	40	48	23	-52%	-43%	77	61	65	7%	-16%	\$22,102,927	\$17,854,212	\$23,630,230	32%	7%
West End	\$257,591	\$258,605	\$334,718	29%	30%	41	39	33	-15%	-20%	49	39	73	87%	49%	\$12,621,959	\$10,085,595	\$24,434,414	142%	94%
Winnona Park*	\$675,762	\$745,909	\$800,174	7%	18%	45	36	28	-22%	-38%	21	35	36	3%	71%	\$14,191,002	\$26,106,815	\$28,806,264	10%	103%
Totals	\$517,575	\$536,884	\$627,908	17%	21%	48	47	32	-32%	-32%	2,077	2,320	2,309	0%	11%	\$1,075,003,949	\$1,245,569,841	\$1,449,838,887	16%	35%

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

Average Sales Price



Units Sold

