

Adams Realtors Intown Market Survey

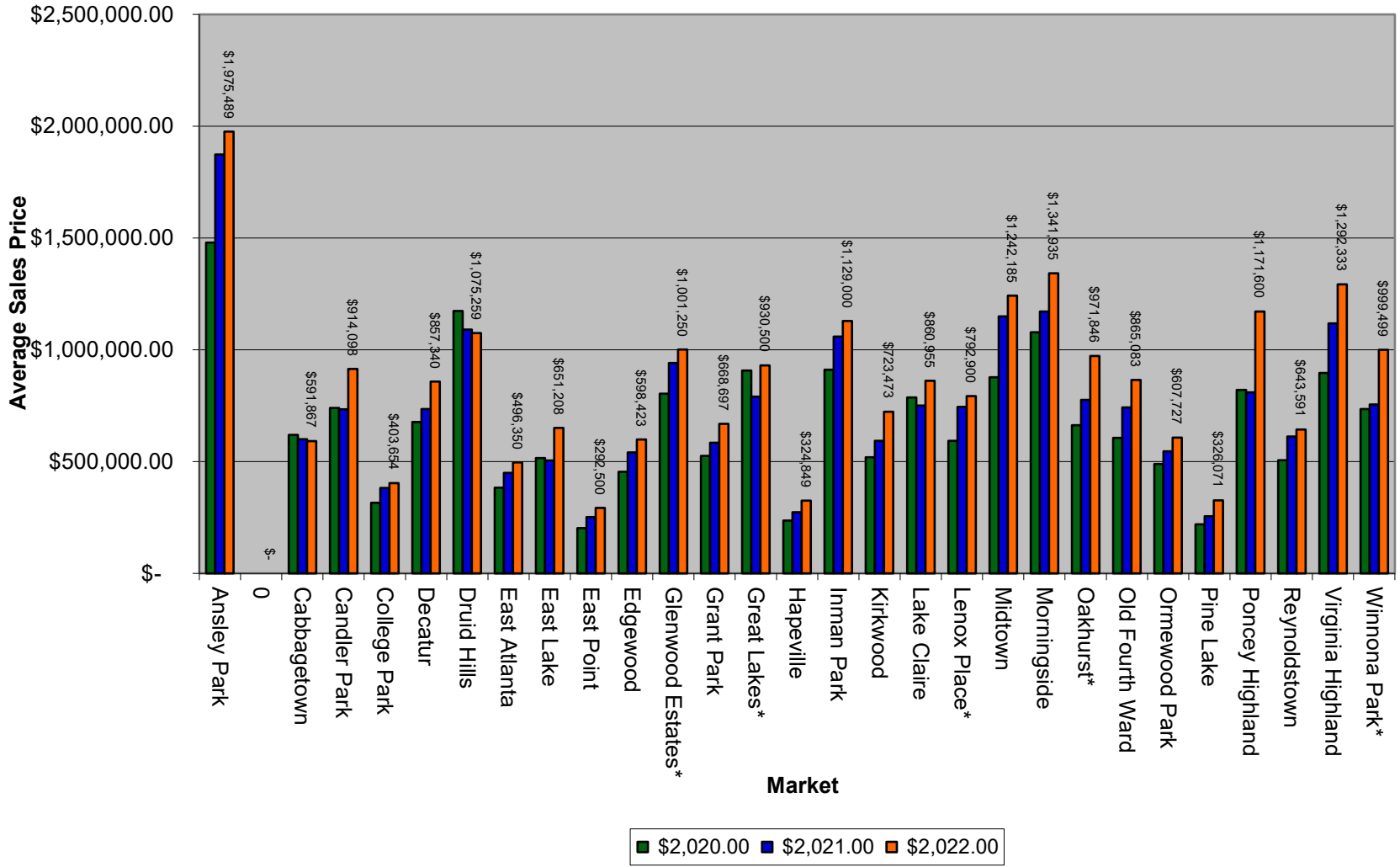
Single Family Residential Detached Sales

As of February, 2023

Market	Average Sales Price				Days on Market				# Units				Sales Volume							
	2020	2021	2022	1 Yr Change	2020	2021	2022	1 Yr Change	2020	2021	2022	1 Yr Change	2020	2021	2022	1 Yr Change				
Ansley Park	\$1,479,814	\$1,873,338	\$1,975,489	5%	33%	84	45	34	-24%	-60%	32	34	27	-21%	-16%	\$47,354,048	\$63,693,492	\$53,338,203	-16%	13%
Adair Park	\$351,857	\$373,139	\$486,474	30%	38%	32	38	49	29%	53%	30	28	23	-18%	-23%	\$10,555,710	\$10,447,892	\$11,188,902	7%	6%
Avondale Estates	\$464,466	\$569,636	\$627,013	10%	35%	33	18	24	33%	-27%	108	109	109	0%	1%	\$50,162,328	\$62,090,324	\$68,344,417	10%	36%
Cabbagetown	\$619,193	\$600,112	\$591,867	-1%	-4%	50	14	39	179%	-22%	18	17	15	28%	-17%	\$11,145,474	\$10,201,904	\$8,878,005	-13%	-20%
Candler Park	\$739,924	\$733,385	\$914,098	25%	24%	21	20	16	-20%	-24%	49	40	39	-3%	-20%	\$36,256,276	\$29,335,400	\$35,649,822	22%	-2%
Capitol View	\$285,887	\$352,744	\$413,100	17%	44%	40	38	22	-42%	-45%	48	36	25	-31%	-48%	\$13,722,576	\$12,698,784	\$10,327,500	-19%	-25%
Chosewood Park	\$387,815	\$425,423	\$445,118	5%	15%	48	21	15	-29%	-69%	24	11	11	0%	-54%	\$9,307,560	\$4,679,653	\$4,896,298	5%	-47%
College Park	\$315,805	\$382,325	\$403,654	6%	28%	46	31	36	16%	-22%	115	95	71	-25%	-38%	\$36,317,575	\$36,320,875	\$28,659,434	-21%	-21%
Decatur	\$676,995	\$735,140	\$857,340	17%	27%	31	21	18	-14%	-42%	256	280	207	-26%	-19%	\$173,310,720	\$205,839,200	\$177,469,380	-14%	2%
Druid Hills	\$1,173,558	\$1,090,543	\$1,075,259	-1%	-8%	47	36	34	-6%	-28%	87	74	62	-16%	-29%	\$102,099,546	\$80,700,182	\$66,666,058	-17%	-35%
East Atlanta	\$383,707	\$449,668	\$496,350	10%	29%	29	20	20	0%	-31%	197	166	131	-21%	-34%	\$75,590,279	\$74,644,888	\$65,021,850	-13%	-14%
East Lake	\$515,394	\$504,856	\$651,208	29%	26%	22	19	21	11%	-5%	101	81	65	-20%	-36%	\$52,054,794	\$40,893,336	\$42,328,520	4%	-19%
East Point	\$202,688	\$252,393	\$292,500	16%	44%	34	21	23	10%	-32%	462	387	324	-16%	-30%	\$93,641,856	\$97,676,091	\$94,770,000	-3%	1%
Edgewood	\$453,794	\$541,307	\$598,423	11%	32%	35	17	19	12%	-46%	81	66	64	-3%	-21%	\$36,757,314	\$35,726,262	\$38,299,072	7%	4%
Glenwood Estates*	\$803,400	\$940,818	\$1,001,250	6%	25%	32	17	11	-35%	-66%	9	11	4	-64%	-56%	\$7,230,600	\$10,348,998	\$4,005,000	-61%	-45%
Glenwood Park	\$708,708	\$774,215	\$1,104,455	43%	56%	43	10	13	30%	-70%	13	13	11	-15%	-15%	\$9,213,204	\$10,064,795	\$12,149,005	21%	32%
Grant Park	\$525,273	\$584,377	\$668,697	14%	27%	28	18	18	0%	-36%	163	175	116	-34%	-29%	\$85,619,499	\$102,265,975	\$77,568,852	-24%	-9%
Great Lakes*	\$906,708	\$789,944	\$930,500	18%	3%	32	12	10	-17%	-69%	12	9	13	44%	8%	\$10,880,496	\$7,109,496	\$12,096,500	70%	11%
Hapeville	\$236,793	\$273,169	\$324,849	19%	37%	39	24	25	4%	-36%	58	50	60	20%	3%	\$13,733,994	\$13,658,450	\$19,490,940	43%	42%
Inman Park	\$910,581	\$1,059,057	\$1,129,000	7%	24%	26	28	15	-46%	-42%	31	36	20	-44%	-35%	\$28,228,011	\$38,126,052	\$22,580,000	-41%	-20%
Kirkwood	\$519,222	\$592,377	\$723,473	22%	39%	25	16	16	0%	-36%	198	152	106	-30%	-46%	\$102,805,956	\$90,041,304	\$76,688,138	-15%	-25%
Lake Claire	\$787,358	\$750,351	\$860,955	15%	9%	16	13	24	85%	50%	40	29	38	31%	-5%	\$31,494,320	\$21,760,179	\$32,716,290	50%	4%
Lenox Place*	\$593,250	\$744,542	\$792,900	6%	34%	15	13	11	-15%	-27%	4	12	5	-58%	25%	\$2,373,000	\$8,934,504	\$3,964,500	-56%	67%
Midtown	\$876,655	\$1,149,700	\$1,242,185	8%	42%	29	33	24	-27%	-17%	23	29	32	10%	39%	\$20,163,065	\$33,341,300	\$39,749,920	19%	97%
Morningside	\$1,078,026	\$1,170,946	\$1,341,935	15%	24%	40	27	23	-15%	-43%	184	198	137	-31%	-26%	\$198,356,784	\$231,847,308	\$183,845,095	-21%	-7%
Oakhurst*	\$663,143	\$775,656	\$971,846	25%	47%	22	13	14	8%	-36%	74	57	49	-14%	-34%	\$49,072,582	\$44,212,392	\$47,620,454	8%	-3%
Oakland City	\$248,819	\$325,675	\$389,119	19%	56%	40	31	29	-6%	-28%	64	61	51	-16%	-20%	\$15,924,416	\$19,866,175	\$19,845,069	0%	25%
Old Fourth Ward	\$606,547	\$742,777	\$865,083	16%	43%	27	23	24	4%	-11%	59	46	29	-37%	-51%	\$35,786,273	\$34,167,742	\$25,087,407	-27%	-30%
Ormewood Park	\$488,821	\$546,137	\$607,727	11%	24%	20	15	16	7%	-20%	86	103	58	-44%	-33%	\$42,038,606	\$56,252,111	\$35,248,166	-37%	-16%
Peopletown	\$319,717	\$399,013	\$447,728	12%	40%	34	27	32	19%	-6%	18	23	15	-35%	-17%	\$5,754,906	\$9,177,299	\$6,715,920	-27%	17%
Pine Lake	\$218,862	\$255,763	\$326,071	27%	49%	31	27	13	-52%	-58%	17	15	14	-7%	-18%	\$3,720,654	\$3,836,445	\$4,564,994	19%	23%
Poncey Highland	\$820,100	\$810,115	\$1,171,600	45%	43%	26	31	16	-48%	-38%	9	13	10	-23%	11%	\$7,380,900	\$10,531,495	\$11,716,000	11%	59%
Reynoldstown	\$505,925	\$612,252	\$643,591	5%	27%	24	29	12	-59%	-50%	36	31	23	-26%	-36%	\$18,213,300	\$18,979,812	\$14,802,593	-22%	-19%
Summerhill	\$424,962	\$482,281	\$513,952	7%	21%	51	29	18	-38%	-65%	26	25	23	-8%	-12%	\$11,049,012	\$12,057,025	\$11,820,896	-2%	7%
Sylvan Hills	\$248,252	\$284,832	\$342,380	20%	38%	30	21	28	33%	-7%	60	56	64	14%	7%	\$14,895,120	\$15,950,592	\$21,912,320	37%	47%
Virginia Highland	\$896,191	\$1,118,431	\$1,292,333	16%	44%	43	16	18	13%	-58%	77	77	65	-16%	-16%	\$69,006,707	\$86,119,187	\$84,001,645	-2%	22%
Westview	\$301,420	\$380,008	\$442,589	16%	47%	40	20	16	-20%	-60%	64	69	44	-36%	-31%	\$19,290,880	\$26,220,552	\$19,473,916	-26%	1%
West End	\$264,975	\$354,130	\$384,104	8%	45%	34	35	26	-26%	-24%	57	65	25	-62%	-56%	\$15,103,575	\$23,018,450	\$9,602,600	-58%	-36%
Winnona Park*	\$734,883	\$755,971	\$999,499	32%	36%	41	21	13	-38%	-68%	36	36	23	-36%	-36%	\$26,455,788	\$27,214,956	\$22,988,477	-16%	-13%
Totals	\$539,295	\$626,563	\$698,060	11%	29%	41	30	29	-3%	-30%	2,621	2,435	1,947	-20%	-26%	\$1,413,493,027	\$1,525,682,122	\$1,359,122,839	-11%	-4%

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

Average Sales Price



Units Sold

