

Adams Realtors Intown Market Survey

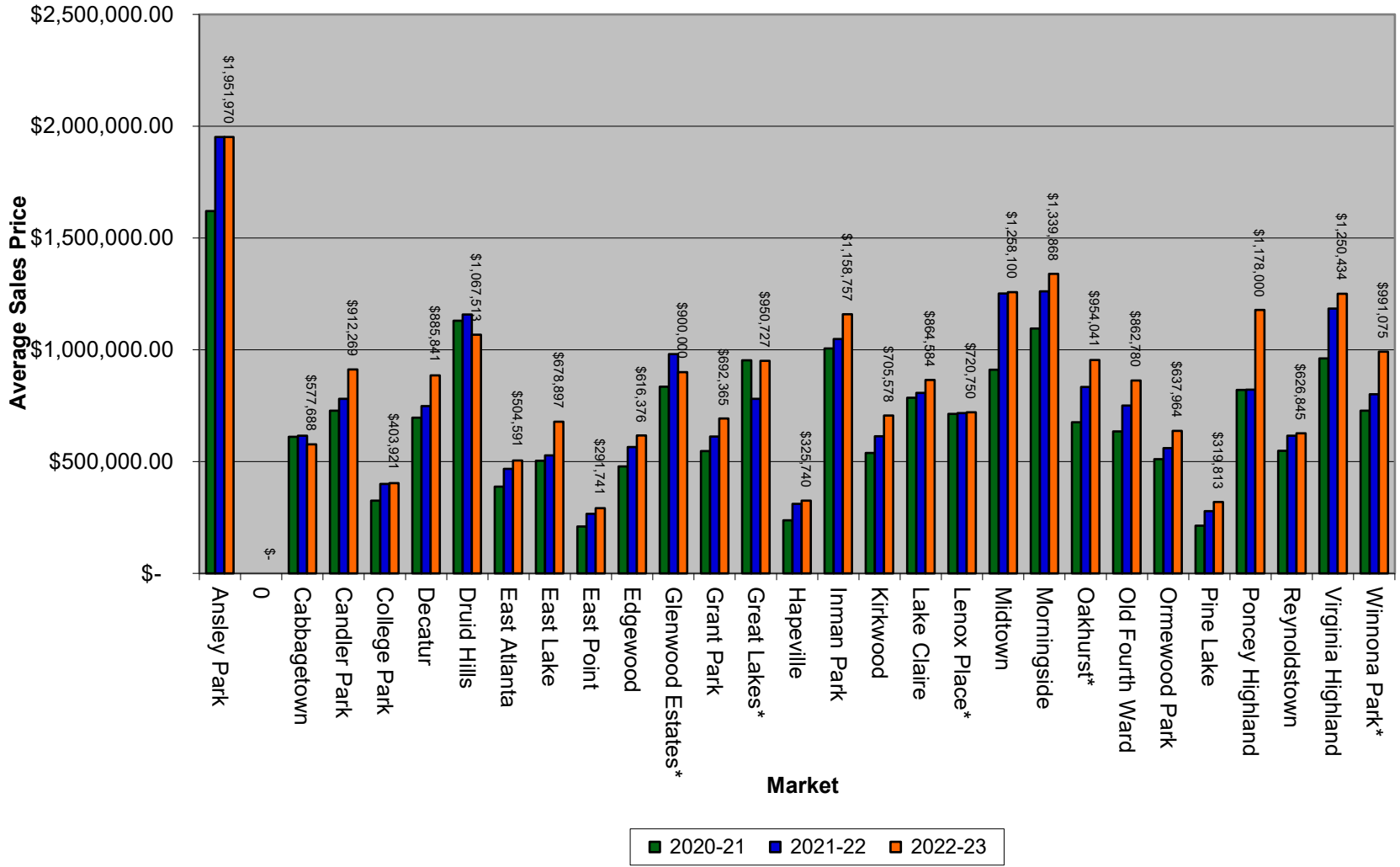
Single Family Residential Detached Sales

As of May, 2023

Market	Average Sales Price				Days on Market				# Units				Sales Volume			
	2020-21	2021-22	2022-23	1 Yr Change	2020-21	2021-22	2022-23	1 Yr Change	2020-21	2021-22	2022-23	1 Yr Change	2020	2021	2020	1 Yr Change
Ansley Park	\$1,620,604	\$1,951,618	\$1,951,970	0%	77	43	43	0%	34	34	27	-21%	\$55,100,536	\$66,355,012	\$52,703,190	-21%
Adair Park	\$347,943	\$399,993	\$525,841	31%	32	37	51	38%	30	29	22	-24%	\$10,438,290	\$11,599,797	\$11,568,502	0%
Avondale Estates	\$471,229	\$575,226	\$648,568	13%	33	16	26	63%	113	118	92	-22%	\$53,248,877	\$67,876,668	\$59,668,256	-12%
Cabbagetown	\$611,319	\$615,154	\$577,688	-6%	39	12	38	217%	20	13	16	28%	\$12,226,380	\$7,997,002	\$9,243,008	16%
Candler Park	\$727,729	\$781,078	\$912,269	17%	21	19	15	-21%	51	40	38	-5%	\$37,114,179	\$31,243,120	\$34,666,222	11%
Capitol View	\$300,338	\$371,536	\$424,900	14%	36	36	19	-47%	44	36	20	-44%	\$13,214,872	\$13,375,296	\$8,498,000	-36%
Chosewood Park	\$375,279	\$521,350	\$395,700	-24%	42	21	26	24%	24	10	9	-10%	\$9,006,696	\$5,213,500	\$3,561,300	-32%
College Park	\$325,842	\$399,689	\$403,921	1%	44	34	32	-6%	118	89	76	-15%	\$38,449,356	\$35,572,321	\$30,697,996	-14%
Decatur	\$696,741	\$747,899	\$885,841	18%	31	17	21	24%	268	254	194	-24%	\$186,726,588	\$189,966,346	\$171,853,154	-10%
Druid Hills	\$1,130,656	\$1,157,494	\$1,067,513	-8%	43	35	30	-14%	92	68	57	-16%	\$104,020,352	\$78,709,592	\$60,848,241	-23%
East Atlanta	\$388,315	\$467,135	\$504,591	8%	25	18	16	-11%	193	167	115	-31%	\$74,944,795	\$78,011,545	\$58,027,965	-26%
East Lake	\$503,715	\$528,344	\$678,897	28%	20	17	24	41%	108	75	60	-20%	\$54,401,220	\$39,625,800	\$40,733,820	3%
East Point	\$209,897	\$266,289	\$291,741	10%	30	20	28	40%	463	407	280	-31%	\$97,182,311	\$108,379,623	\$81,687,480	-25%
Edgewood	\$478,422	\$565,191	\$616,376	9%	25	15	20	33%	79	70	59	-16%	\$37,795,338	\$39,563,370	\$36,366,184	-8%
Glenwood Estates*	\$834,555	\$980,500	\$900,000	-8%	26	16	19	19%	11	9	2	-78%	\$9,180,105	\$8,824,500	\$1,800,000	-80%
Glenwood Park	\$681,086	\$865,269	\$1,095,938	27%	35	10	16	60%	14	16	8	-50%	\$9,535,204	\$13,844,304	\$8,767,504	-37%
Grant Park	\$547,415	\$611,635	\$692,365	13%	34	20	24	20%	172	153	95	-38%	\$94,155,380	\$93,580,155	\$65,774,675	-30%
Great Lakes*	\$952,542	\$780,800	\$950,727	22%	30	9	11	22%	12	10	11	10%	\$11,430,504	\$7,808,000	\$10,457,997	34%
Hapeville	\$237,024	\$310,817	\$325,740	5%	39	22	28	27%	65	54	46	-15%	\$15,406,560	\$16,784,118	\$14,984,040	-11%
Inman Park	\$1,006,075	\$1,047,790	\$1,158,757	11%	23	23	14	-39%	28	31	23	-26%	\$28,170,100	\$32,481,490	\$26,651,411	-18%
Kirkwood	\$538,045	\$612,920	\$705,578	15%	21	17	17	0%	176	155	100	-35%	\$94,695,920	\$95,002,600	\$70,557,800	-26%
Lake Claire	\$784,978	\$807,091	\$864,584	7%	16	12	28	133%	41	35	33	-6%	\$32,184,098	\$28,248,185	\$28,531,272	1%
Lenox Place*	\$713,000	\$716,611	\$720,750	1%	13	14	55	293%	6	9	6	-33%	\$4,278,000	\$6,449,499	\$4,324,500	-33%
Midtown	\$911,402	\$1,251,380	\$1,258,100	1%	34	27	20	-26%	30	34	23	-32%	\$27,342,060	\$42,546,920	\$28,936,300	-32%
Morningside	\$1,095,594	\$1,261,362	\$1,339,868	6%	36	27	22	-19%	180	199	117	-41%	\$197,206,920	\$251,011,038	\$156,764,556	-38%
Oakhurst*	\$675,429	\$834,085	\$954,041	14%	21	10	20	100%	66	53	49	-8%	\$44,578,314	\$44,206,505	\$46,748,009	6%
Oakland City	\$259,055	\$351,012	\$363,675	4%	40	30	30	0%	61	64	48	-25%	\$15,802,355	\$22,464,768	\$17,456,400	-22%
Old Fourth Ward	\$635,062	\$750,926	\$862,780	15%	27	19	41	116%	58	44	27	-39%	\$36,833,596	\$33,040,744	\$23,295,060	-29%
Ormewood Park	\$510,477	\$560,577	\$637,964	14%	15	13	21	62%	87	106	40	-62%	\$44,411,499	\$59,421,162	\$25,518,560	-57%
Peopletown	\$317,670	\$416,489	\$448,117	8%	33	38	17	-55%	20	25	12	-52%	\$6,353,400	\$10,412,225	\$5,377,404	-48%
Pine Lake	\$212,950	\$278,630	\$319,813	15%	33	26	20	-23%	17	15	16	7%	\$3,620,150	\$4,179,450	\$5,117,008	22%
Poncey Highland	\$820,457	\$822,000	\$1,178,000	43%	35	25	12	-52%	14	8	11	38%	\$11,486,398	\$6,576,000	\$12,958,000	97%
Reynoldstown	\$548,386	\$615,144	\$626,845	2%	25	16	17	6%	42	25	20	-20%	\$23,032,212	\$15,378,600	\$12,536,900	-18%
Summerhill	\$452,854	\$502,616	\$502,800	0%	51	16	23	44%	28	26	20	-23%	\$12,679,912	\$13,068,016	\$10,056,000	-23%
Sylvan Hills	\$253,799	\$321,036	\$327,862	2%	32	19	33	74%	60	63	52	-17%	\$15,227,940	\$20,225,268	\$17,048,824	-16%
Virginia Highland	\$961,028	\$1,184,522	\$1,250,434	6%	36	13	21	62%	79	81	57	-30%	\$75,921,212	\$95,946,282	\$71,274,738	-26%
Westview	\$327,255	\$393,543	\$445,831	13%	34	19	21	11%	64	62	36	-42%	\$20,944,320	\$24,399,666	\$16,049,916	-34%
West End	\$283,241	\$378,599	\$394,152	4%	36	25	30	20%	69	53	23	-57%	\$19,543,629	\$20,065,747	\$9,065,496	-55%
Winnona Park*	\$727,423	\$801,746	\$991,075	24%	43	16	16	0%	35	32	21	-34%	\$25,459,805	\$25,655,872	\$20,812,575	-19%
Totals	\$555,280	\$650,456	\$708,013	9%	40	27	33	20%	2,666	2,418	1,728	-29%	\$1,480,375,579	\$1,572,802,449	\$1,223,446,566	-22%

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

Average Sales Price



Units Sold

