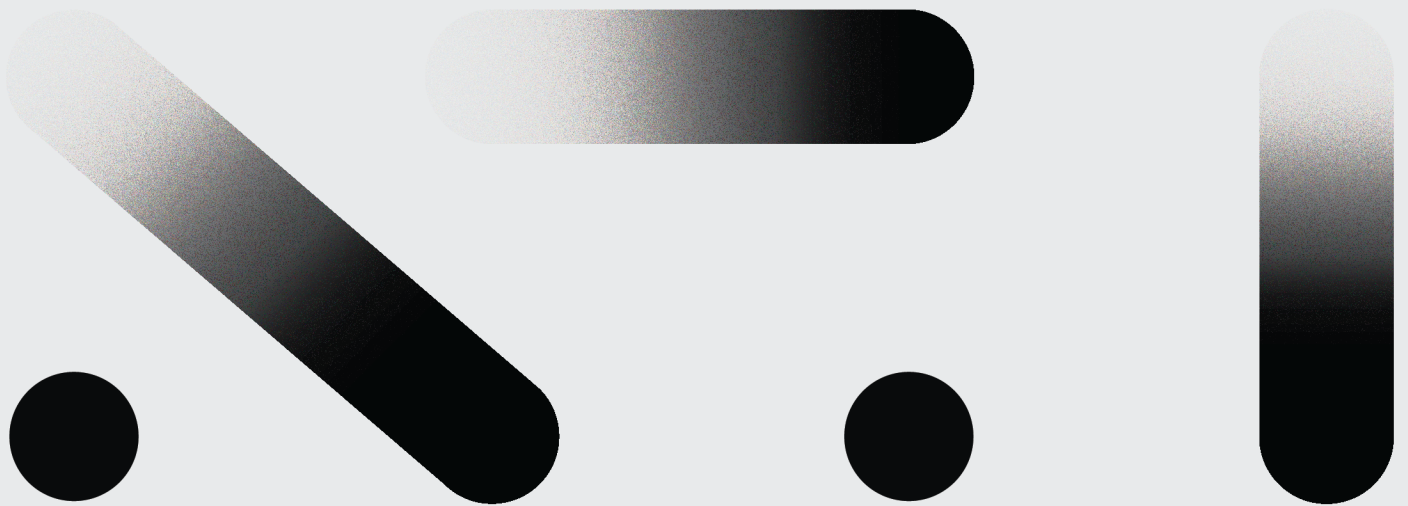


COMPASS



MARKET INSIGHTS





COMPASS OFFICES

Buckhead

3107 Peachtree Road NE, Suite A-1
Atlanta, GA 30305

Intown

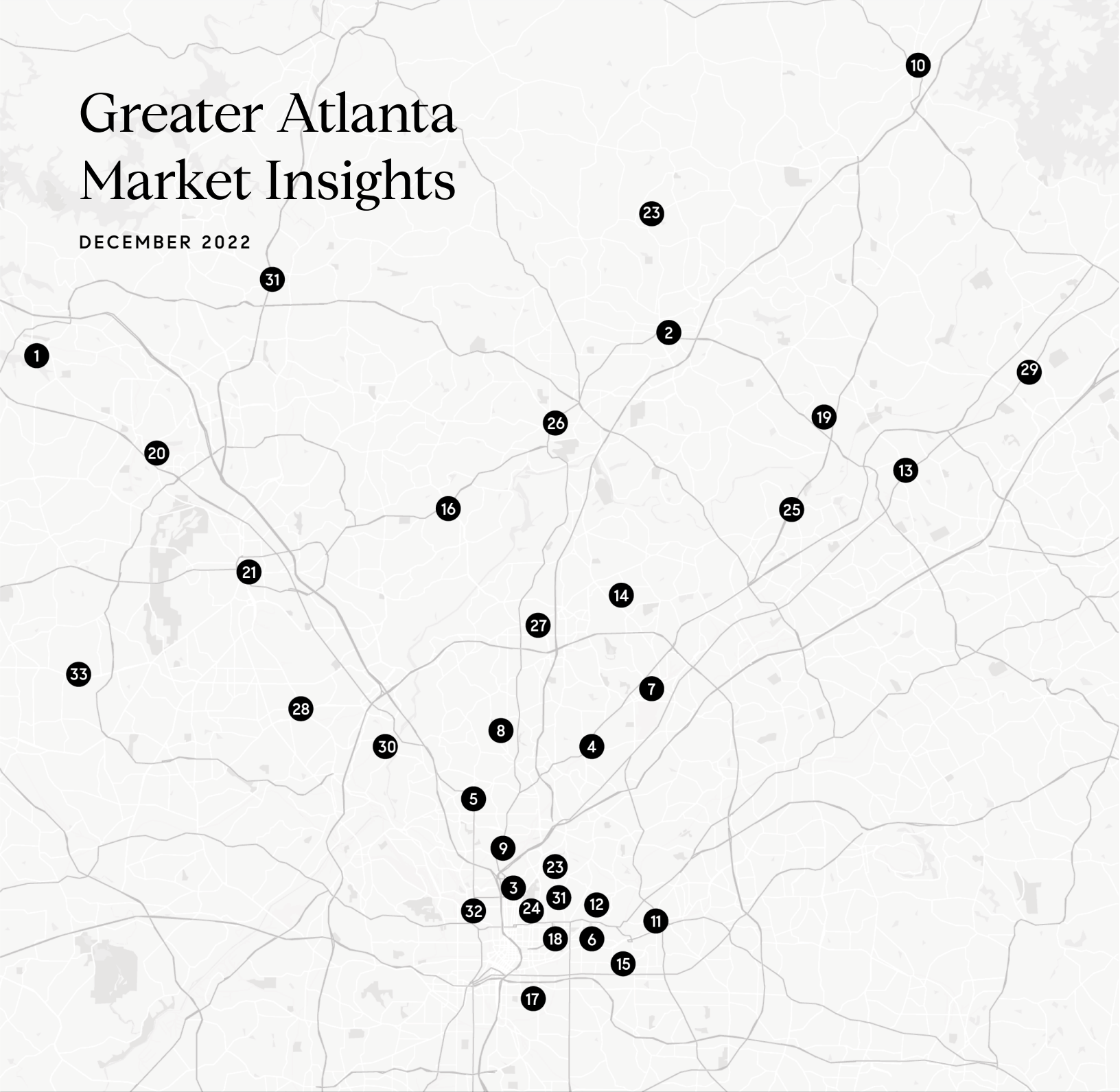
1409 Peachtree Street NE
Atlanta, GA 30309

North Atlanta

8000 Avalon Boulevard, Suite 100
Alpharetta, GA 30009

Greater Atlanta Market Insights

DECEMBER 2022



- | | | |
|--|-------------------------------------|-----------------------|
| 1. ACWORTH | 12. DRUID HILLS | 24. MORNINGSIDE |
| 2. ALPHARETTA | 13. DULUTH | 25. PEACHTREE CORNERS |
| 3. ANSLEY PARK | 14. DUNWOODY | 26. ROSWELL |
| 4. BROOKHAVEN | 15. EAST LAKE, EDGEWOOD, & KIRKWOOD | 27. SANDY SPRINGS |
| 5. BUCKHEAD | 16. EAST COBB | 28. SMYRNA |
| 6. CANDLER PARK | 17. GRANT PARK | 29. SUWANEE |
| 7. CHAMBLEE | 18. INMAN PARK & OLD FOURTH WARD | 30. VININGS |
| 8. CHASTAIN PARK | 19. JOHNS CREEK | 31. VIRGINIA-HIGHLAND |
| 9. COLLIER HILLS (BROOKWOOD,
BROOKWOOD HILLS, & LORING HEIGHTS) | 20. KENNESAW | 32. WEST MIDTOWN |
| 10. CUMMING | 21. MARIETTA | 33. WOODSTOCK |
| 11. DECATUR | 22. MIDTOWN | |
| | 23. MILTON | |

Report Definitions

GEOGRAPHY

covered in this report is Atlanta, Georgia and the surrounding region, specifically the towns and neighborhoods detailed on the prior page.

ACTIVE

is current inventory, defined as all properties actively listed on January 1st, 2023.

NEW

is defined as any properties put on the market during December 2022.

CONTRACT SIGNED

figures are based on publicly reported transactions as of January 1st, 2023. The signed price reflects the latest available, or last known asking price.

SOLD

figures are based on publicly reported transactions which closed by January 1st, 2023.

AVERAGE PRICE

is the sum of all prices divided by the total number of properties.

MONTHS OF SUPPLY

is calculated as the current inventory divided by the average number of contracts per month in the last twelve months. A buyer's market, where supply is greater than demand, is defined as more than six months of supply. A seller's market, where supply is less than demand, is defined as less than six months of supply. A balanced market, where supply is equal to demand, is defined as six months of supply.

DAYS ON MARKET (DOM)

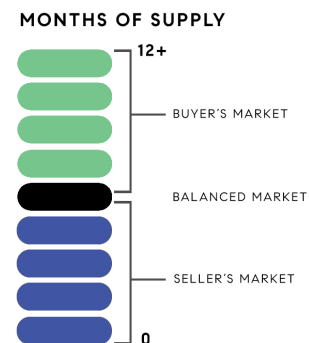
is calculated as the list date subtracted from the off market date, which is either the contract signed date, or the sold date, depending on availability.

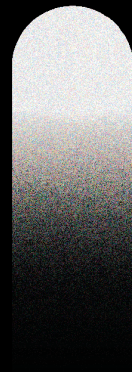
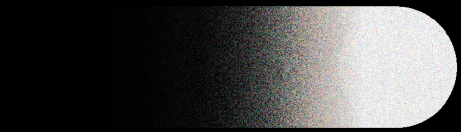
SALE-TO-LIST RATIO

is the average sale price divided by the average list price.

YEAR-OVER-YEAR (YOY) CHANGE

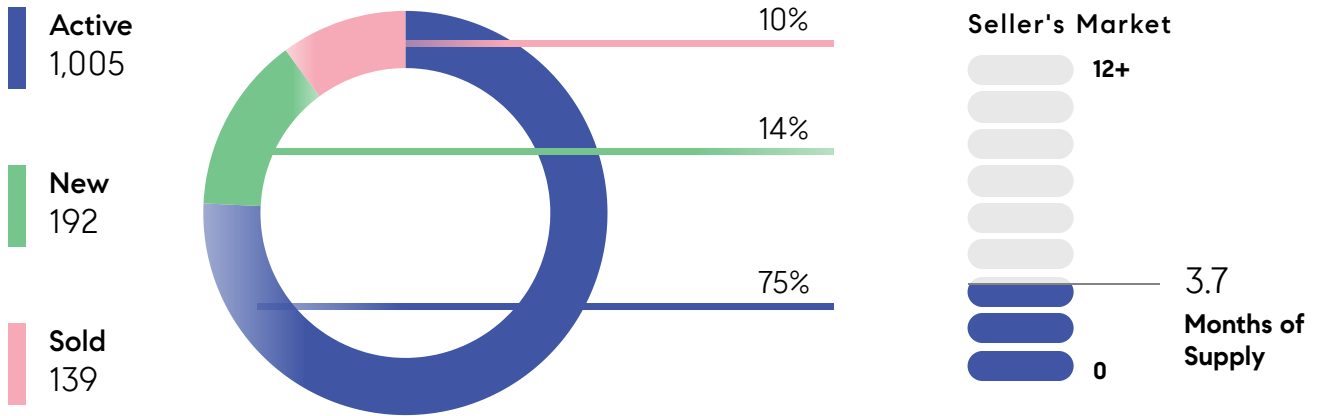
is the percentage difference of a particular metric for the current time period, compared against the same time period of the previous year.





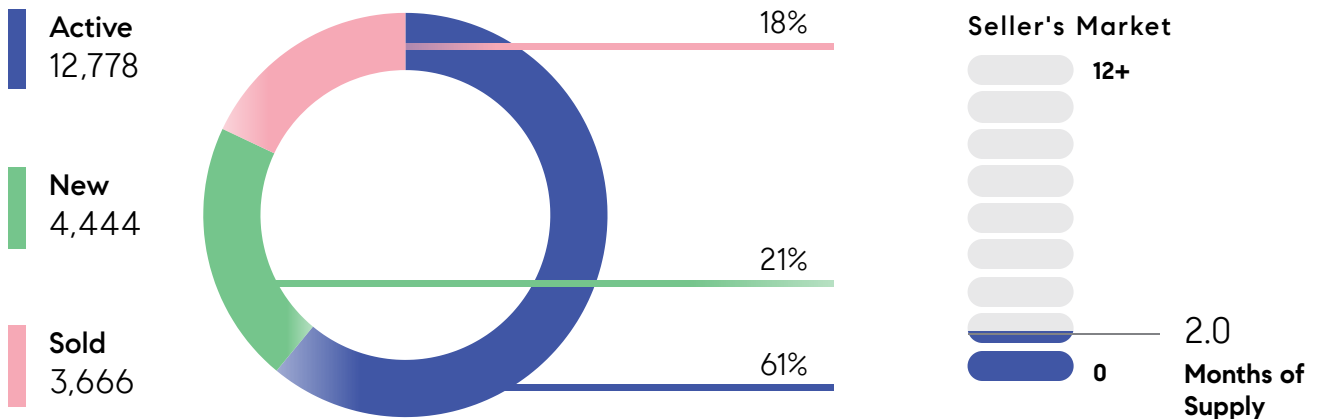
Overall Atlanta DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,857,749	56	96.4%	\$1,614,887
YoY Change	6.8%	-12.5%	-1.9%	1.2%

DETACHED UNDER 1M



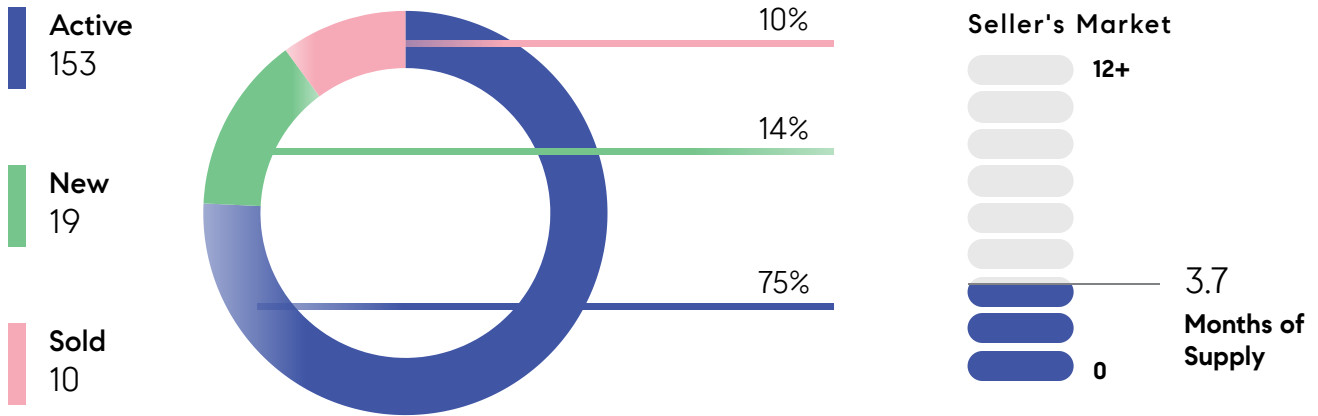
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$402,191	45	97.8%	\$396,035
YoY Change	6.1%	95.7%	-2.9%	1.1%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS Compulsory Listing Areas | The information is believed to be accurate but is not warranted.

Overall Atlanta DECEMBER 2022

DETACHED OVER 3M



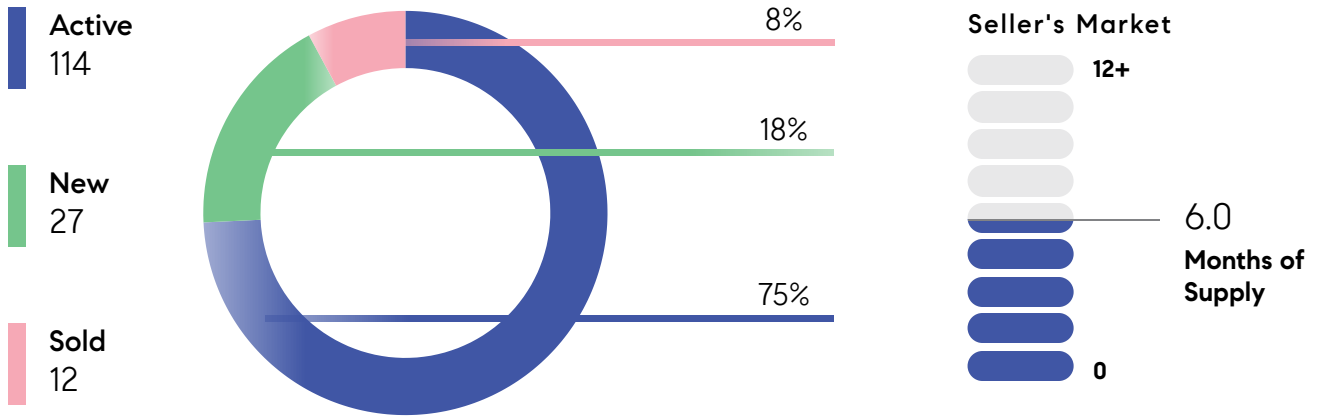
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$4,351,179	130	93.4%	\$3,808,250
YoY Change	-8.6%	-0.8%	-2.3%	2.6%

***Graph Legend** ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS Compulsory Listing Areas | The information is believed to be accurate but is not warranted.

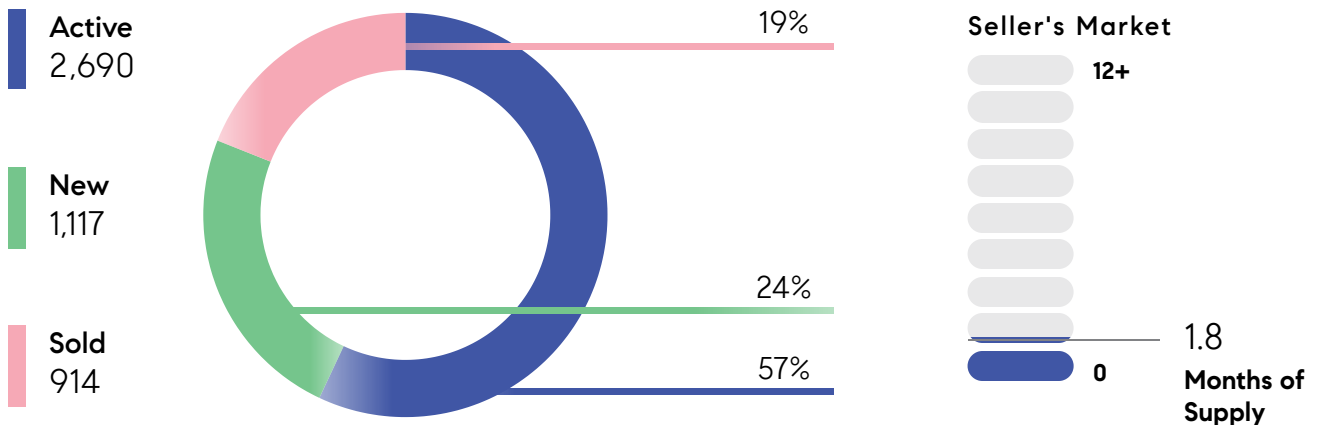
Overall Atlanta DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,758,532	93	94.1%	\$1,377,292
YoY Change	-5.2%	69.1%	-3.0%	-12.3%

ATTACHED UNDER 1M



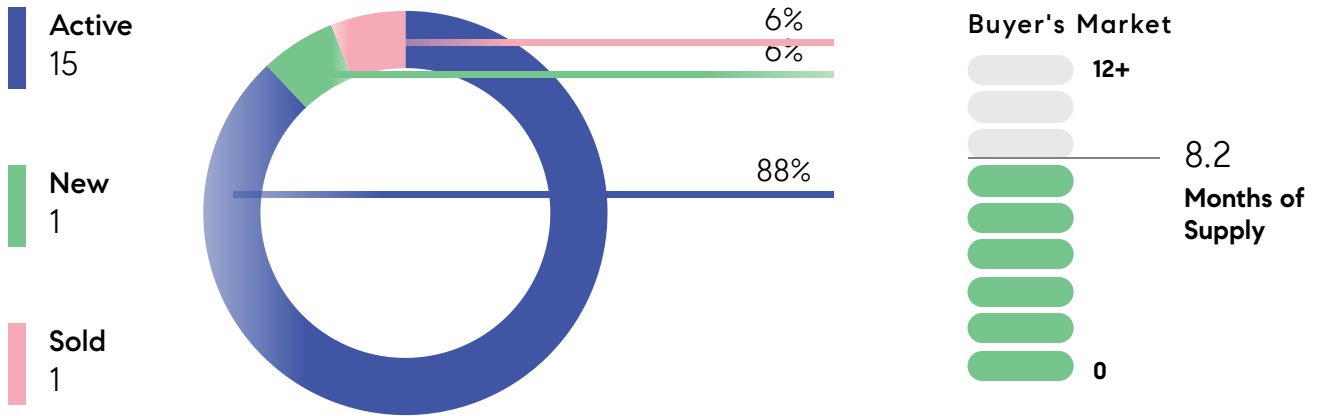
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$328,132	35	98.1%	\$318,629
YoY Change	3.6%	20.7%	-2.0%	0.1%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS Compulsory Listing Areas | The information is believed to be accurate but is not warranted.

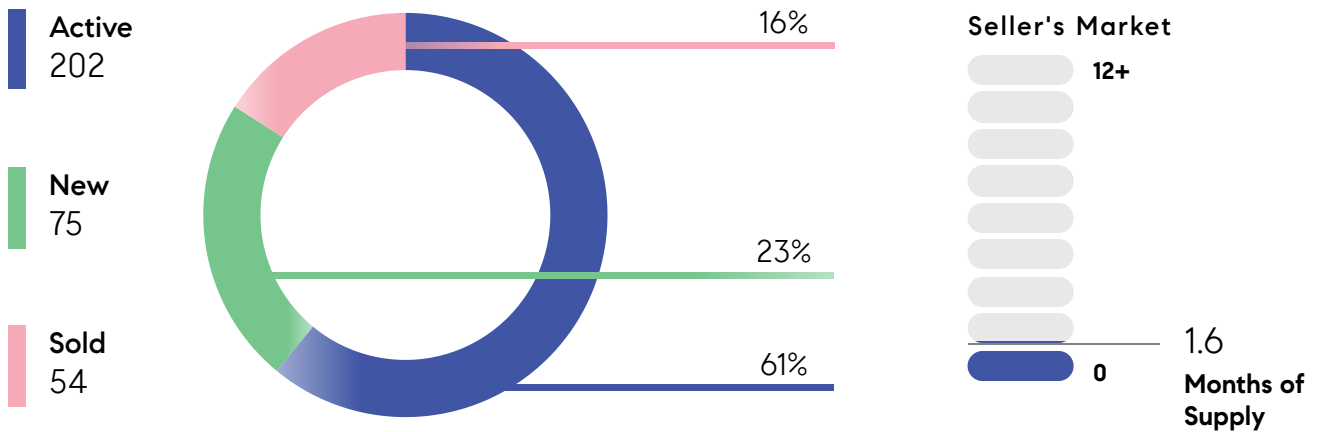
Acworth DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,196,000	34	92.0%	\$1,100,000
YoY Change	-	-55.3%	-	-41.3%

DETACHED UNDER 1M



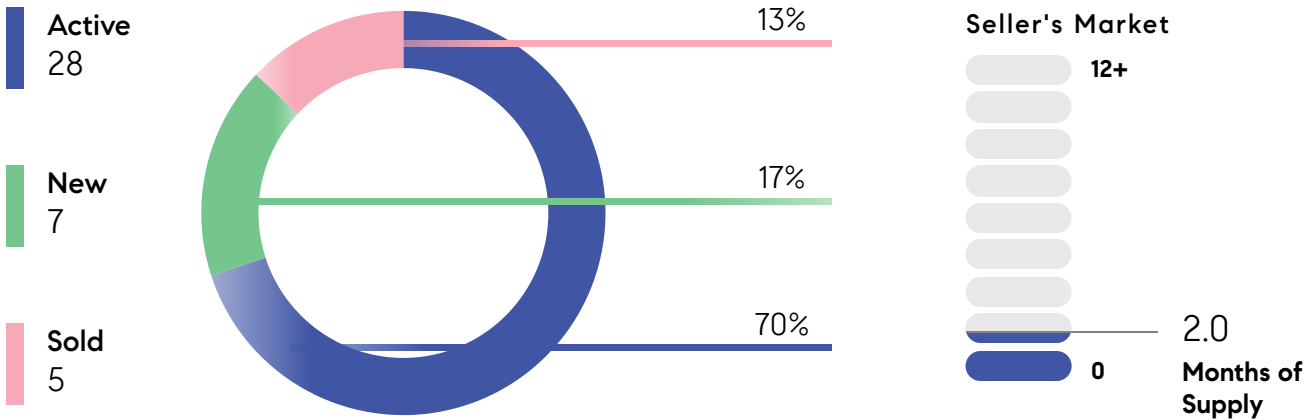
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$425,464	50	92.5%	\$393,664
YoY Change	4.7%	117.4%	-8.0%	-3.6%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Acworth DECEMBER 2022

ATTACHED UNDER 1M



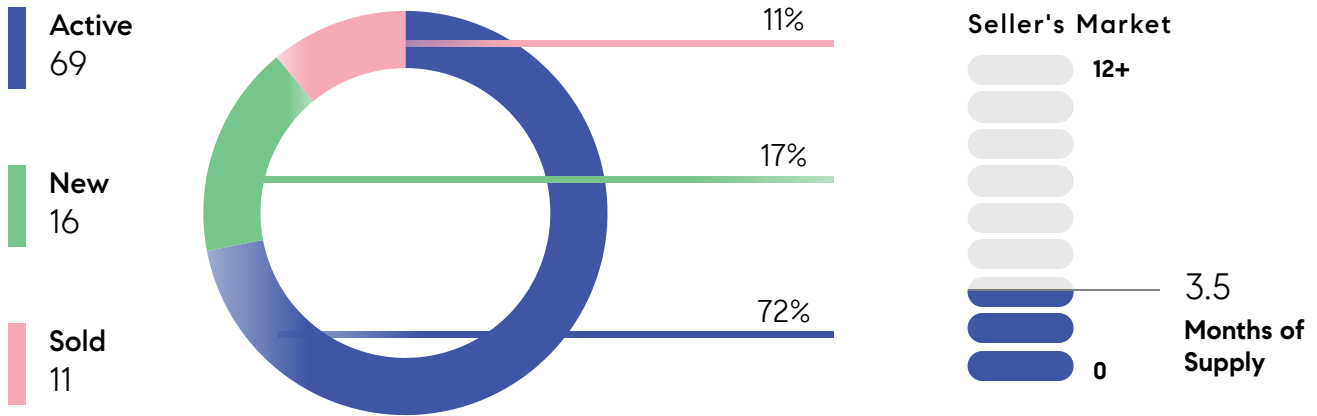
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$452,771	23	77.7%	\$351,740
YoY Change	44.0%	43.8%	-21.0%	13.8%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

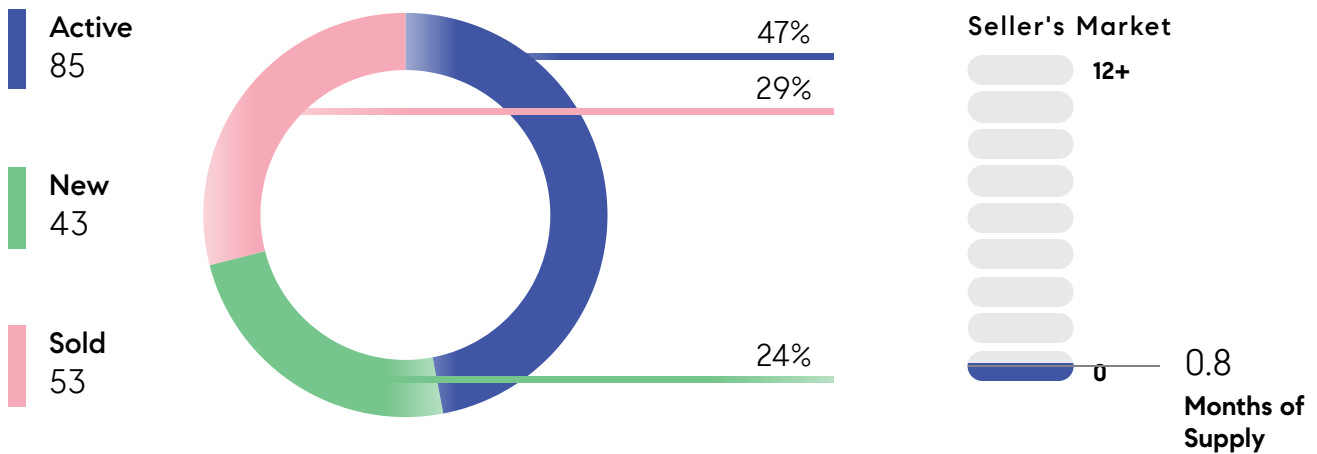
Alpharetta DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$2,105,125	70	69.9%	\$1,471,959
YoY Change	39.5%	79.5%	-37.4%	-12.7%

DETACHED UNDER 1M



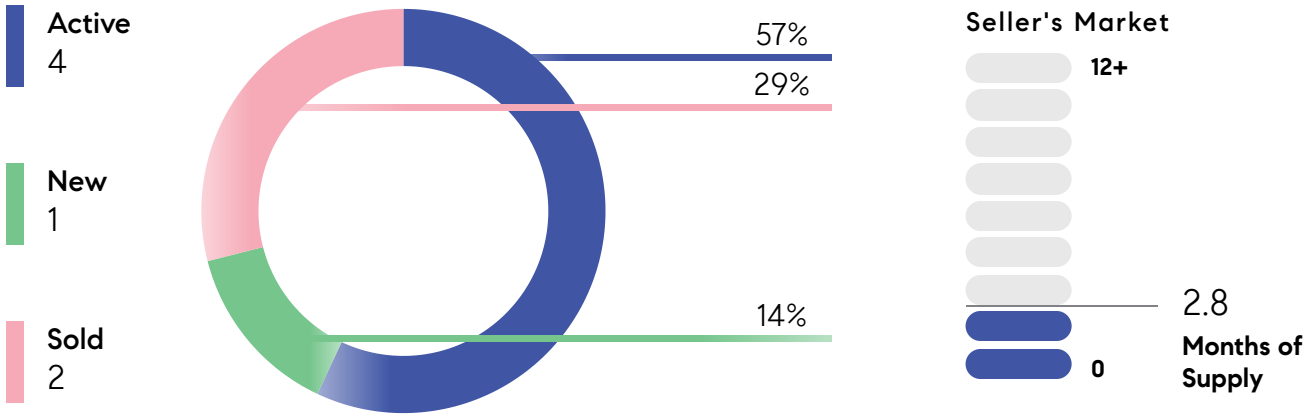
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$651,270	45	94.3%	\$614,062
YoY Change	10.6%	150.0%	-5.0%	5.1%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

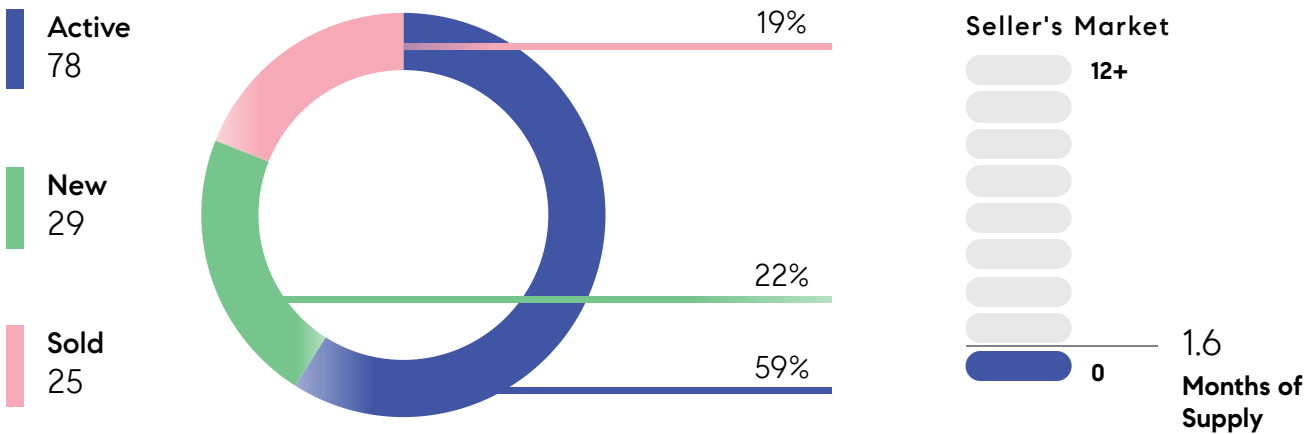
Alpharetta DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,300,000	38	83.8%	\$1,090,000
YoY Change	-	-	-	-

ATTACHED UNDER 1M



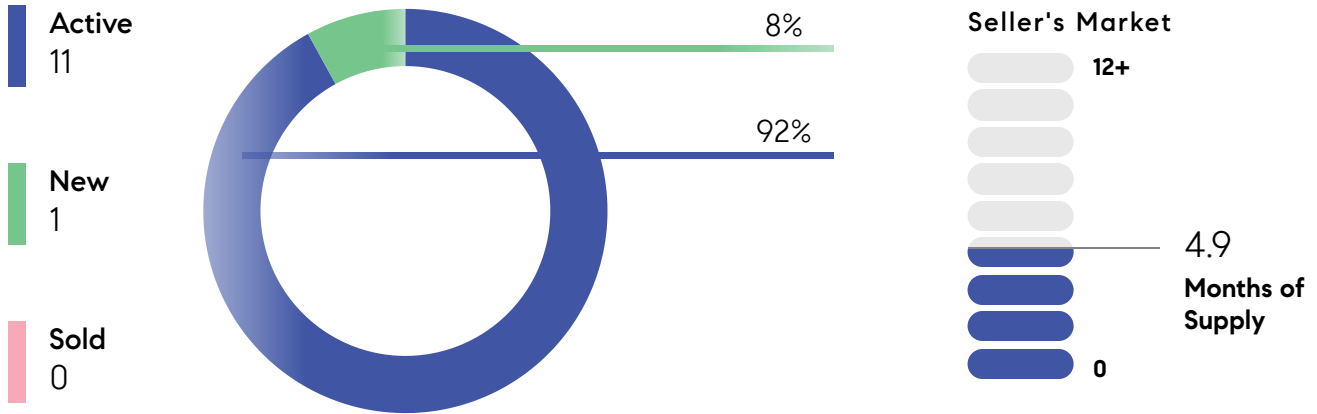
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$471,817	35	107.1%	\$505,188
YoY Change	14.9%	52.2%	-3.2%	11.2%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

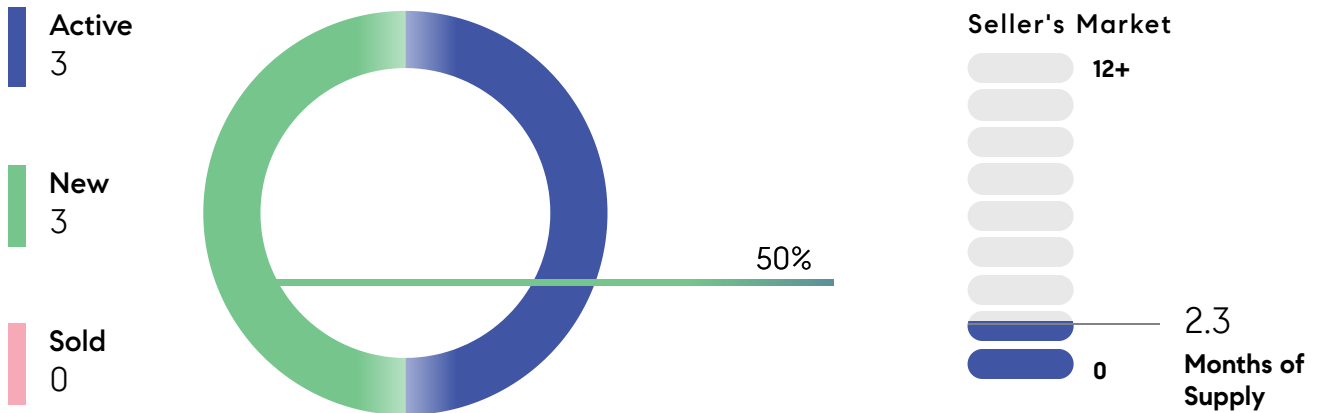
Ansley Park DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$5,499,500	-	-	-
YoY Change	-	-	-	-

DETACHED UNDER 1M



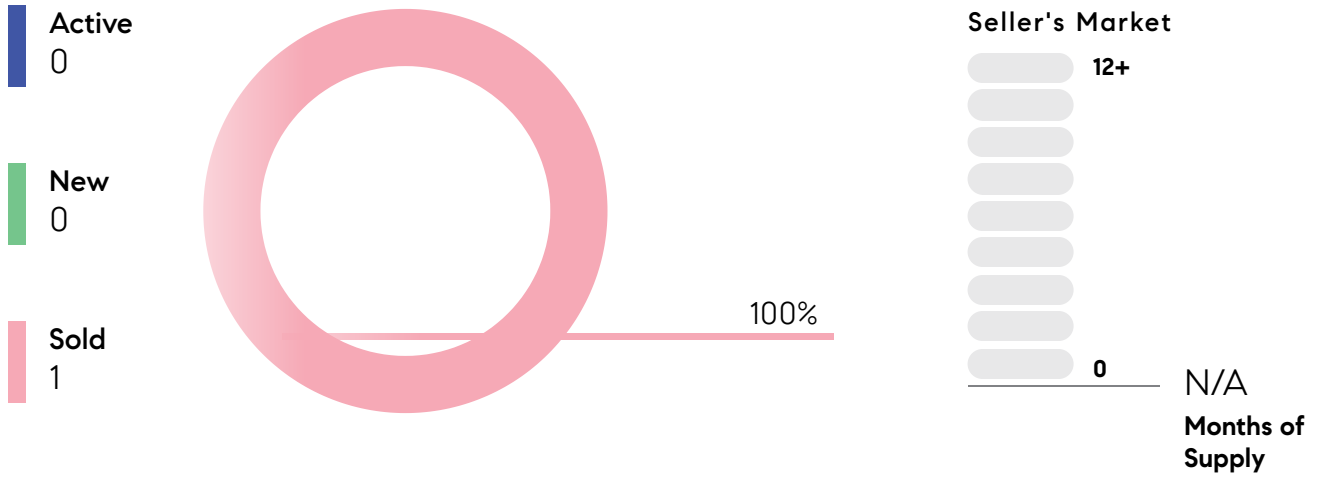
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$471,250	-	-	-
YoY Change	-25.1%	-	-	-

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Ansley Park DECEMBER 2022

ATTACHED UNDER 1M



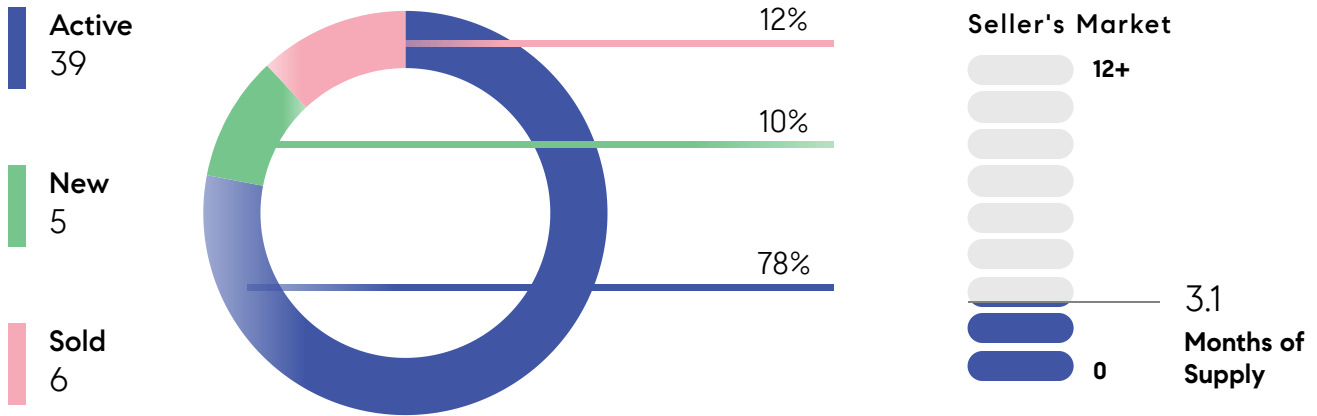
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	7	-	\$249,900
YoY Change	-	-	-	-

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

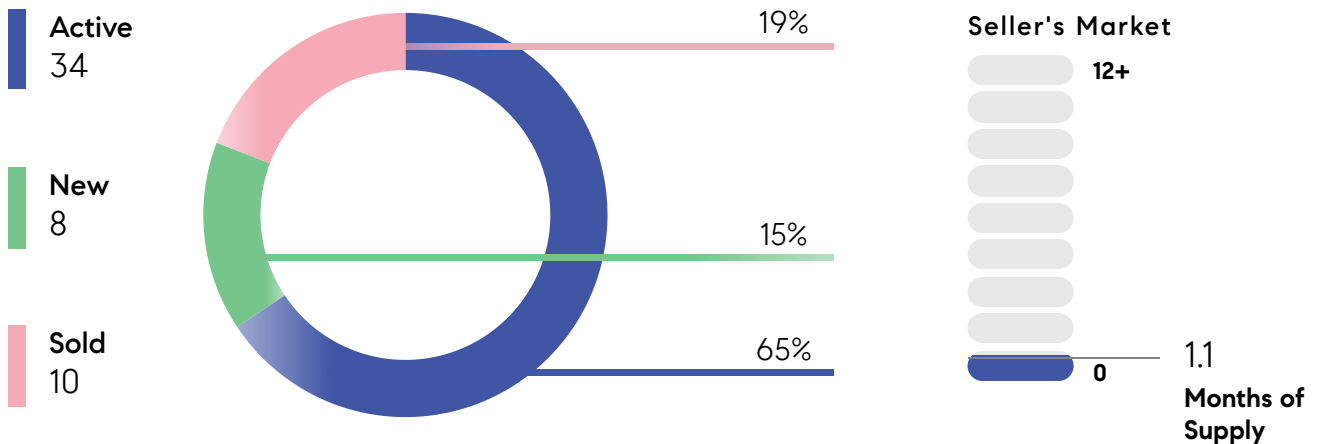
Brookhaven DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,439,580	98	94.2%	\$1,356,667
YoY Change	-13.7%	292.0%	3.5%	-10.7%

DETACHED UNDER 1M



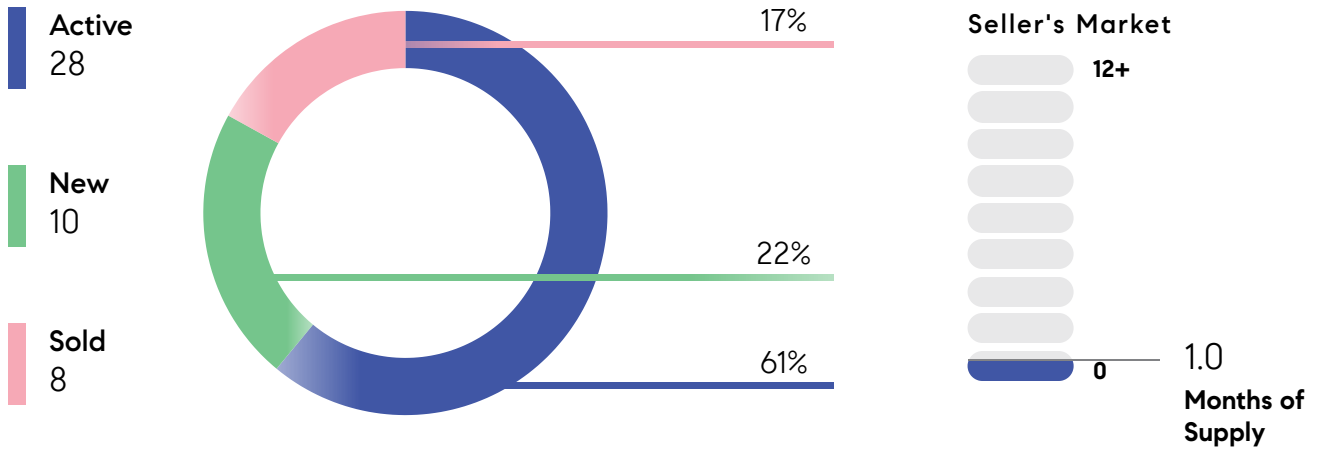
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$761,938	59	95.3%	\$726,300
YoY Change	10.4%	47.5%	2.3%	12.9%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Brookhaven DECEMBER 2022

ATTACHED UNDER 1M



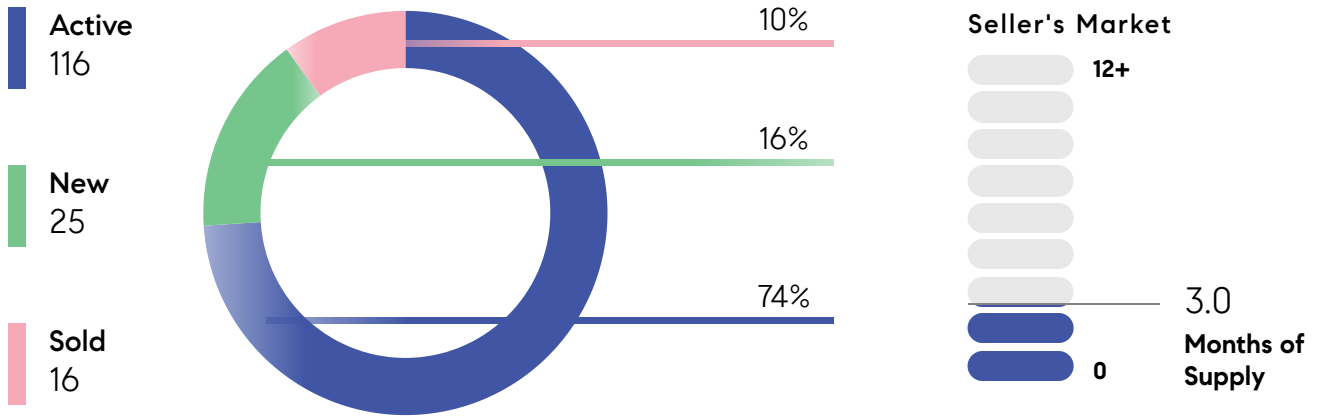
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$456,980	49	101.3%	\$462,859
YoY Change	7.7%	16.7%	-7.7%	-0.6%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

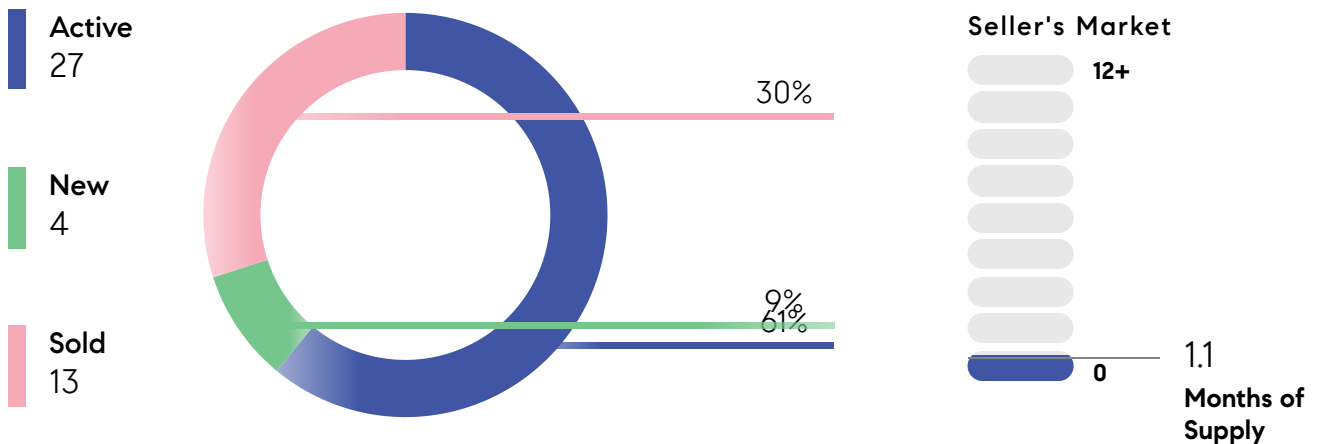
Buckhead DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$2,639,560	92	82.5%	\$2,178,781
YoY Change	16.9%	33.3%	2.6%	20.0%

DETACHED UNDER 1M



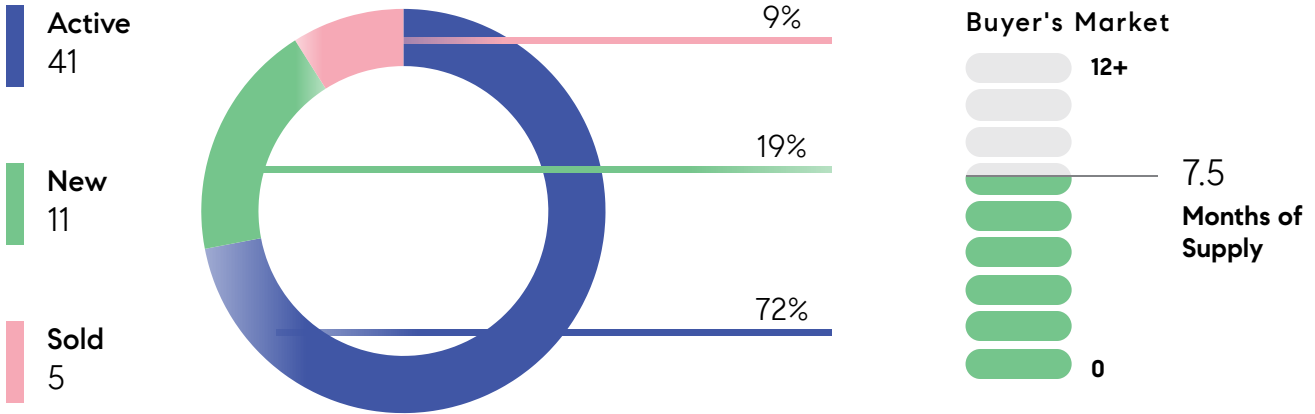
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$937,450	51	82.6%	\$774,269
YoY Change	14.1%	30.8%	-10.1%	2.6%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

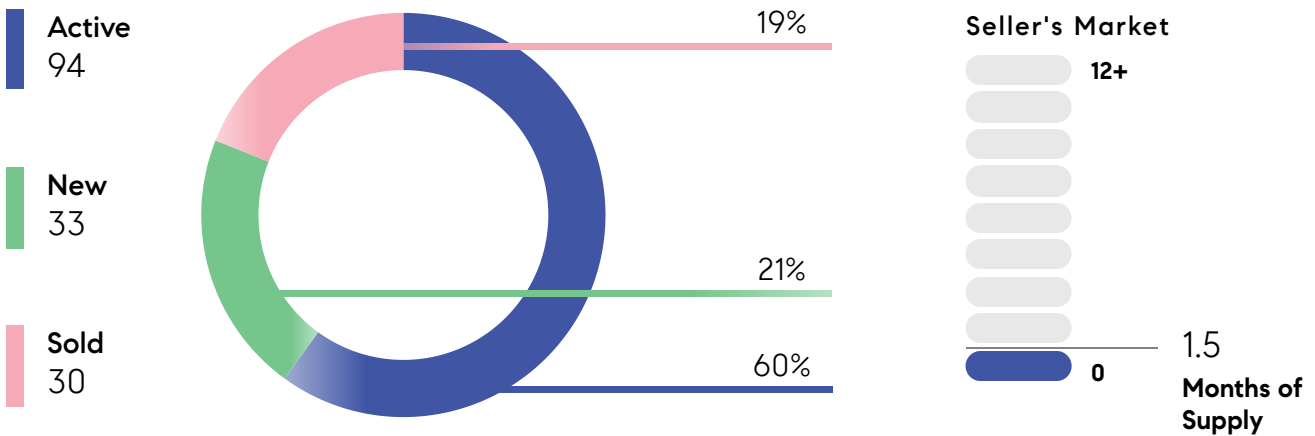
Buckhead DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$2,268,818	44	74.5%	\$1,690,500
YoY Change	-36.7%	-10.2%	44.2%	-8.8%

ATTACHED UNDER 1M



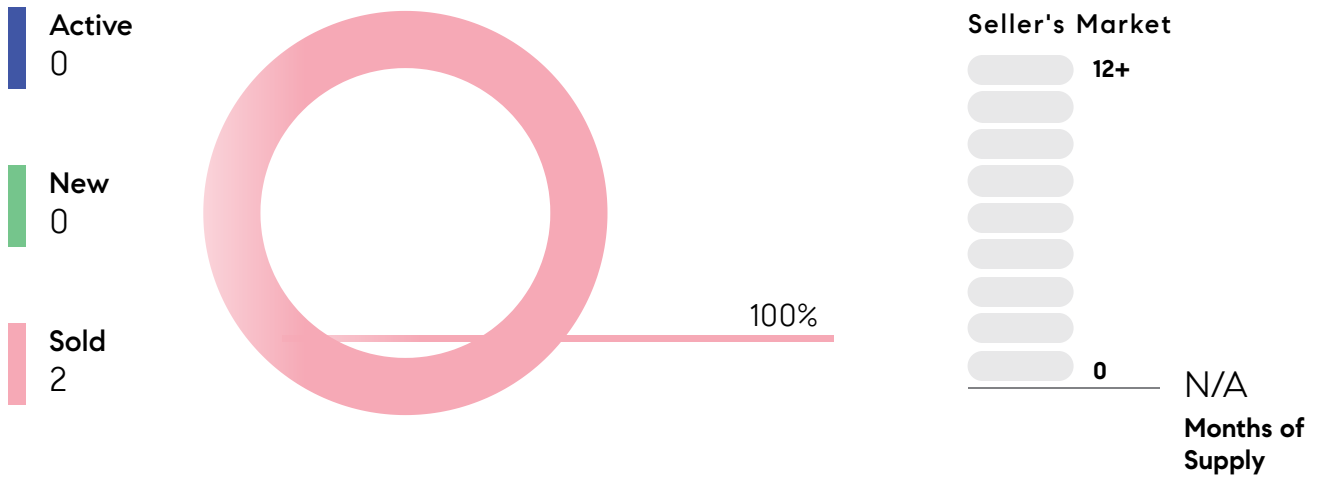
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$391,112	54	108.2%	\$423,263
YoY Change	-0.2%	-11.5%	30.1%	29.9%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

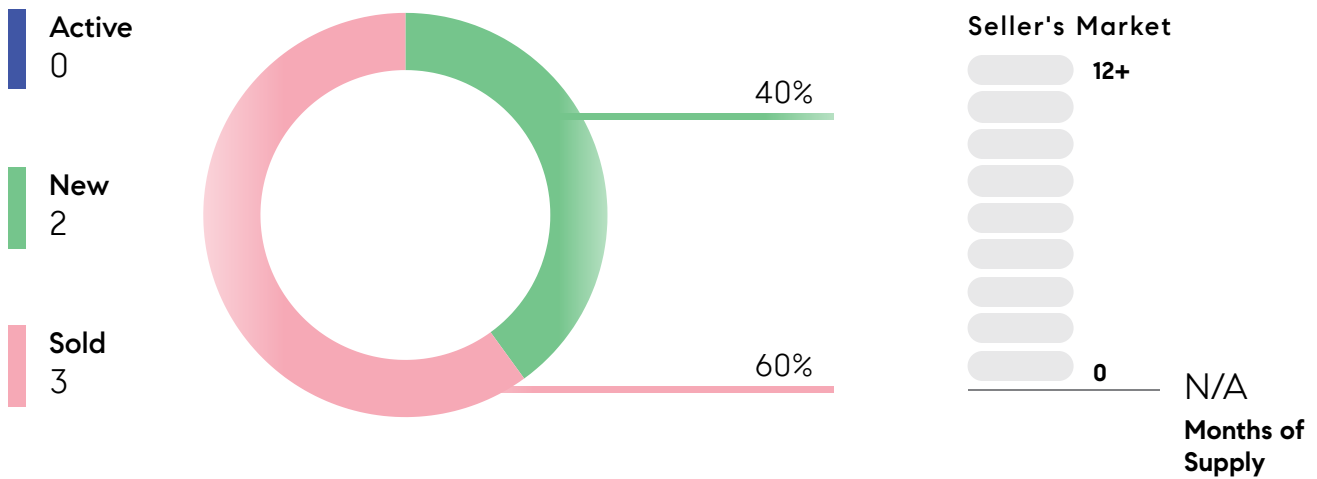
Candler Park DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	30	-	\$1,492,500
YoY Change	-	-	-	-

DETACHED UNDER 1M



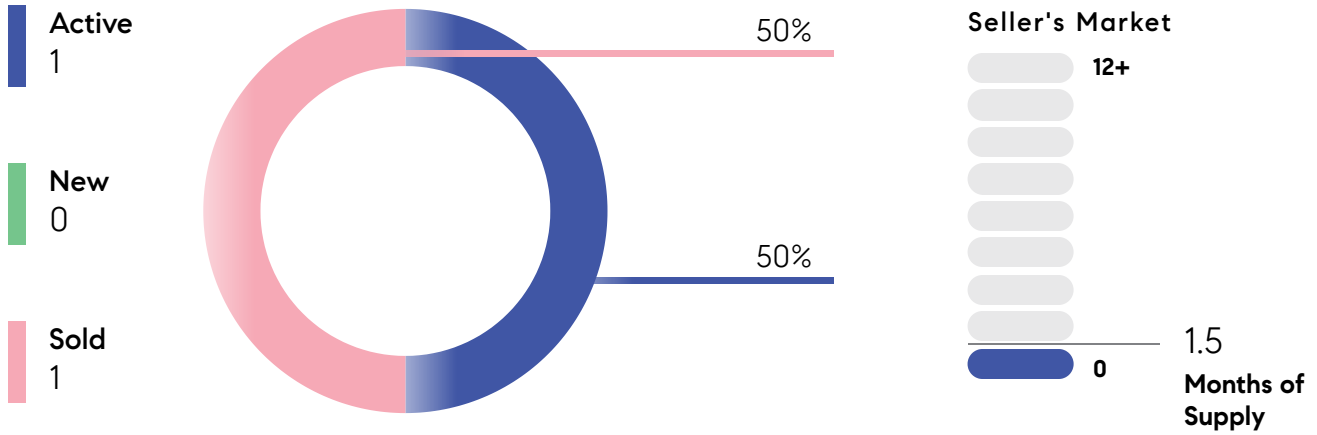
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$779,500	3	100.9%	\$786,667
YoY Change	11.6%	-40.0%	-5.7%	5.3%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

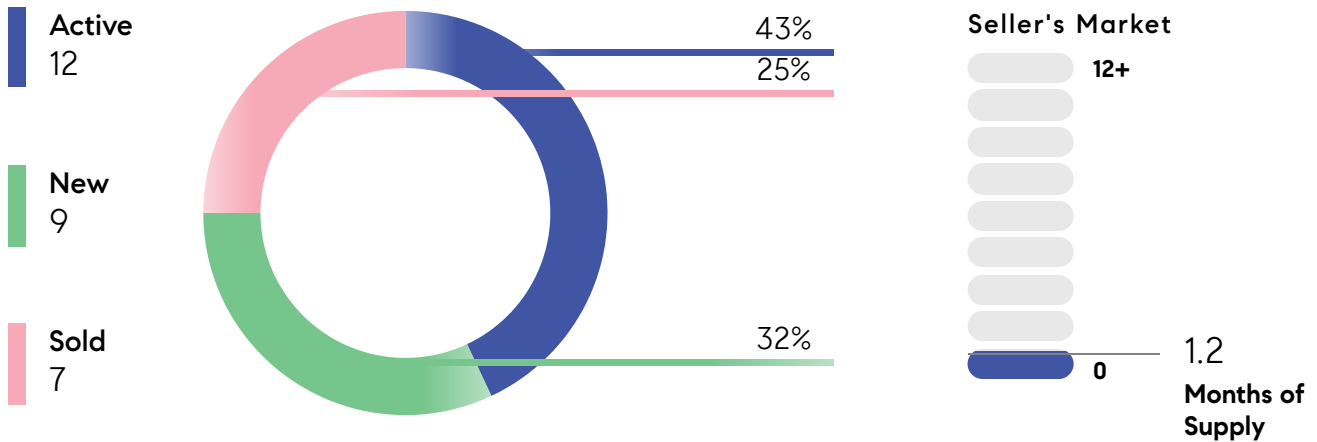
Chamblee DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	12	-	\$1,025,000
YoY Change	-	-	-	-

DETACHED UNDER 1M



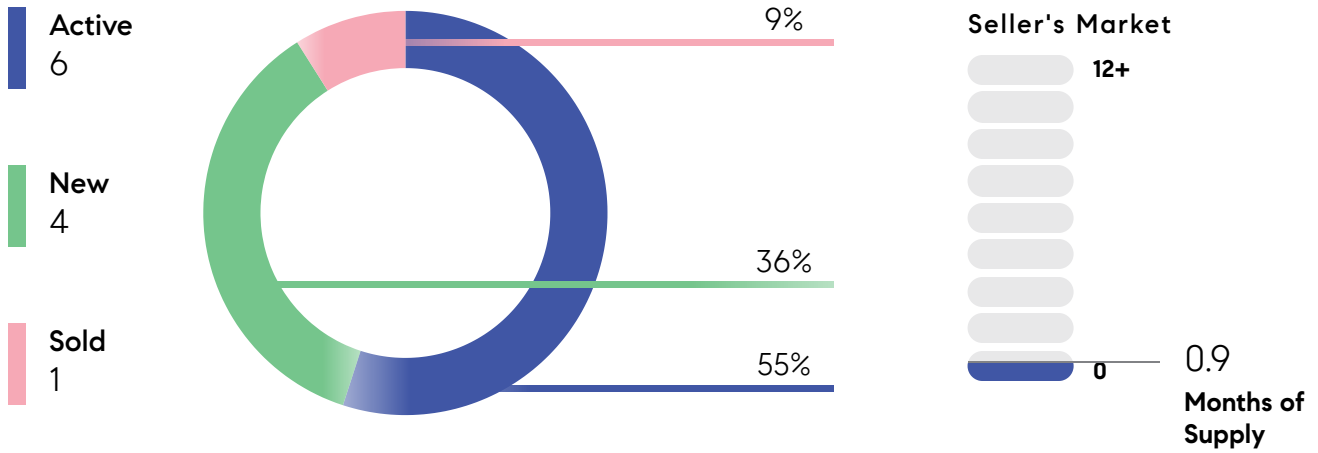
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$481,722	52	111.2%	\$535,786
YoY Change	3.4%	92.6%	4.8%	8.4%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Chamblee DECEMBER 2022

ATTACHED UNDER 1M



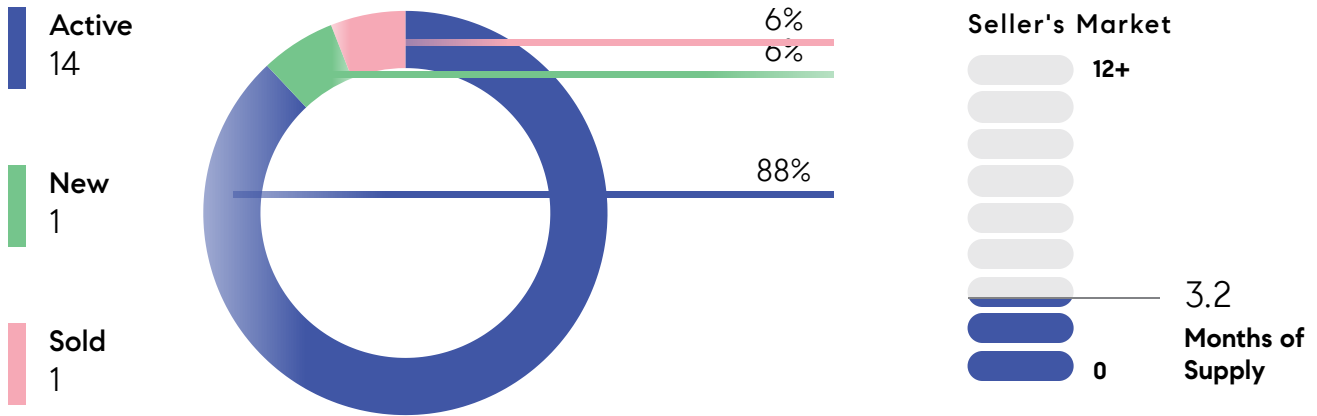
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$491,885	32	71.2%	\$350,000
YoY Change	14.6%	-11.1%	-38.3%	-29.3%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

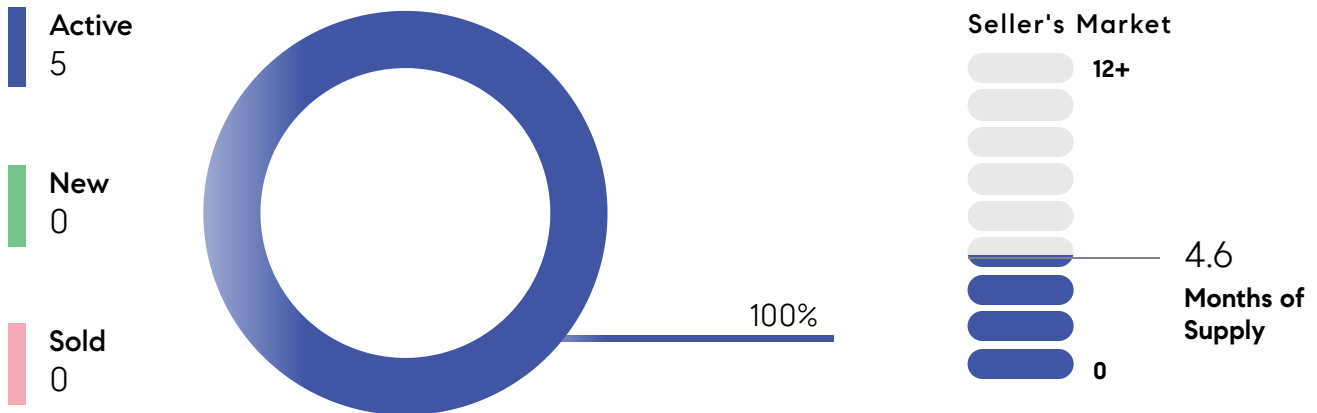
Chastain Park DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,499,000	6	68.4%	\$1,025,000
YoY Change	-26.0%	-75.0%	-29.3%	-47.7%

DETACHED UNDER 1M



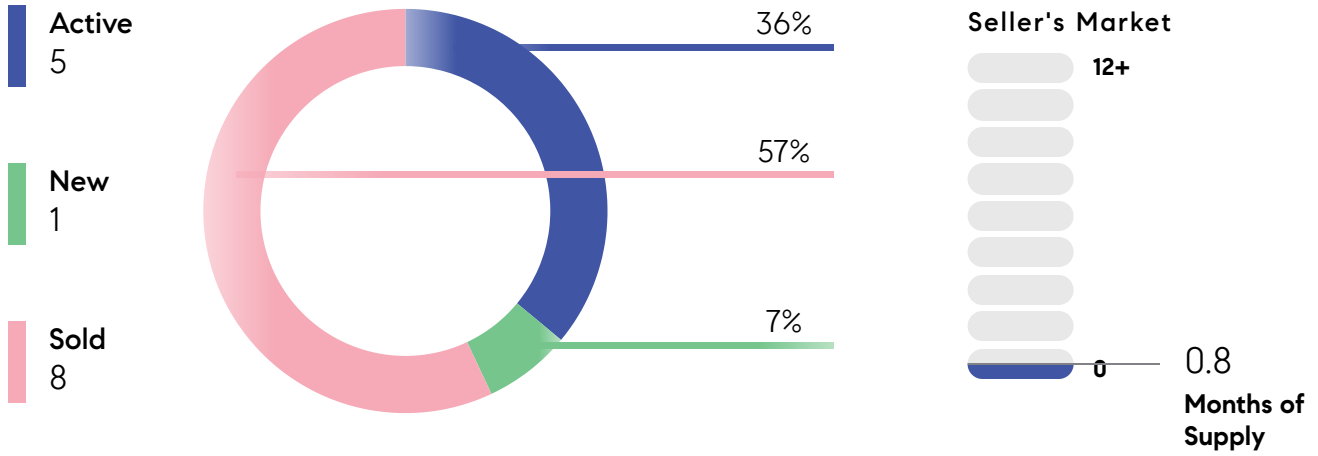
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	-	-	-
YoY Change	-	-	-	-

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Collier Hills DECEMBER 2022

DETACHED UNDER 1M



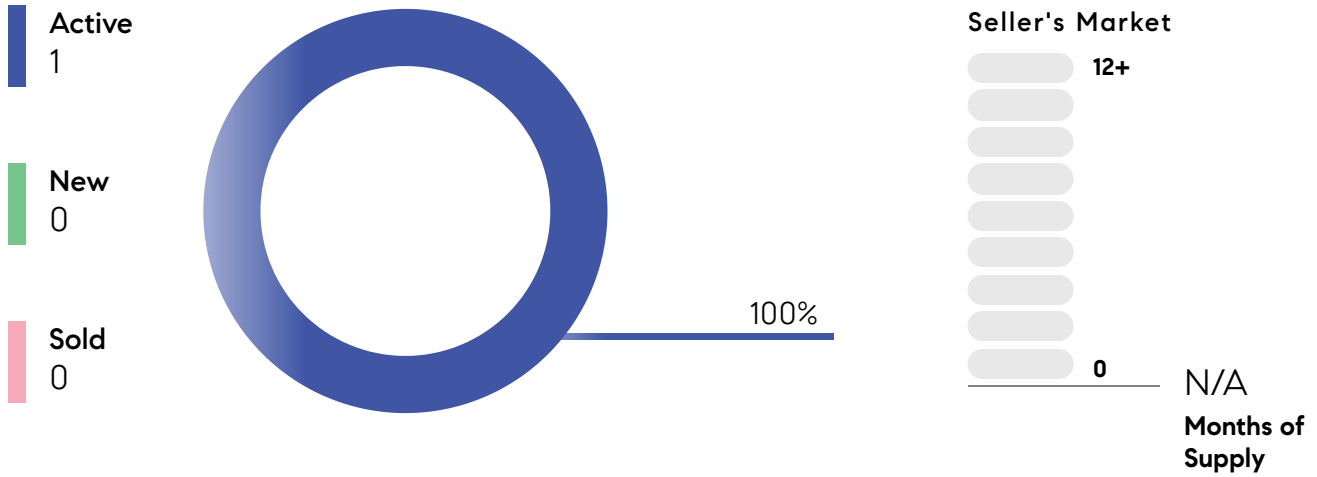
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$525,000	33	96.7%	\$507,750
YoY Change	-6.6%	135.7%	23.4%	15.3%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

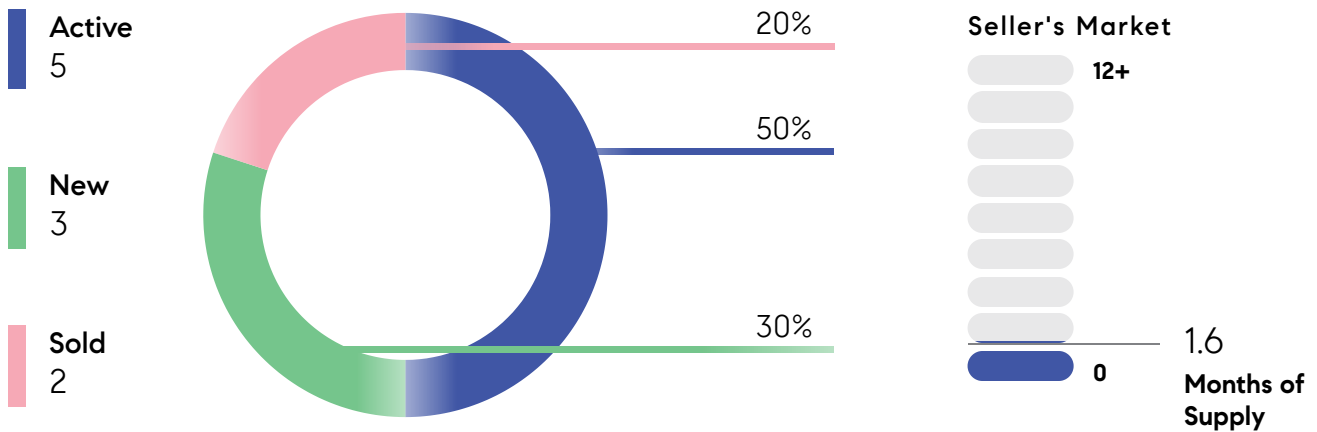
Collier Hills DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	-	-	-
YoY Change	-	-	-	-

ATTACHED UNDER 1M



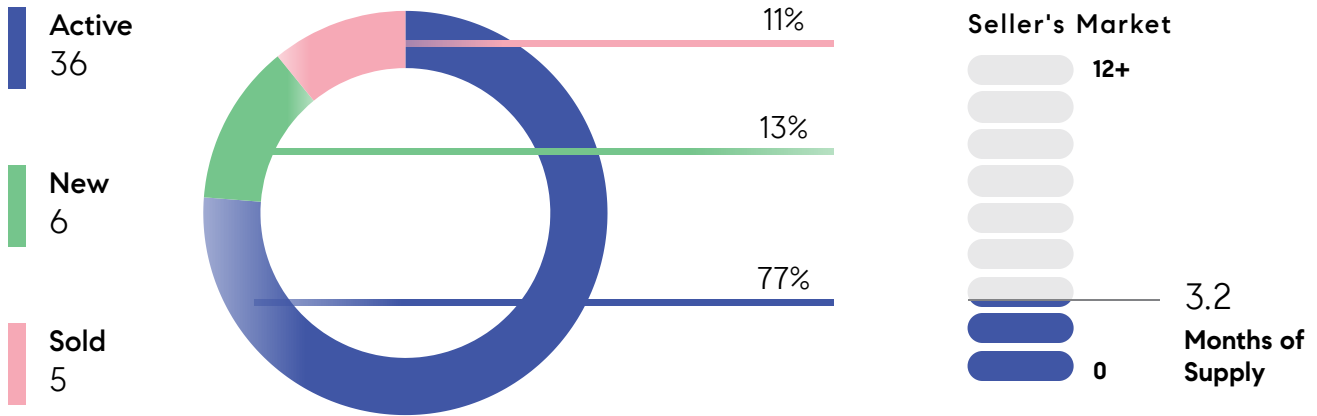
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$611,133	15	134.4%	\$821,500
YoY Change	31.6%	-78.6%	2.0%	34.2%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

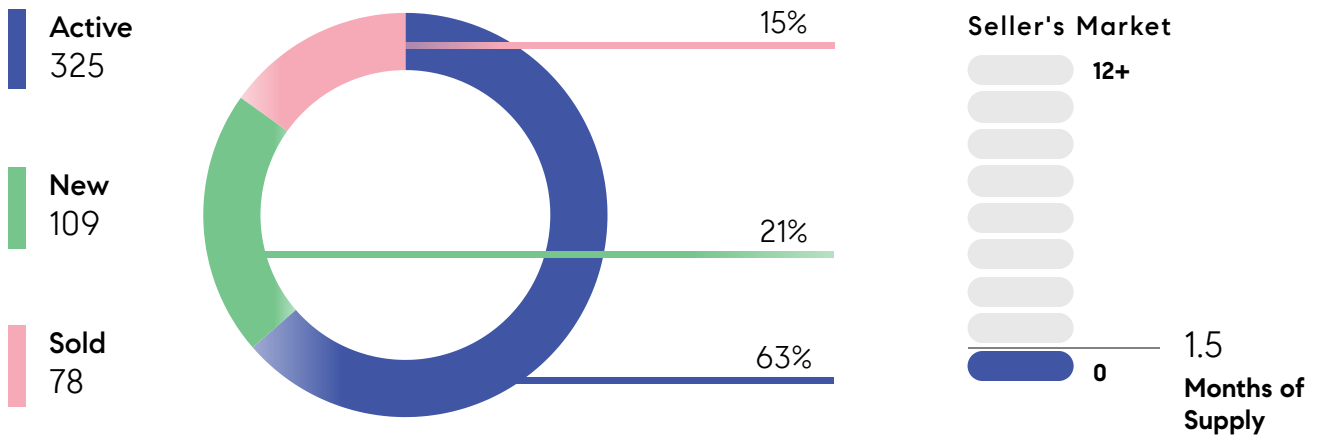
Cumming DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,259,167	29	92.5%	\$1,164,380
YoY Change	-29.1%	-47.3%	21.8%	-13.6%

DETACHED UNDER 1M



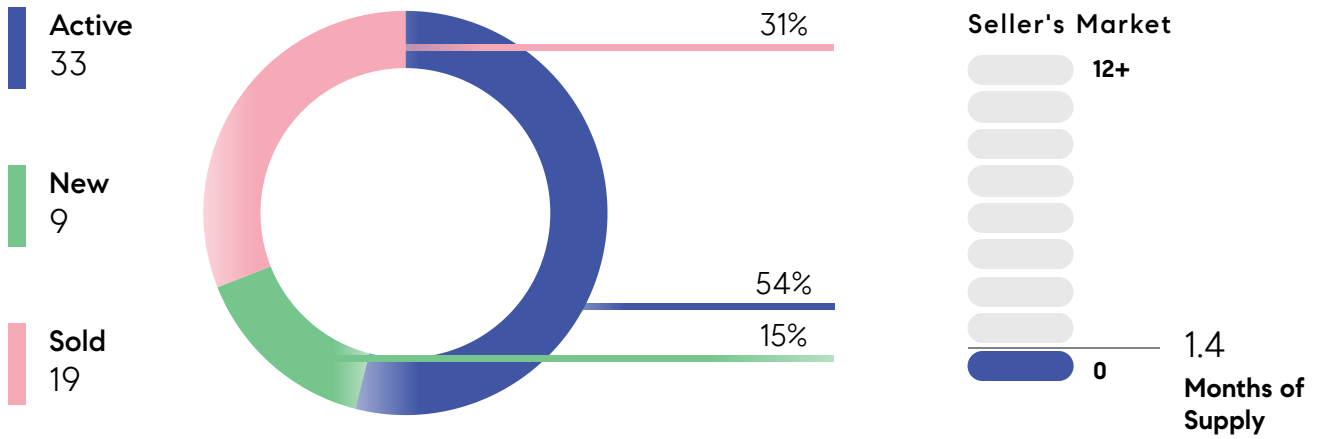
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$570,580	40	95.0%	\$541,824
YoY Change	18.3%	100.0%	-9.8%	6.7%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Cumming DECEMBER 2022

ATTACHED UNDER 1M



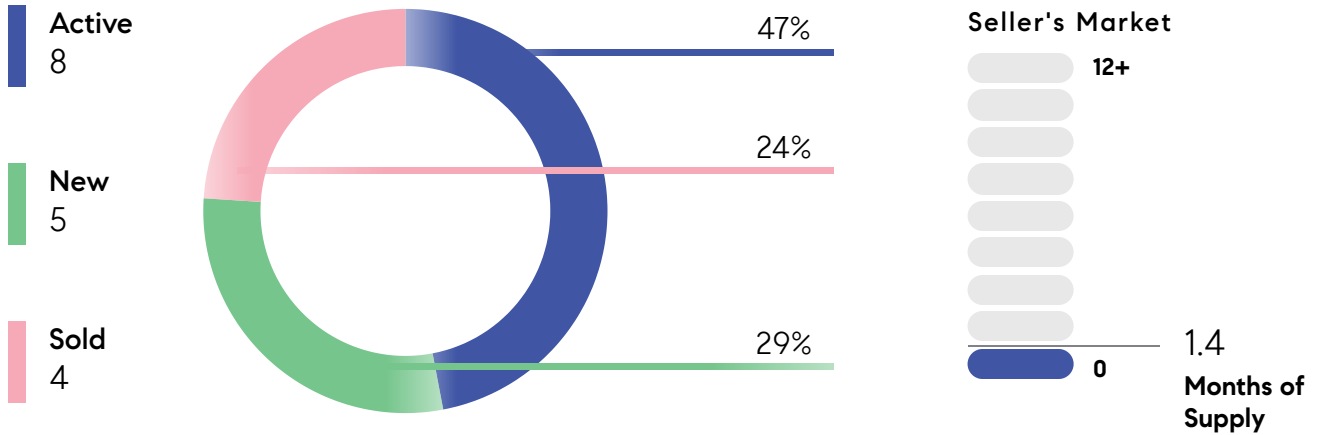
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$450,433	38	89.4%	\$402,648
YoY Change	23.6%	171.4%	-6.5%	15.5%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

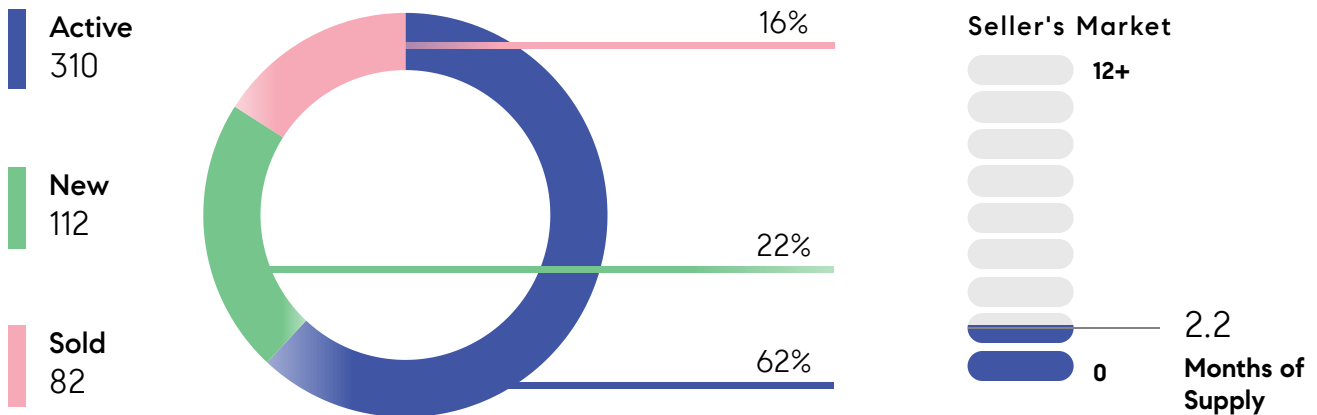
Decatur DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,509,800	31	93.0%	\$1,403,500
YoY Change	16.1%	-66.3%	-0.4%	15.7%

DETACHED UNDER 1M



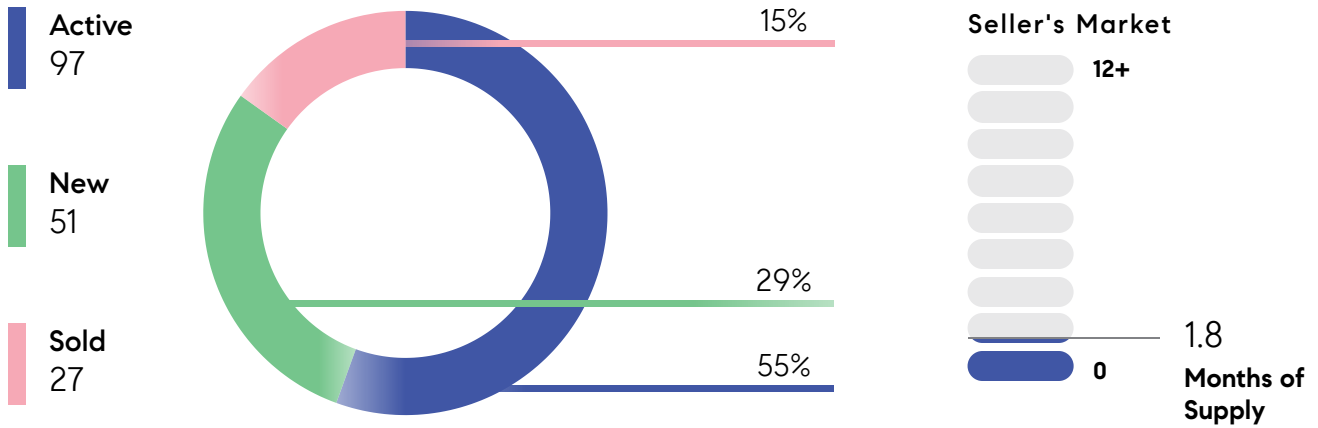
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$362,312	43	111.6%	\$404,167
YoY Change	4.0%	48.3%	-0.5%	3.4%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Decatur DECEMBER 2022

ATTACHED UNDER 1M



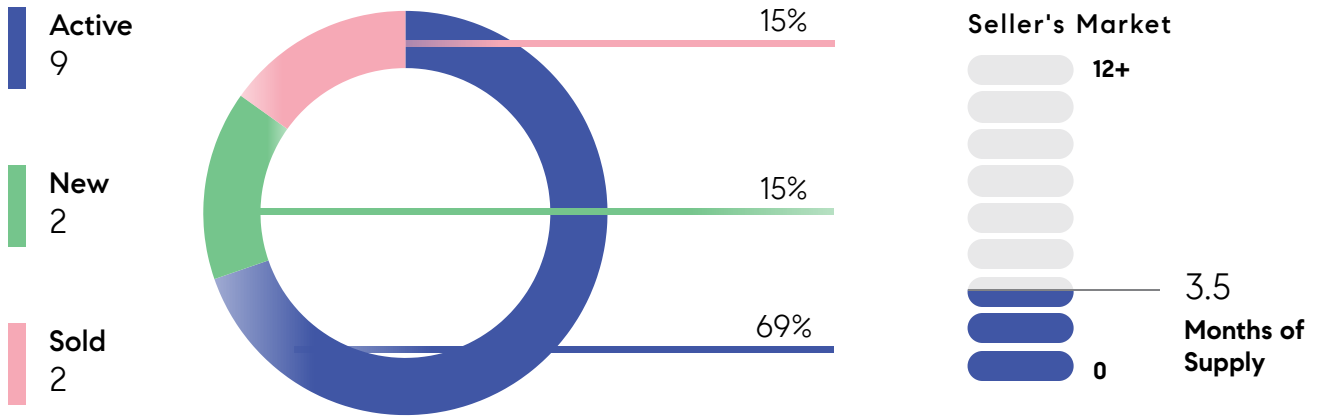
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$294,209	18	100.9%	\$296,918
YoY Change	37.0%	-37.9%	-20.2%	9.3%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

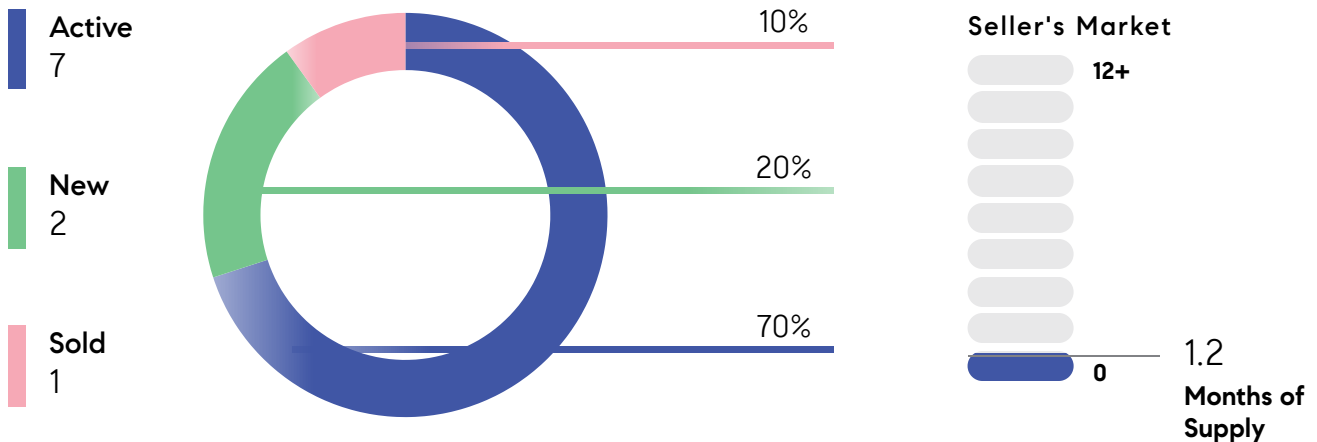
Druid Hills DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,487,500	53	89.1%	\$1,325,500
YoY Change	-52.0%	-32.1%	-13.7%	-58.6%

DETACHED UNDER 1M



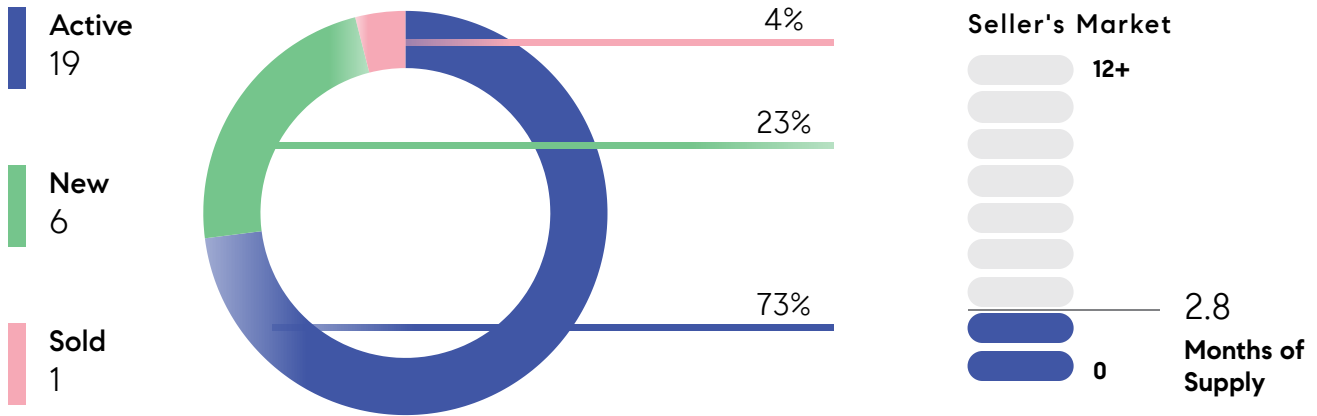
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$474,950	6	128.4%	\$610,000
YoY Change	-21.1%	-91.7%	15.7%	-8.8%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

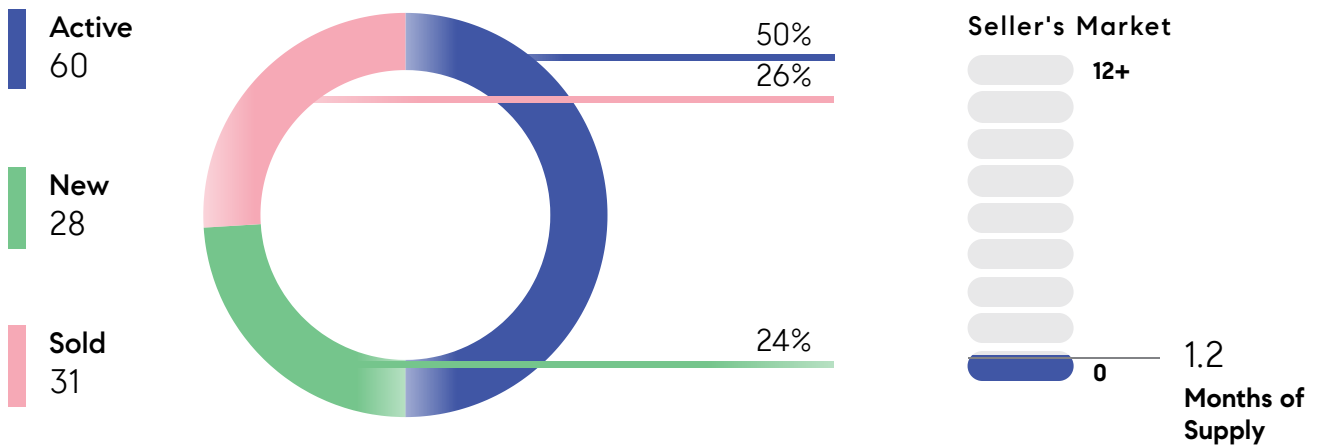
Duluth DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,686,417	16	88.9%	\$1,499,000
YoY Change	4.2%	300.0%	-30.9%	-27.9%

DETACHED UNDER 1M



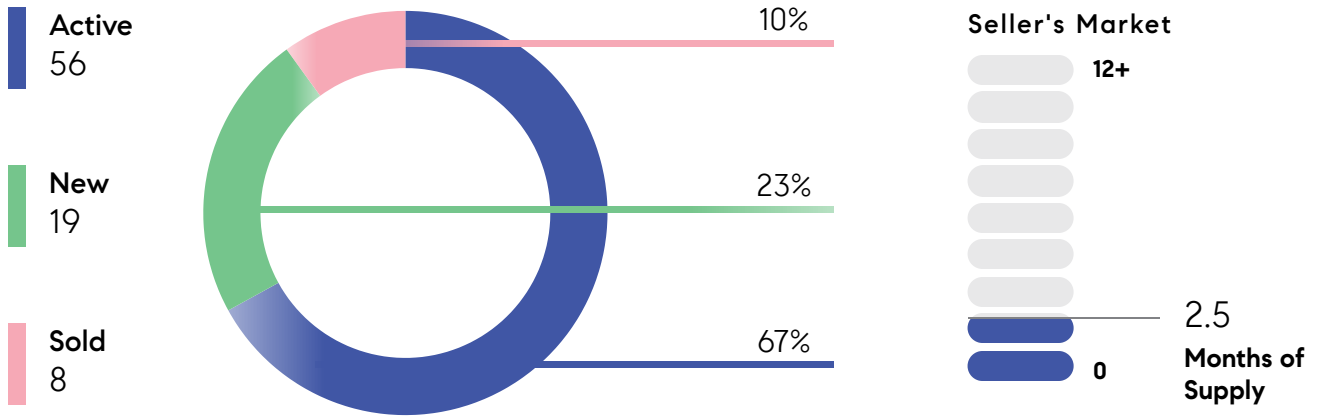
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$470,401	35	94.4%	\$443,841
YoY Change	5.7%	75.0%	-7.6%	-2.3%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Duluth DECEMBER 2022

ATTACHED UNDER 1M



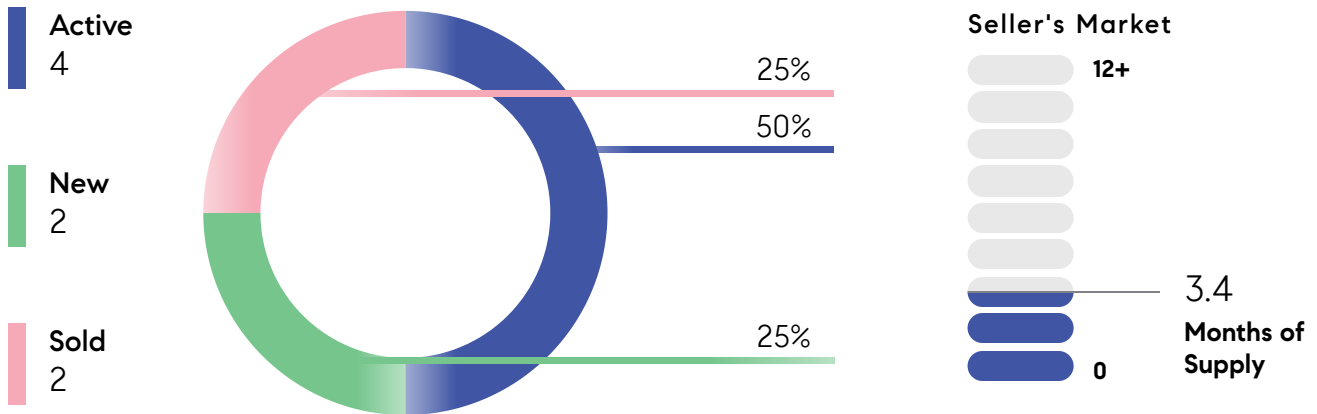
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$420,025	33	87.6%	\$368,123
YoY Change	21.6%	94.1%	-17.9%	-0.2%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

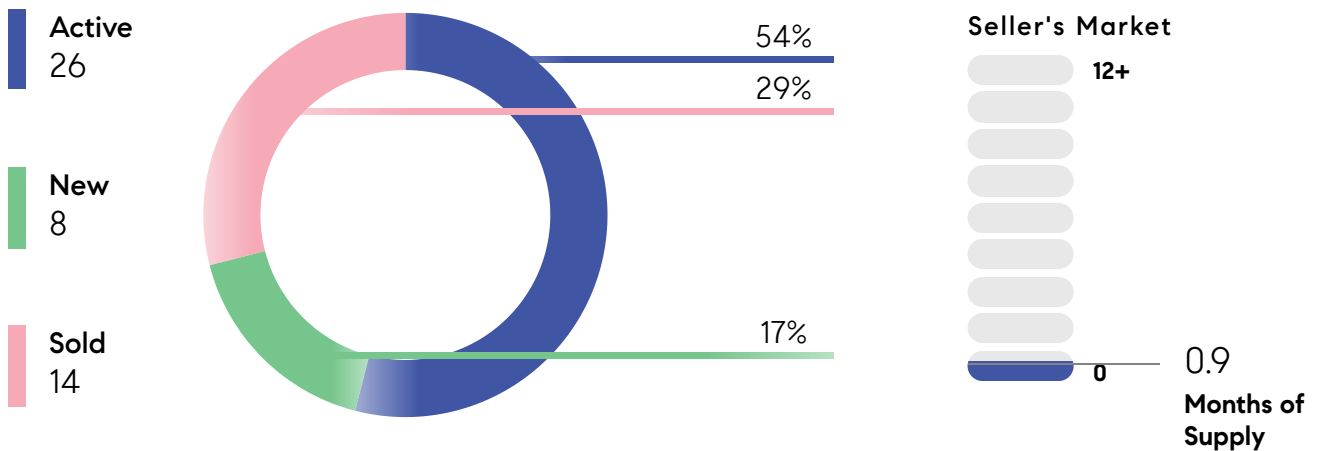
Dunwoody DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,393,500	15	81.8%	\$1,140,000
YoY Change	-	-85.6%	-	-16.8%

DETACHED UNDER 1M



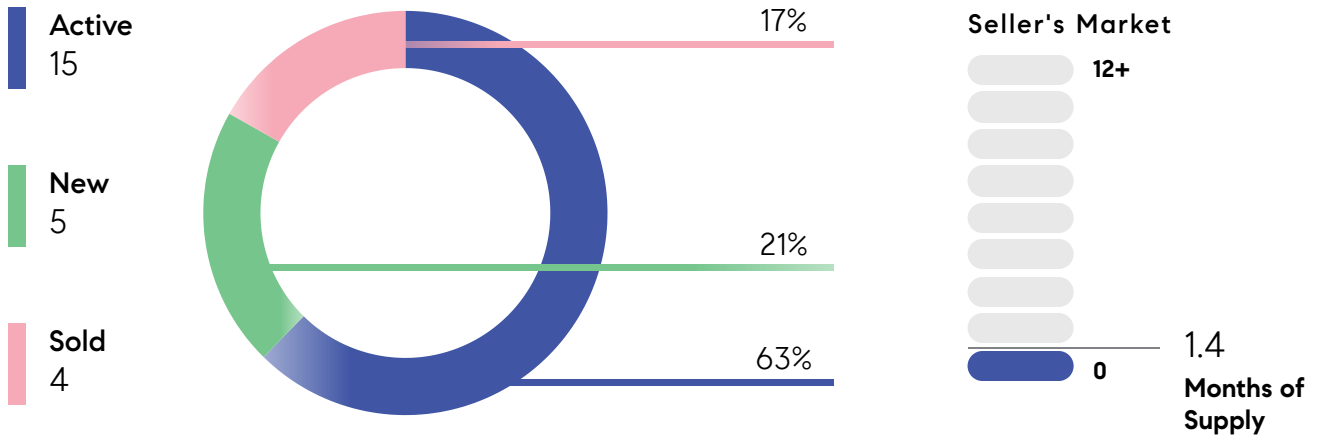
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$684,663	30	89.8%	\$614,907
YoY Change	14.2%	0.0%	-12.7%	-0.4%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Dunwoody DECEMBER 2022

ATTACHED UNDER 1M



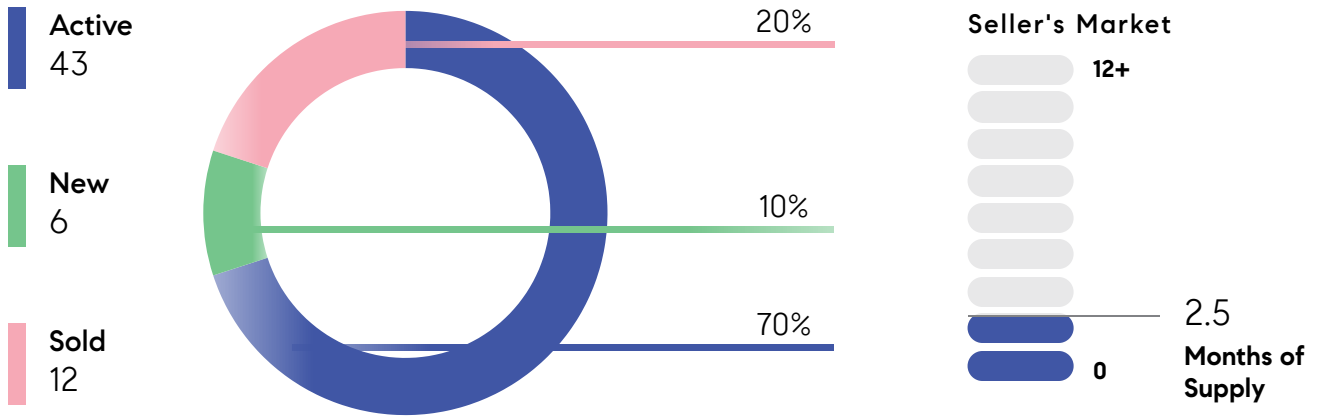
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$478,960	21	92.0%	\$440,500
YoY Change	13.9%	600.0%	2.9%	17.2%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

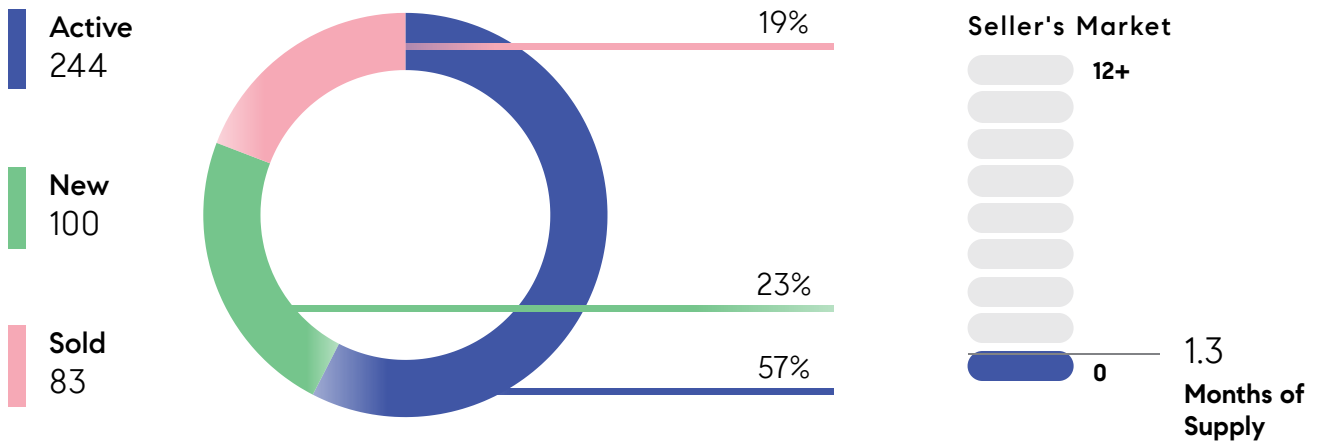
East Cobb DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,264,633	27	111.3%	\$1,406,905
YoY Change	-25.2%	-84.7%	27.9%	-4.4%

DETACHED UNDER 1M



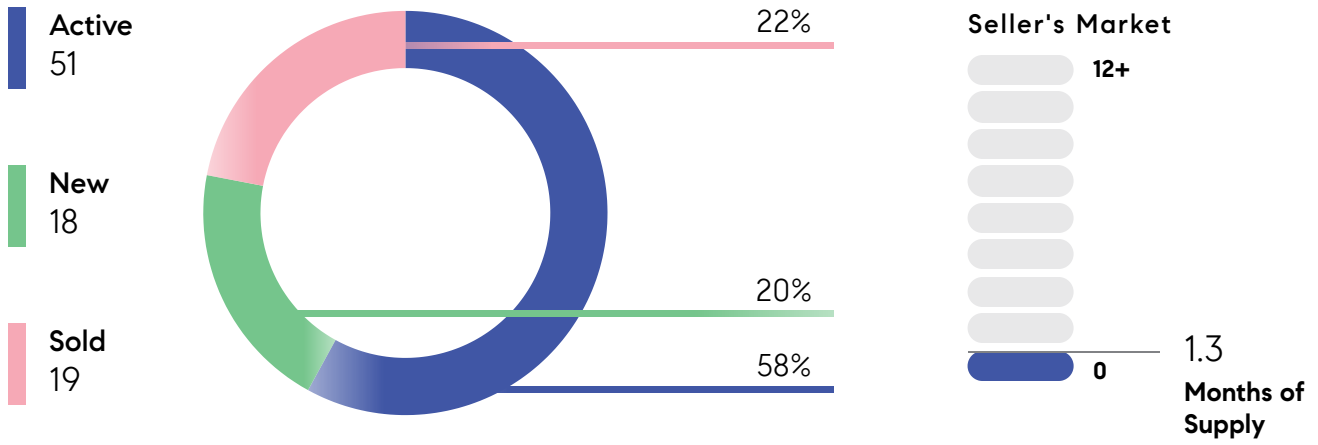
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$503,461	49	100.2%	\$504,577
YoY Change	9.1%	75.0%	-2.4%	6.5%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

East Cobb DECEMBER 2022

ATTACHED UNDER 1M



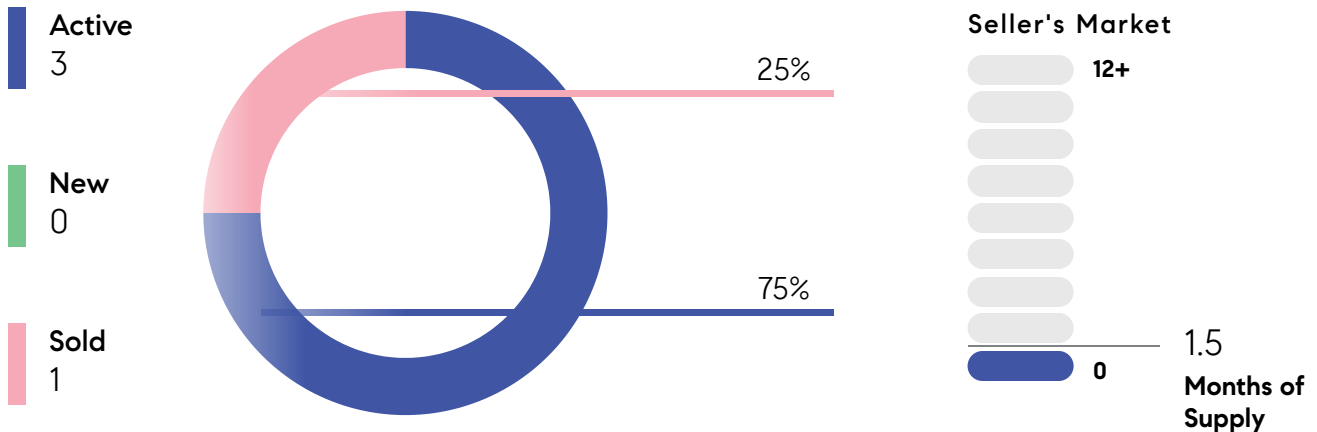
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$315,138	27	94.2%	\$296,921
YoY Change	1.2%	22.7%	-0.7%	0.5%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

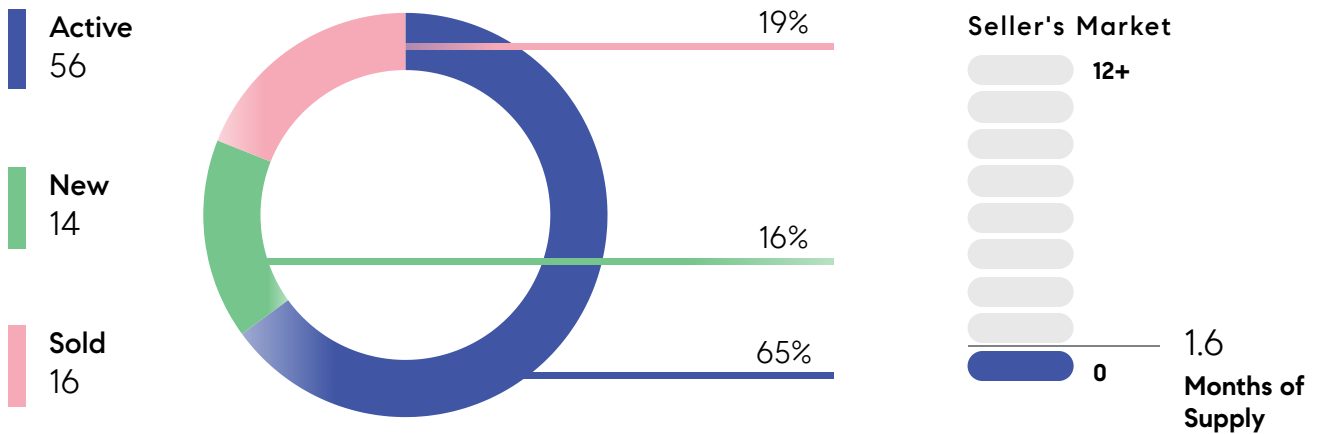
East Lake/Edgewood/Kirkwood DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	1	-	\$1,300,000
YoY Change	-	-	-	-

DETACHED UNDER 1M



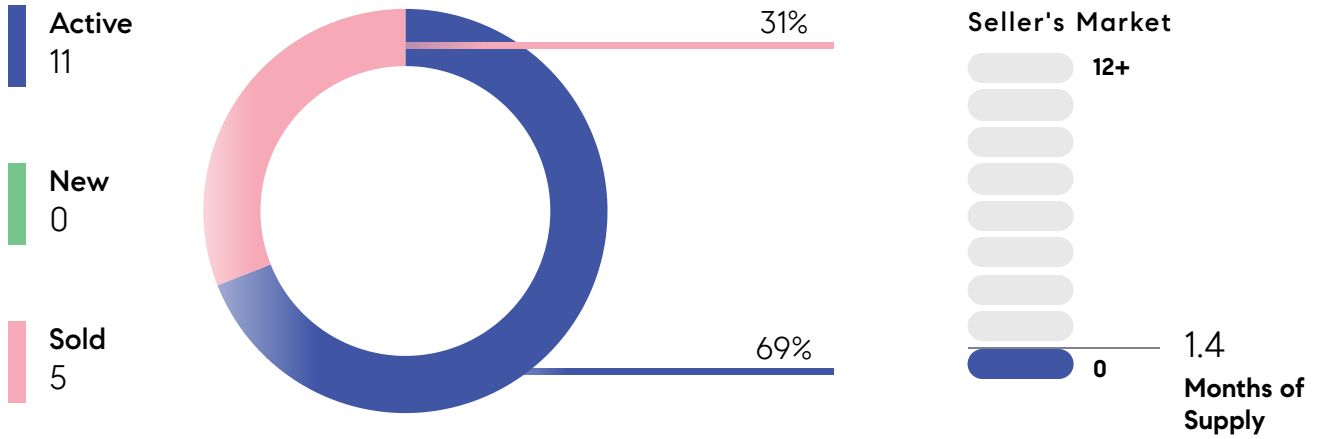
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$590,571	36	81.0%	\$478,234
YoY Change	20.3%	24.1%	-21.4%	-5.5%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

East Lake/Edgewood/Kirkwood DECEMBER 2022

ATTACHED UNDER 1M



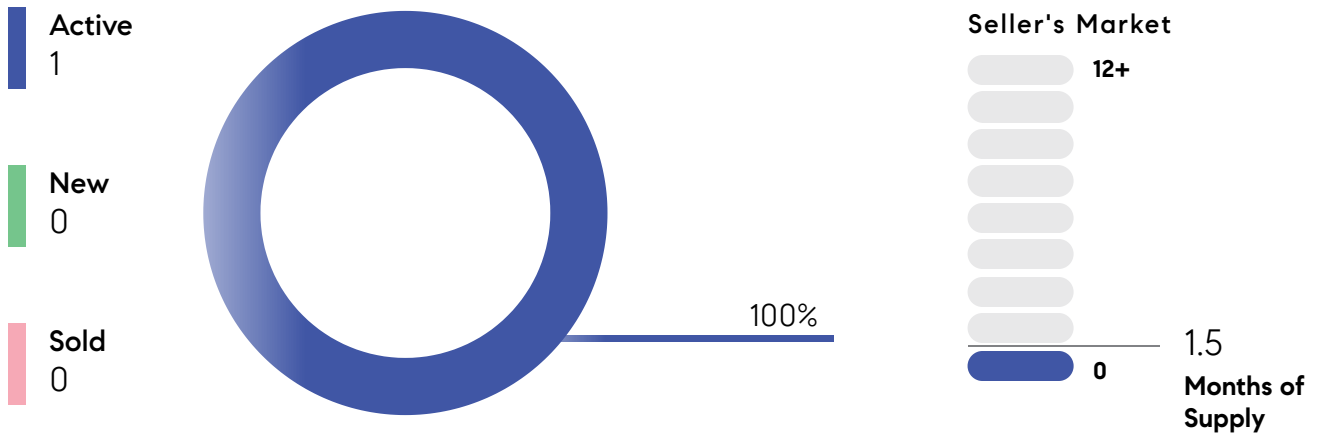
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	18	-	\$208,200
YoY Change	-	-51.4%	-	-55.6%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

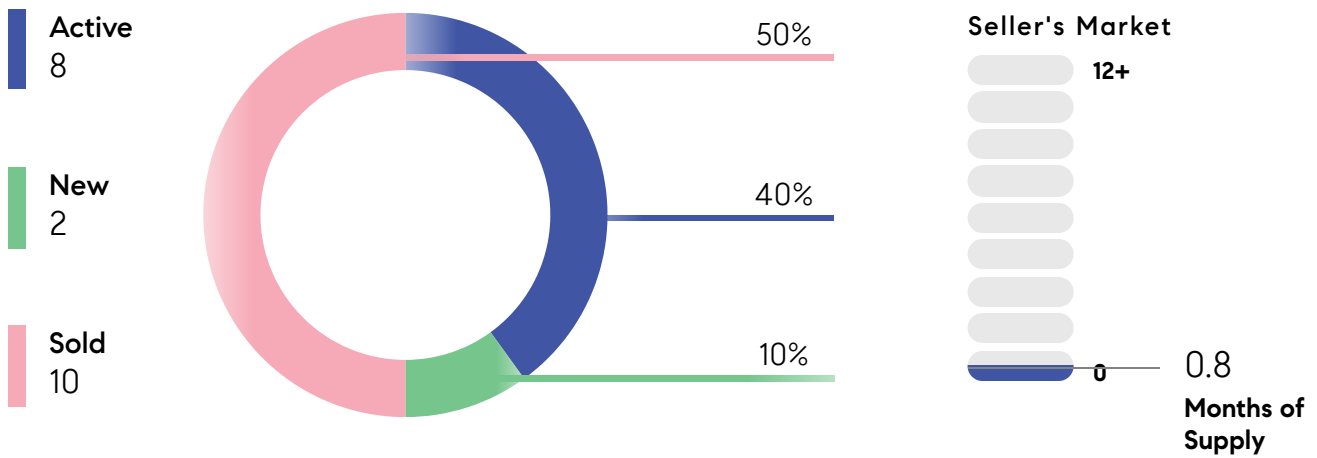
Grant Park DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	-	-	-
YoY Change	-	-	-	-

DETACHED UNDER 1M



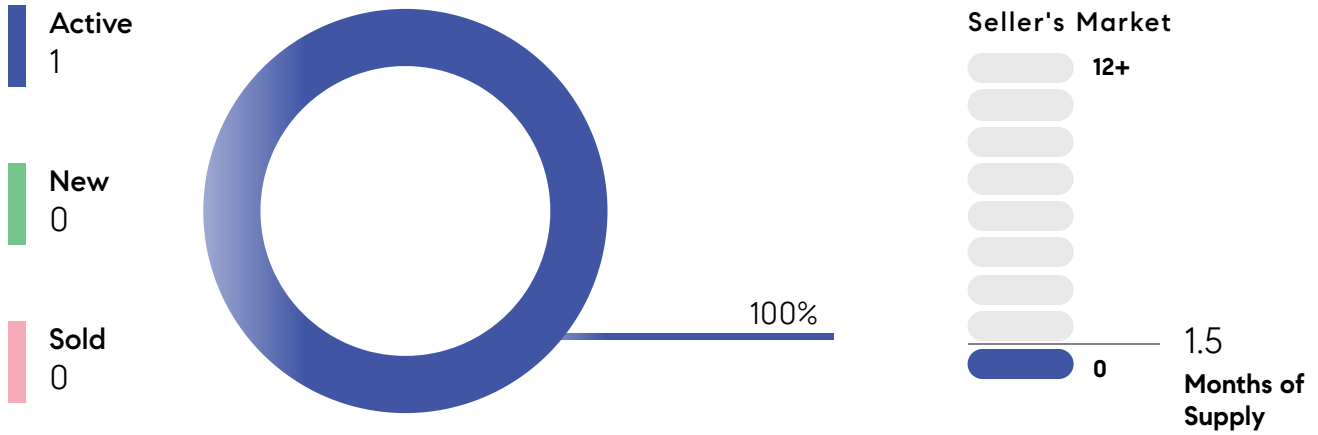
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$569,500	38	99.3%	\$565,275
YoY Change	19.9%	192.3%	-4.9%	14.0%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Grant Park DECEMBER 2022

ATTACHED UNDER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	-	-	-
YoY Change	-	-	-	-

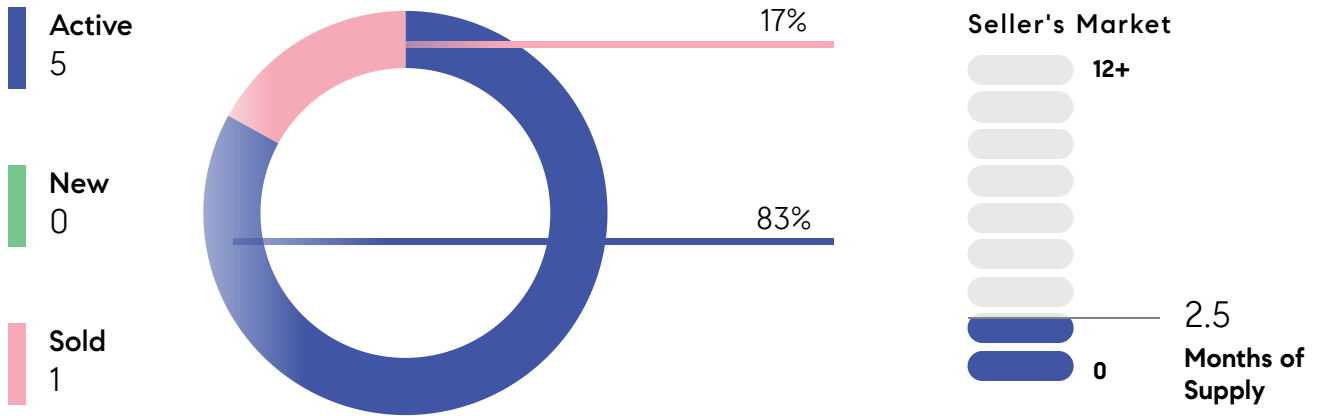
*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Inman Park & Old Fourth Ward

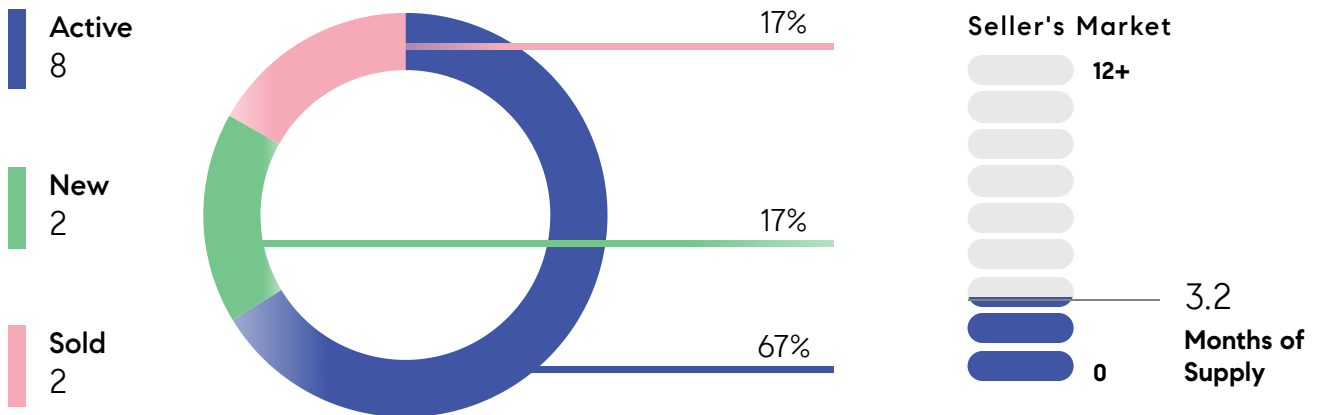
DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	23	-	\$1,900,000
YoY Change	-	283.3%	-	2.2%

DETACHED UNDER 1M



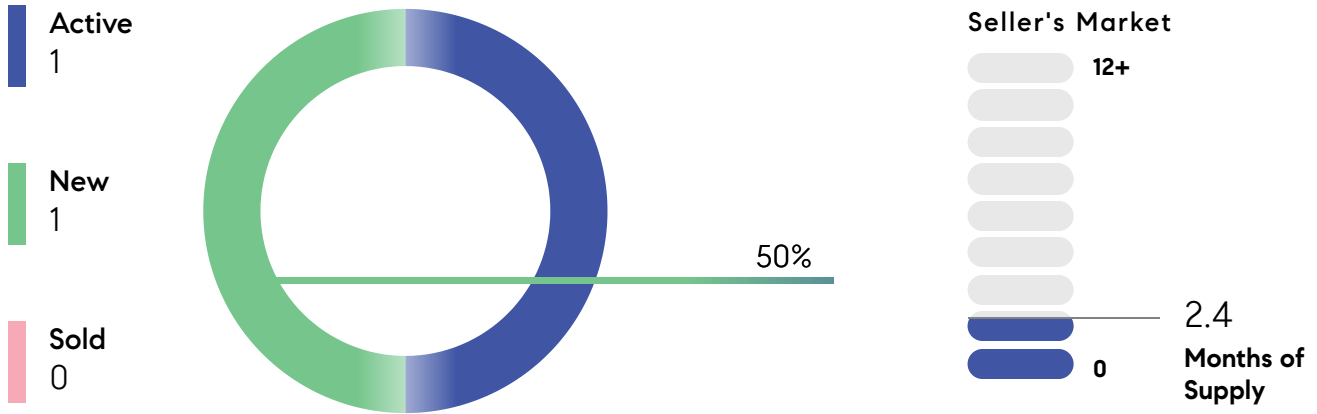
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$686,500	8	124.2%	\$852,500
YoY Change	65.4%	-88.7%	-4.6%	57.9%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

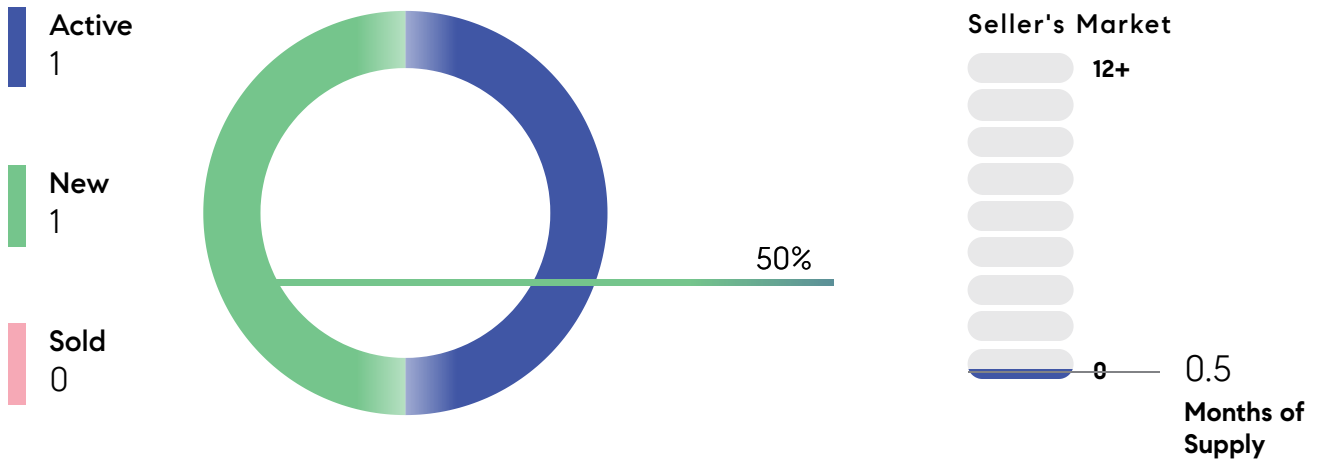
Inman Park & Old Fourth Ward DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,125,000	-	-	-
YoY Change	-	-	-	-

ATTACHED UNDER 1M



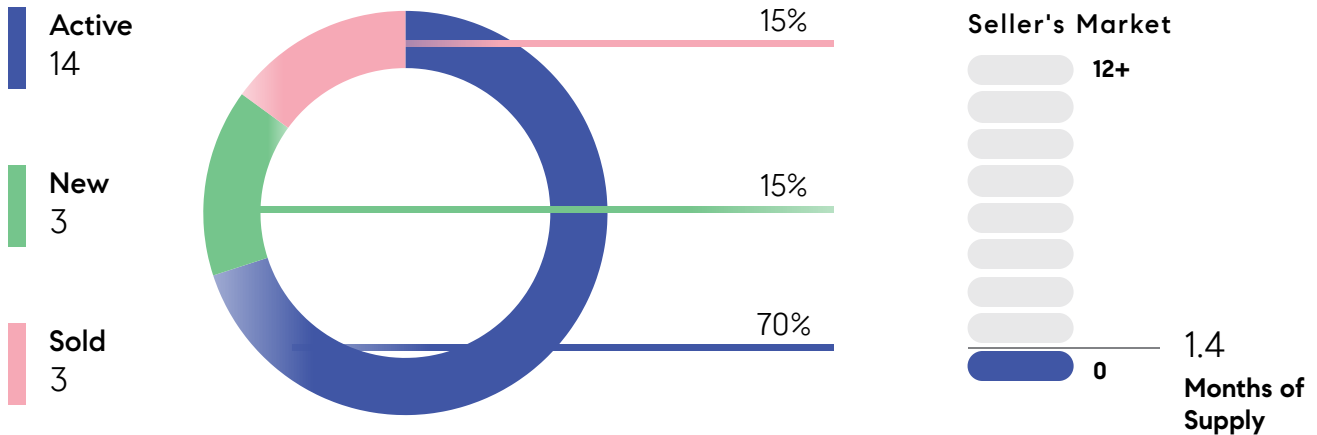
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$580,000	-	-	-
YoY Change	-	-	-	-

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

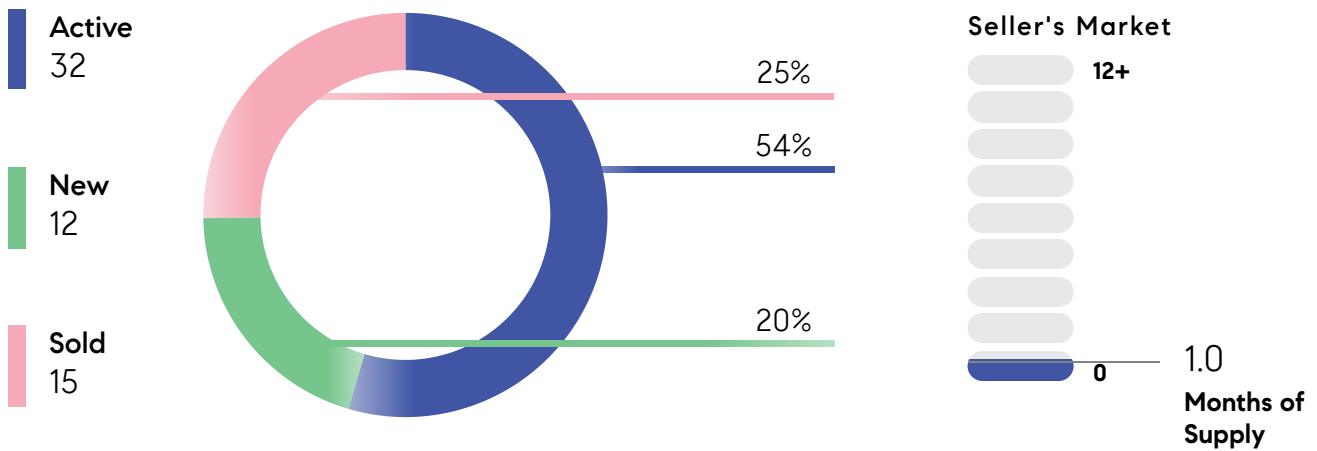
Johns Creek DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,648,967	51	85.0%	\$1,402,253
YoY Change	-9.2%	6.3%	-17.4%	-25.0%

DETACHED UNDER 1M



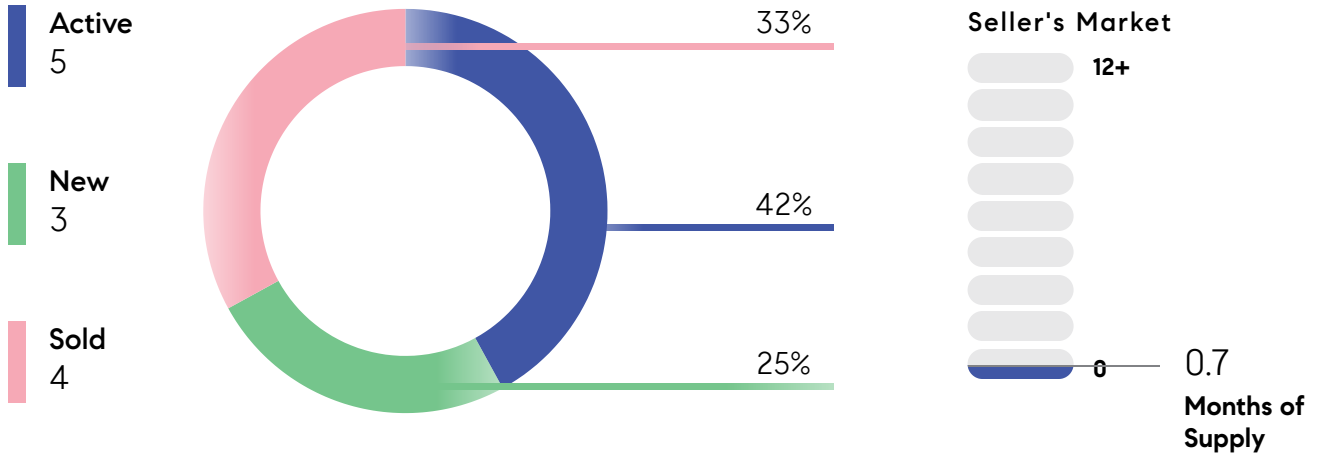
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$662,642	34	101.4%	\$671,853
YoY Change	13.6%	161.5%	-6.8%	5.9%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Johns Creek DECEMBER 2022

ATTACHED UNDER 1M



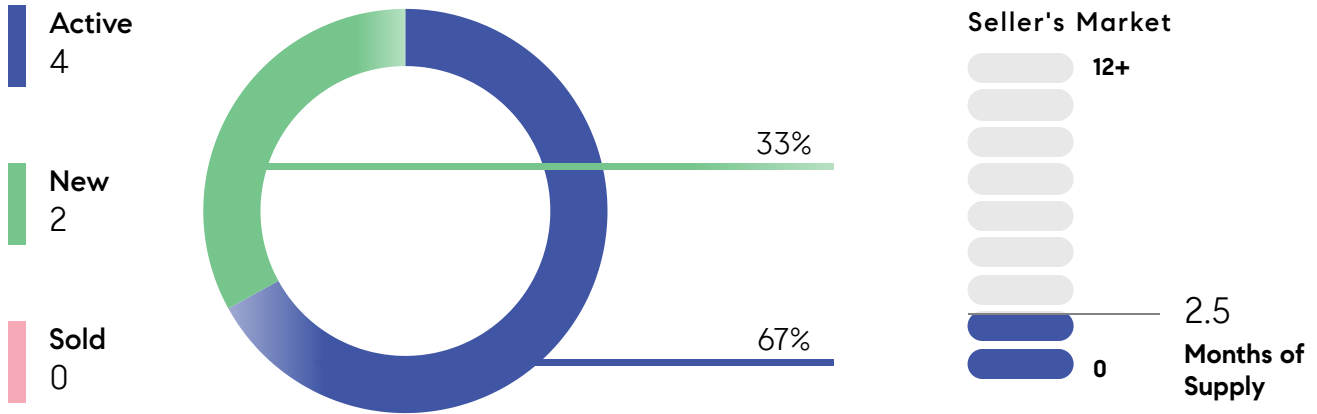
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$504,333	47	95.4%	\$481,000
YoY Change	20.8%	261.5%	-6.9%	12.5%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

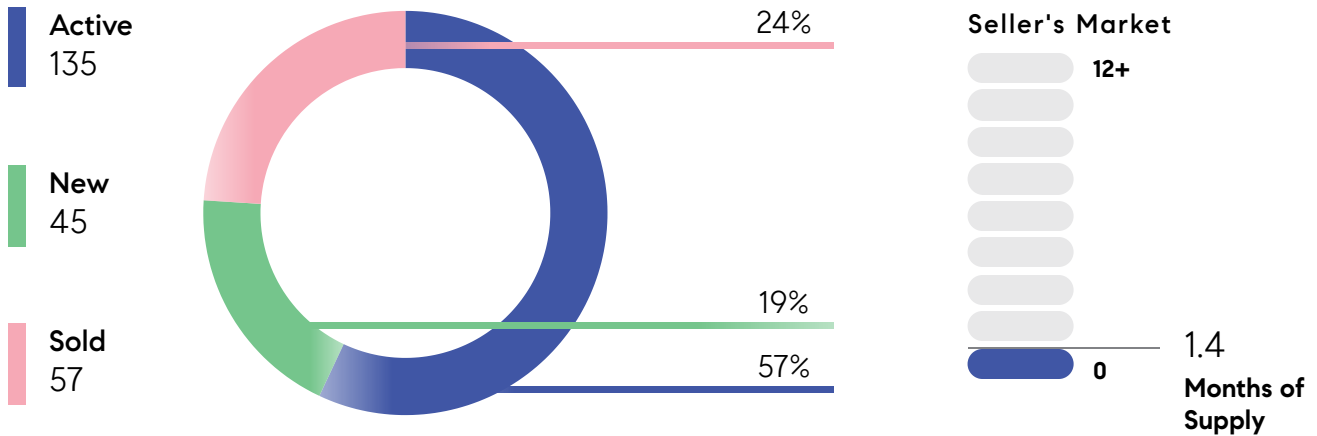
Kennesaw DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,412,000	-	-	-
YoY Change	-	-	-	-

DETACHED UNDER 1M



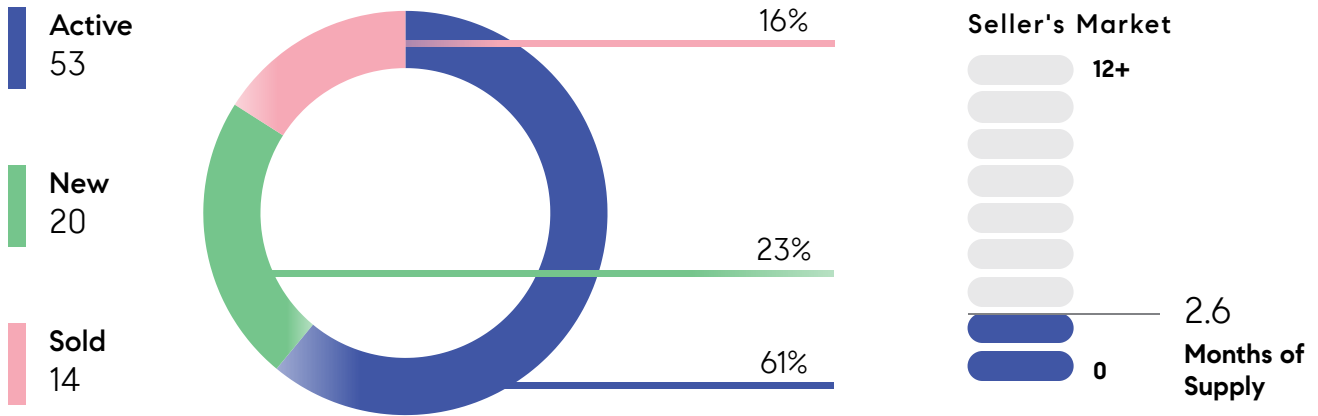
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$467,604	37	92.8%	\$433,871
YoY Change	15.8%	146.7%	-8.1%	6.3%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Kennesaw DECEMBER 2022

ATTACHED UNDER 1M



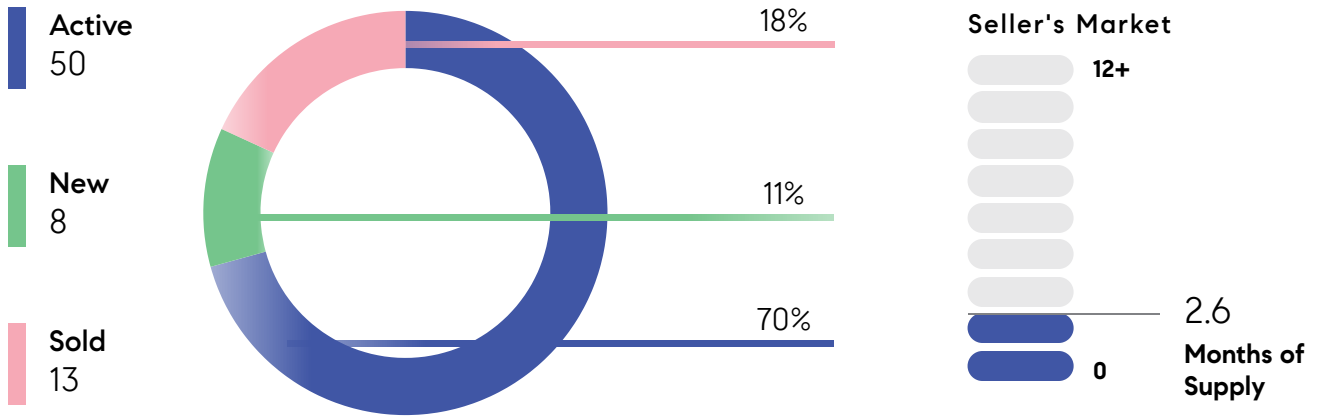
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$370,895	54	95.1%	\$352,745
YoY Change	29.1%	217.6%	-10.8%	15.2%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

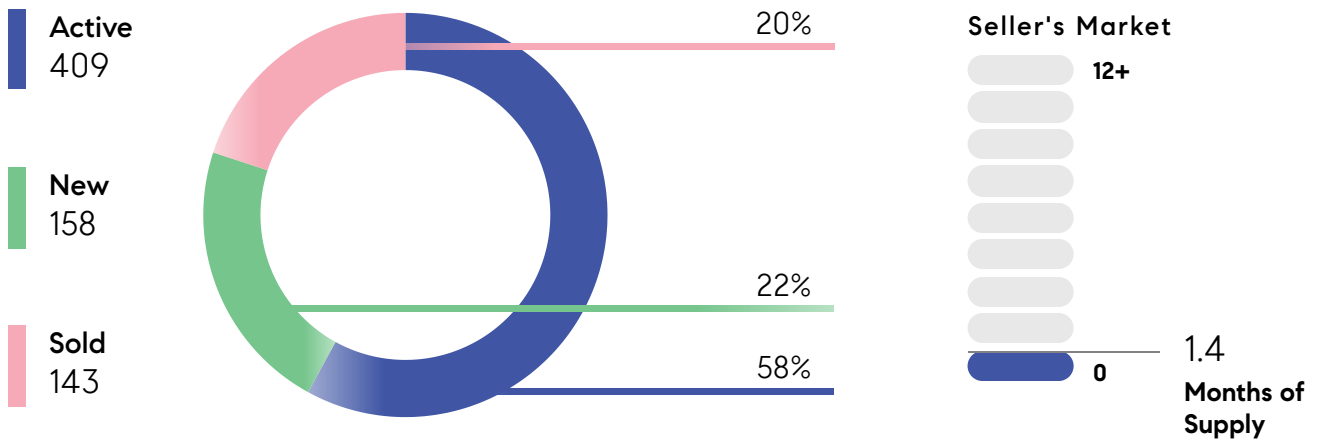
Marietta DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,698,350	31	91.9%	\$1,560,220
YoY Change	0.4%	-81.0%	8.4%	8.9%

DETACHED UNDER 1M



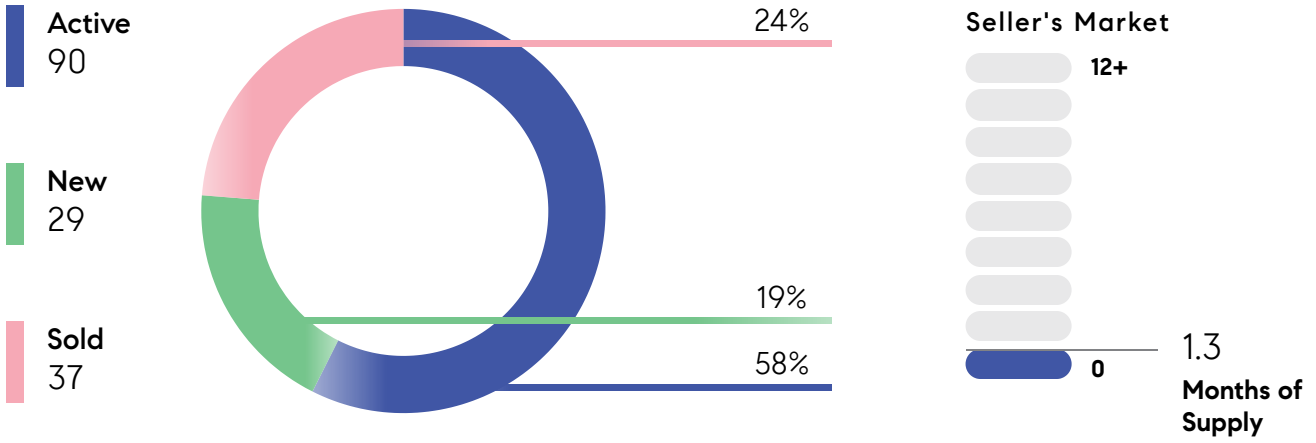
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$470,436	47	102.2%	\$480,770
YoY Change	7.2%	95.8%	-1.4%	5.8%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Marietta DECEMBER 2022

ATTACHED UNDER 1M



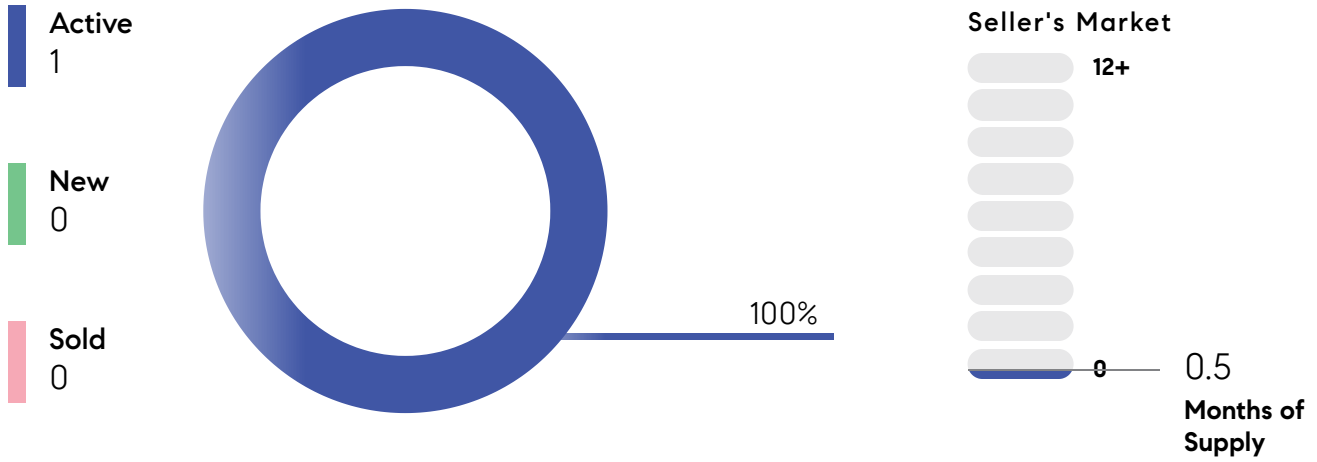
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$317,255	34	94.5%	\$299,905
YoY Change	-2.6%	61.9%	5.7%	2.9%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

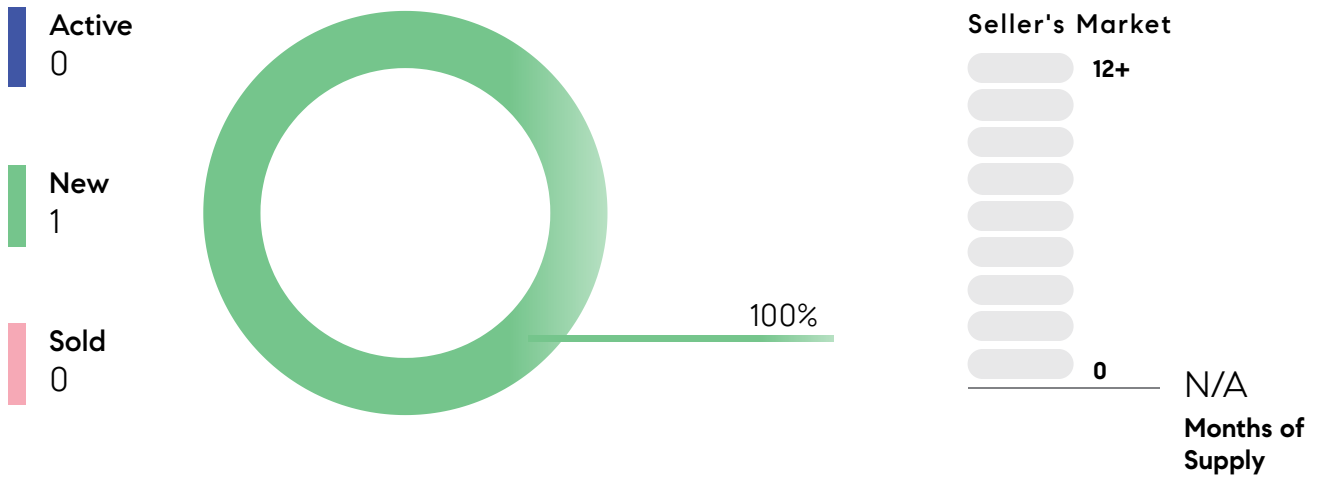
Midtown DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	-	-	-
YoY Change	-	-	-	-

DETACHED UNDER 1M



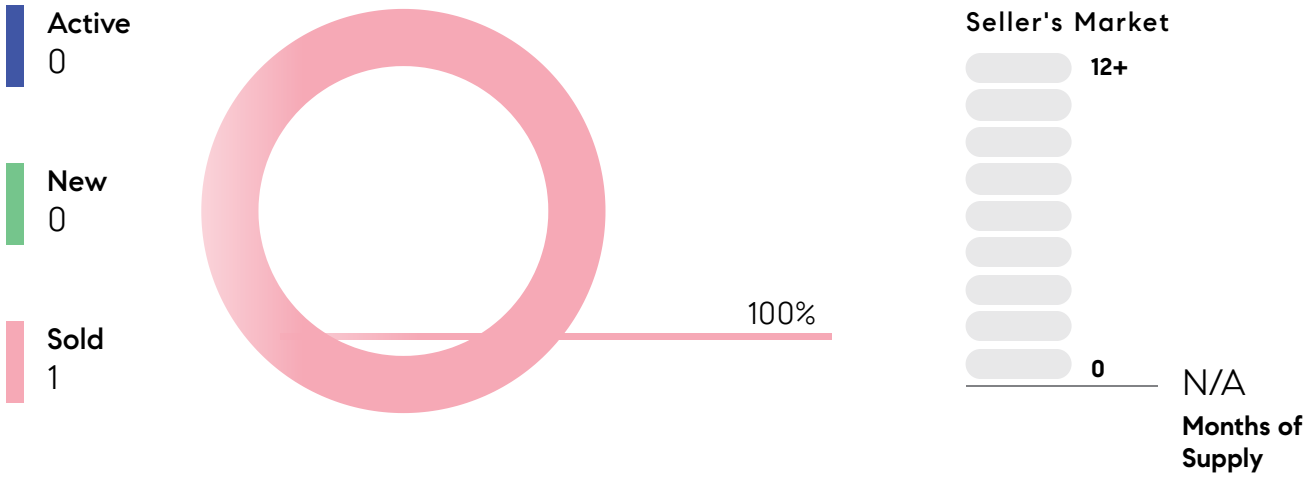
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$799,900	-	-	-
YoY Change	-	-	-	-

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

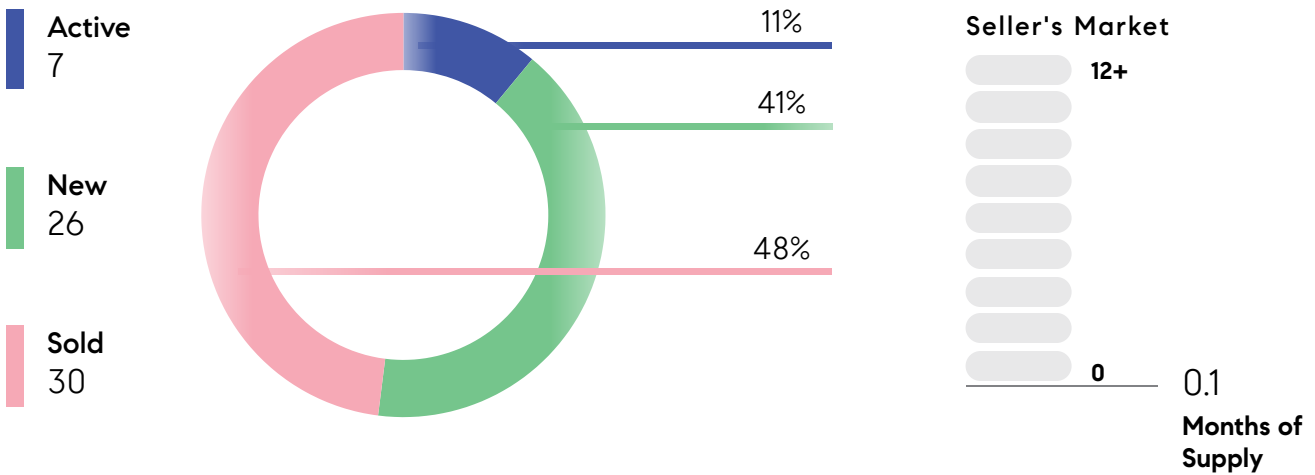
Midtown DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	12	-	\$1,200,000
YoY Change	-	-25.0%	-	-15.0%

ATTACHED UNDER 1M



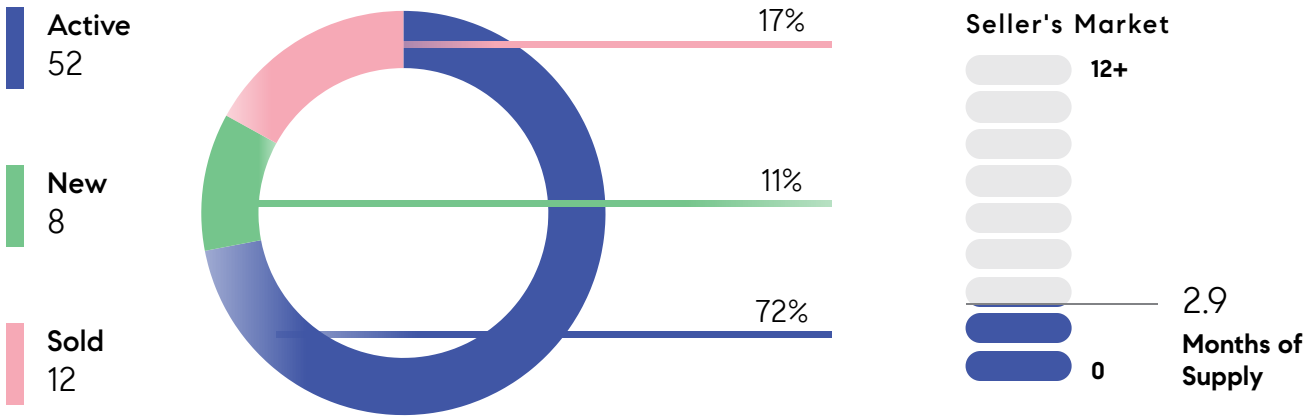
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$402,935	36	92.5%	\$372,583
YoY Change	5.7%	-16.3%	-7.8%	-2.6%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

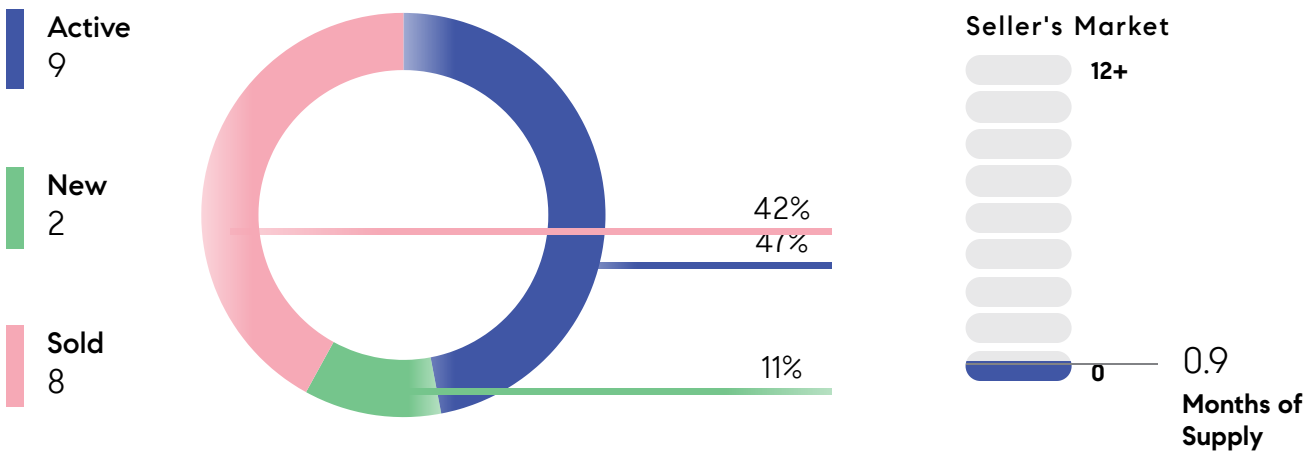
Milton DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$2,171,770	74	88.5%	\$1,920,963
YoY Change	75.8%	-18.7%	-23.5%	34.4%

DETACHED UNDER 1M



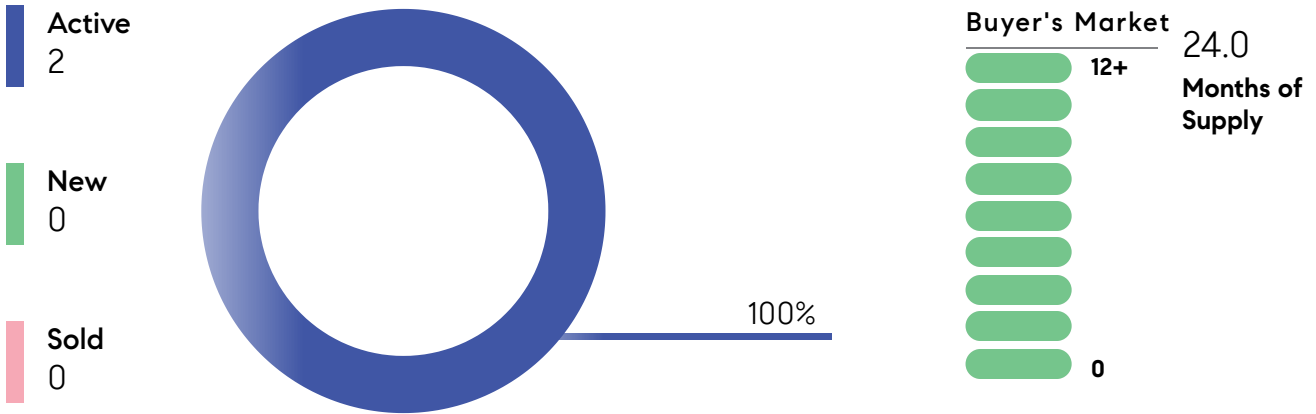
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$787,500	54	107.6%	\$847,500
YoY Change	22.6%	440.0%	-2.7%	19.3%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

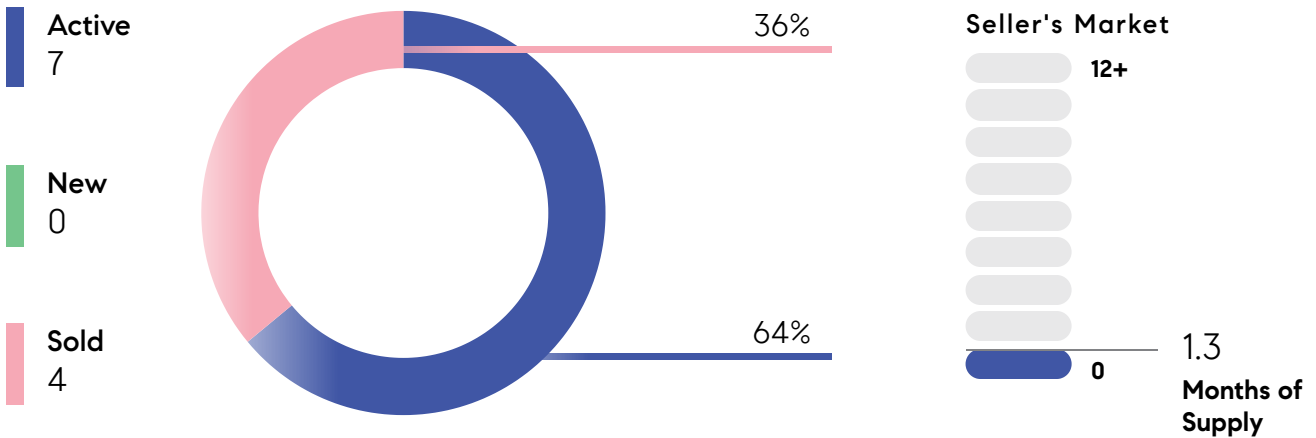
Milton DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	-	-	-
YoY Change	-	-	-	-

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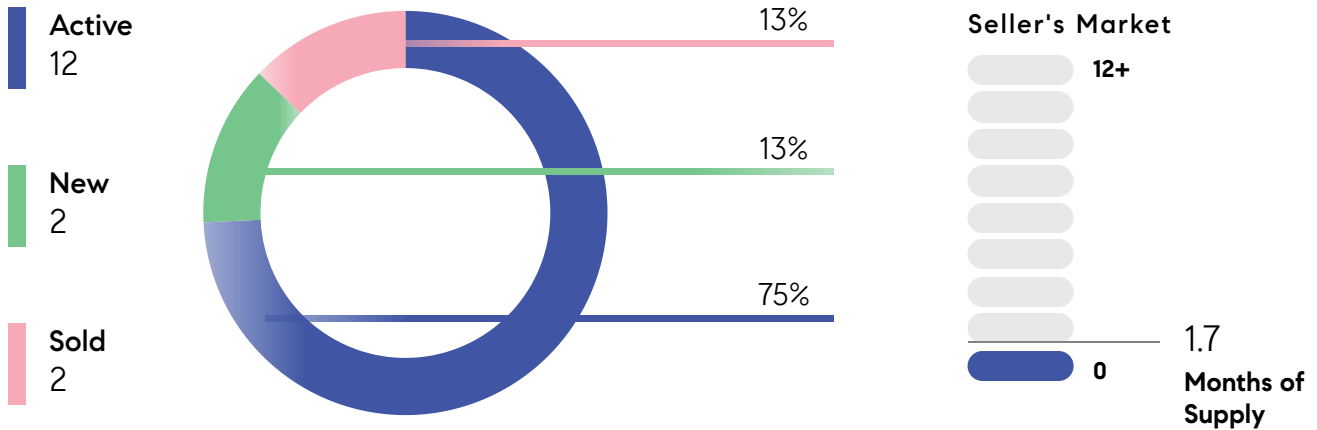
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	114	-	\$647,573
YoY Change	-	83.9%	-	-7.0%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

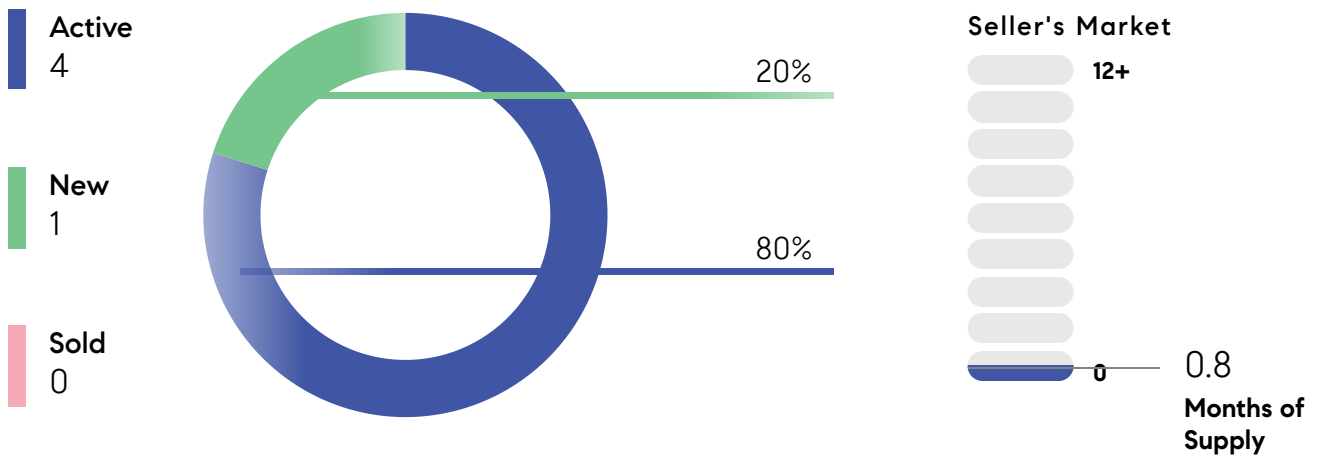
Morningside DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,572,000	34	99.6%	\$1,565,750
YoY Change	-7.0%	-8.1%	6.9%	-0.7%

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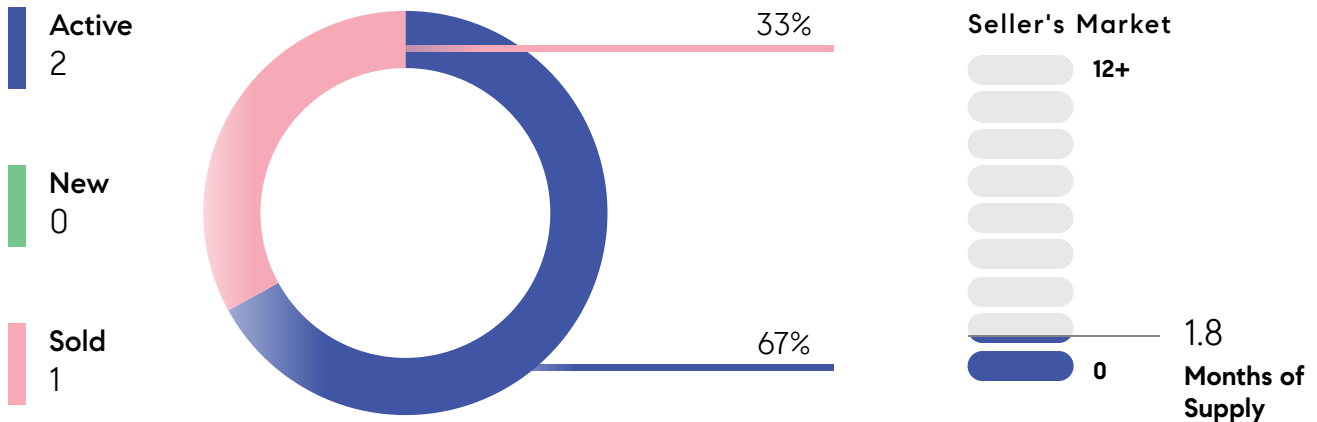
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$964,900	-	-	-
YoY Change	17.0%	-	-	-

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

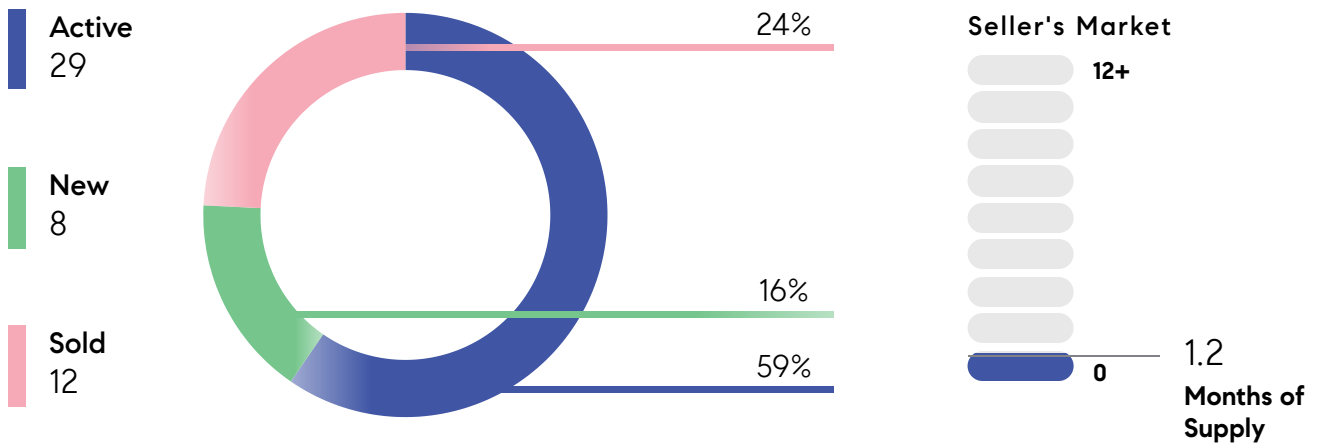
Peachtree Corners DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	64	-	\$1,080,000
YoY Change	-	700.0%	-	-25.5%

DETACHED UNDER 1M



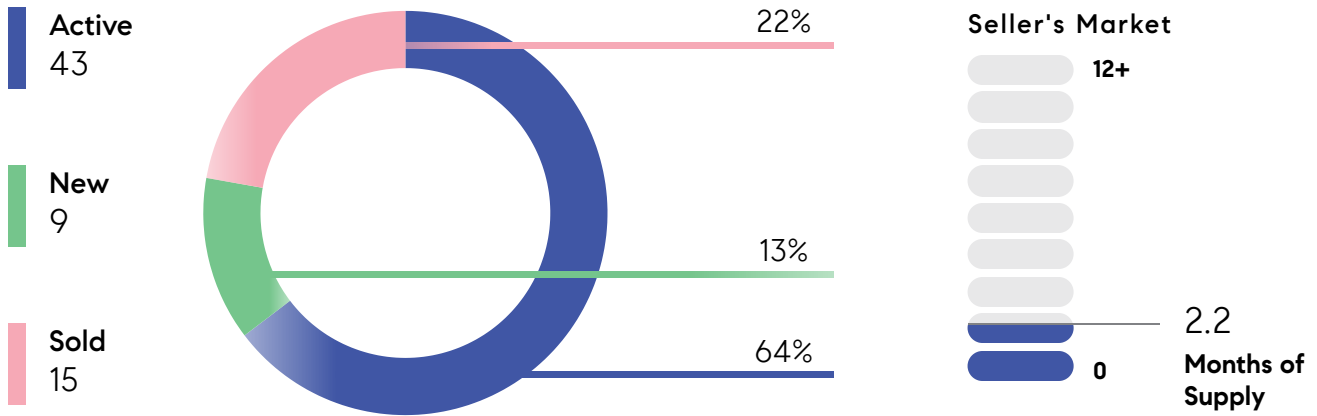
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$570,488	32	107.9%	\$615,513
YoY Change	-3.4%	60.0%	18.6%	14.6%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Peachtree Corners DECEMBER 2022

ATTACHED UNDER 1M



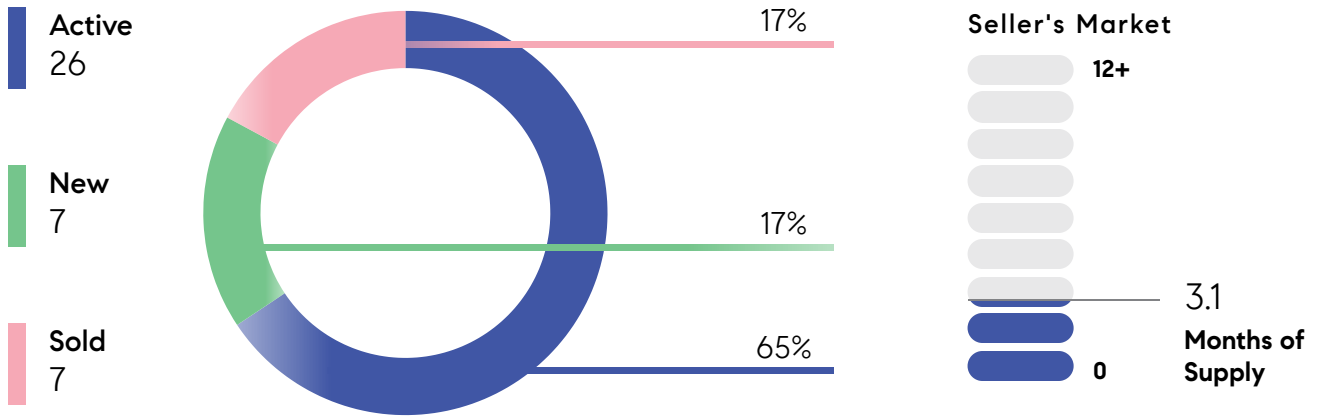
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$388,311	49	138.5%	\$537,815
YoY Change	37.5%	250.0%	19.3%	64.1%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

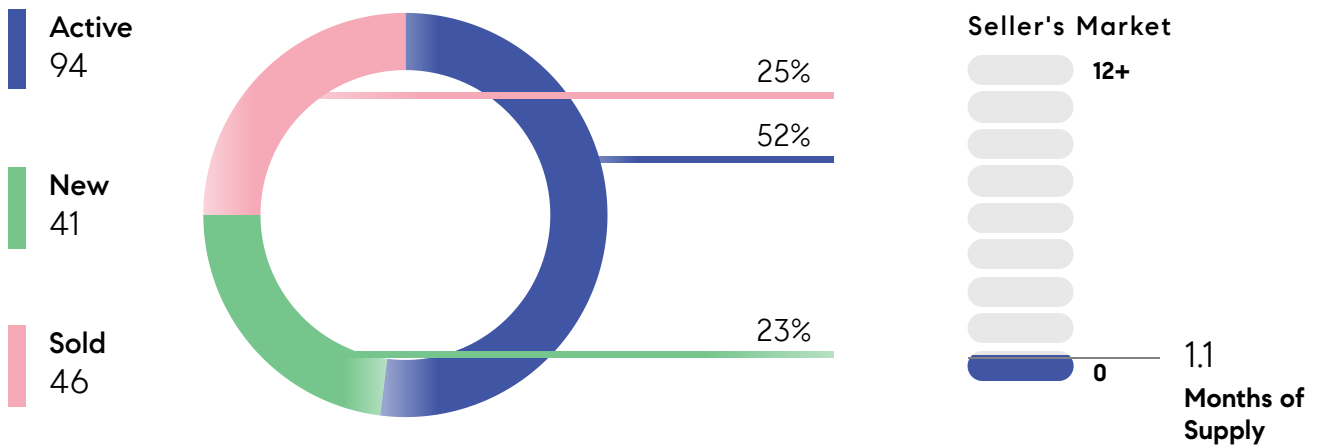
Roswell DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,946,286	50	76.4%	\$1,487,648
YoY Change	71.7%	233.3%	-38.3%	5.9%

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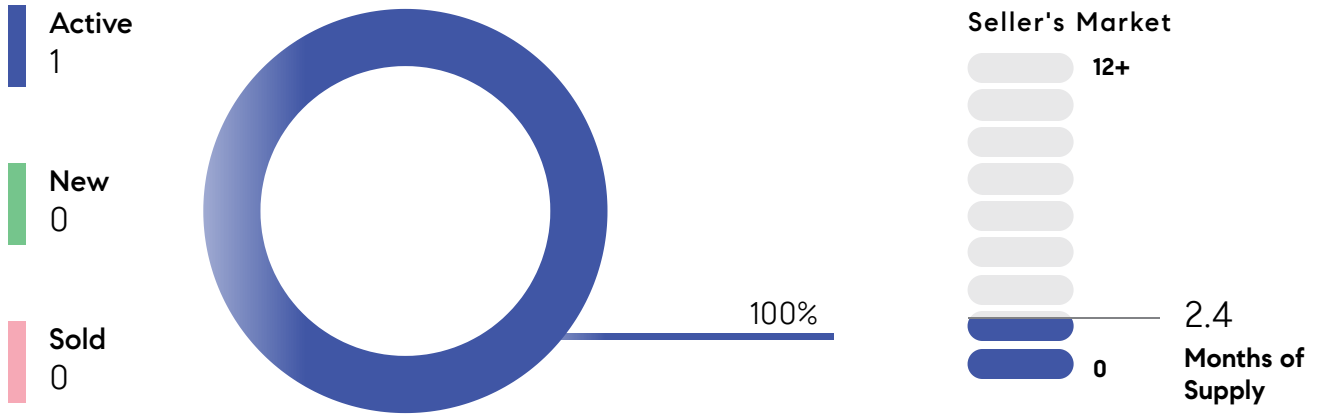
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$622,932	33	88.4%	\$550,388
YoY Change	29.6%	37.5%	-23.1%	-0.3%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

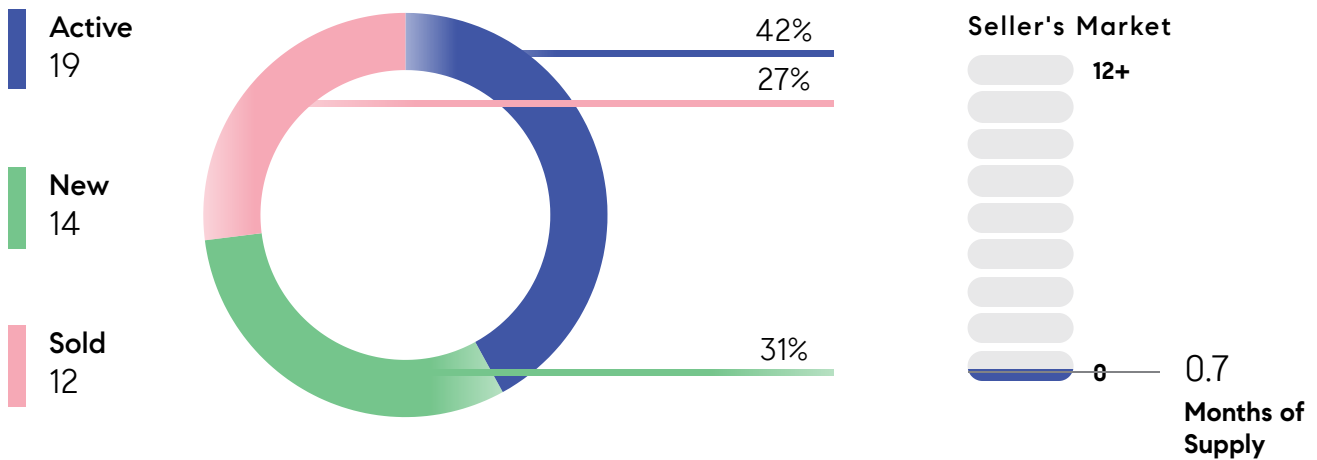
Roswell DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	-	-	-
YoY Change	-	-	-	-

ATTACHED UNDER 1M



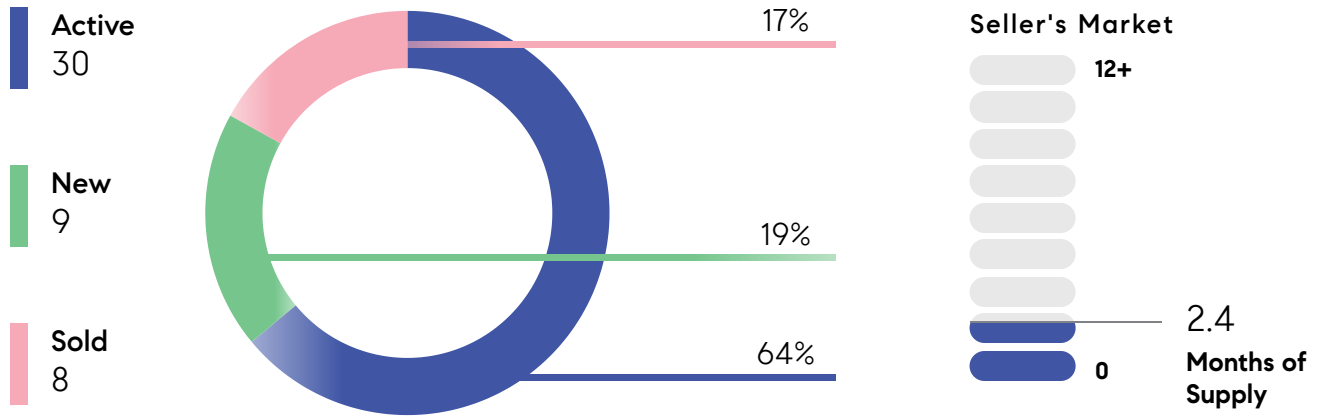
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$441,286	24	91.7%	\$404,875
YoY Change	18.7%	-29.4%	-18.7%	-3.5%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

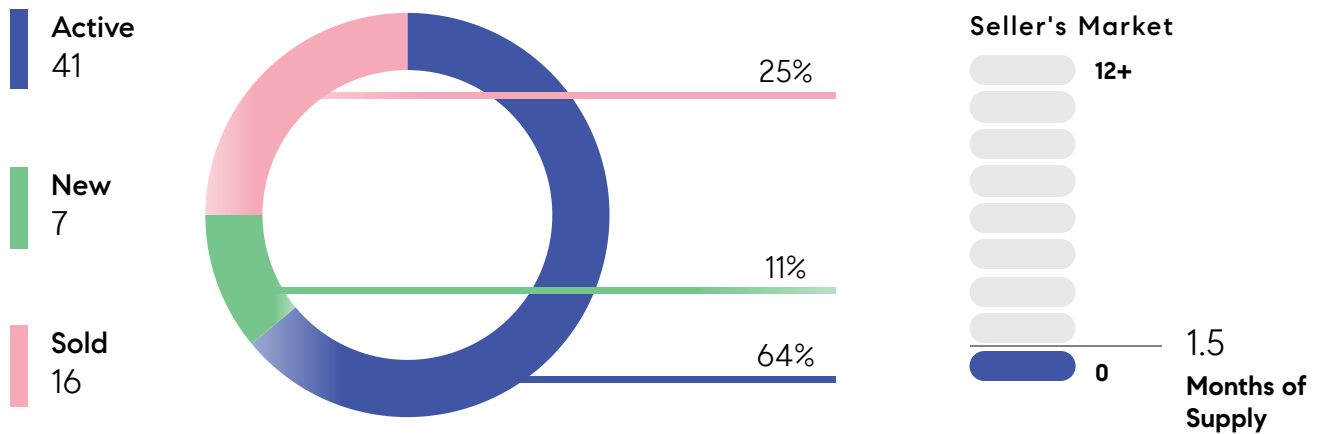
Sandy Springs DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,586,172	52	116.4%	\$1,846,875
YoY Change	-23.9%	-1.9%	14.1%	-13.2%

DETACHED UNDER 1M



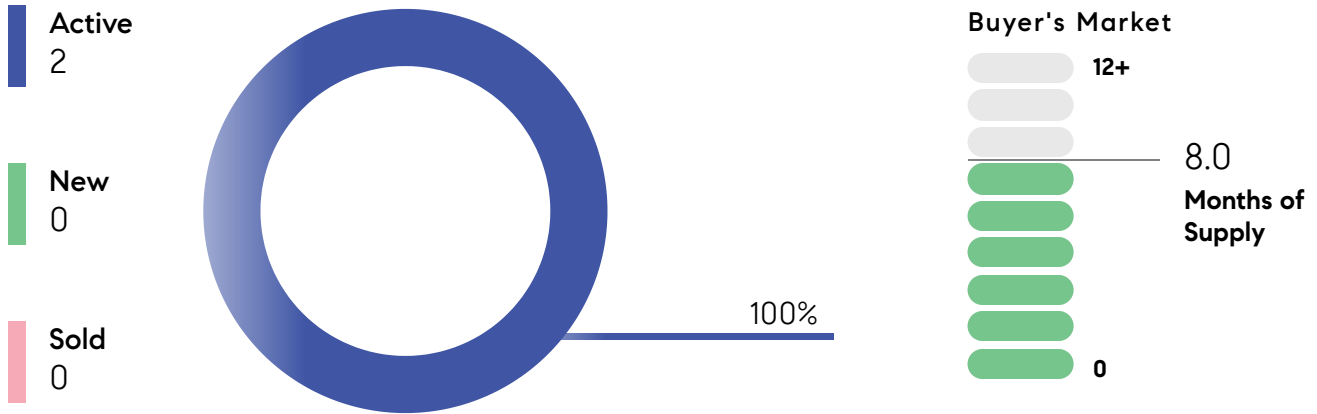
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$745,000	42	90.4%	\$673,288
YoY Change	10.6%	55.6%	-13.3%	-4.1%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

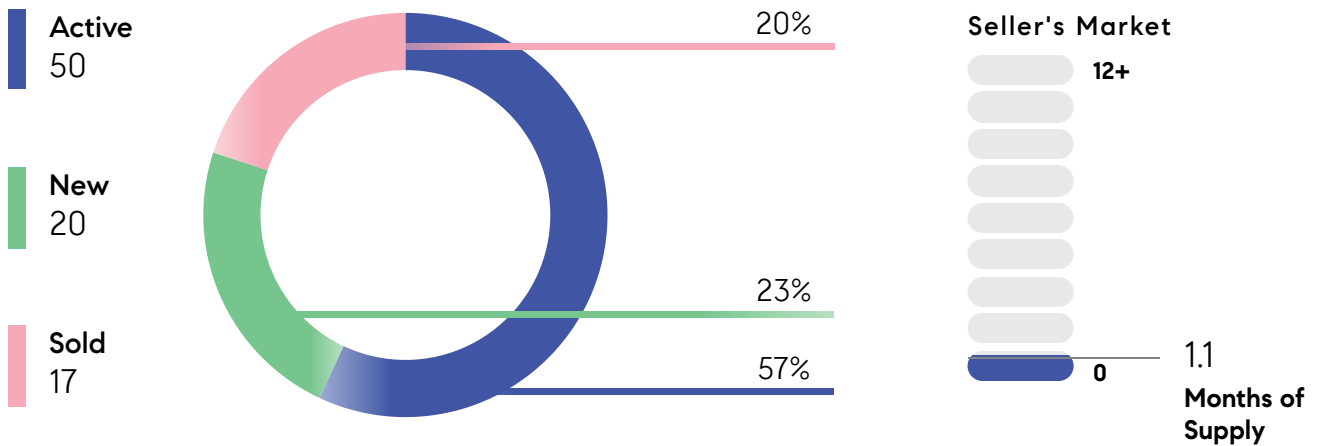
Sandy Springs DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	-	-	-
YoY Change	-	-	-	-

ATTACHED UNDER 1M



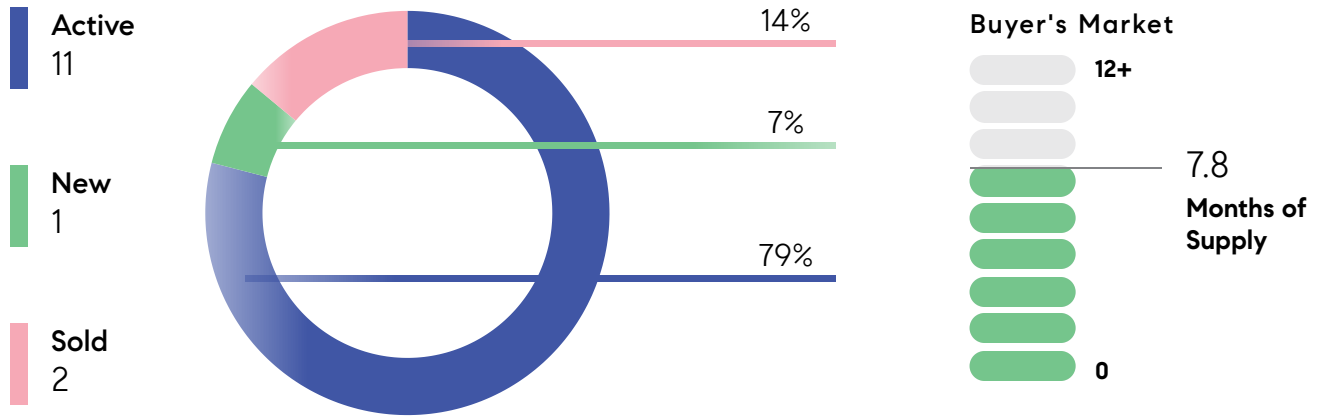
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$341,470	31	83.2%	\$284,224
YoY Change	14.4%	-3.1%	-8.7%	4.4%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

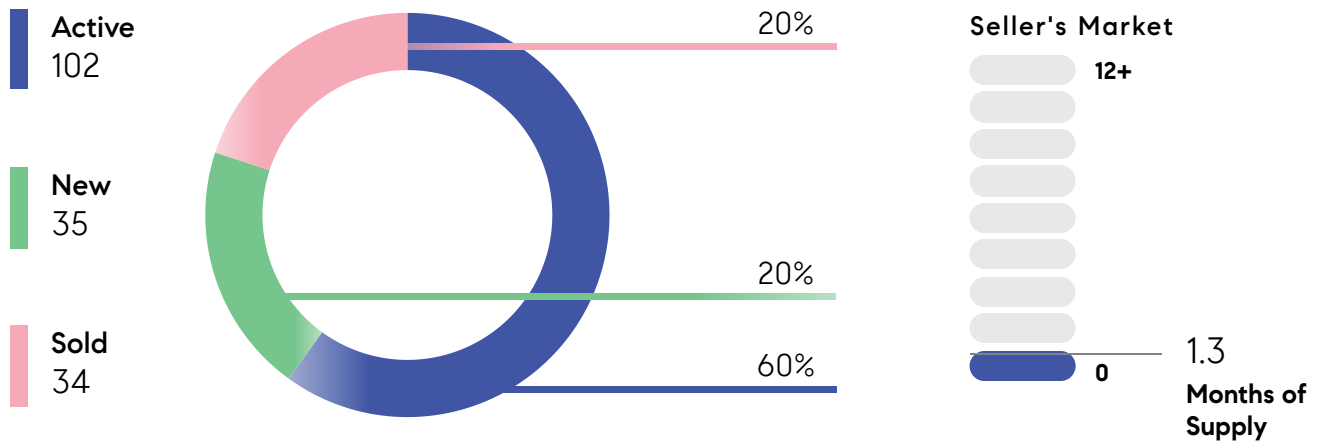
Smyrna DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,189,000	37	112.9%	\$1,342,500
YoY Change	-	-69.2%	-	18.1%

DETACHED UNDER 1M



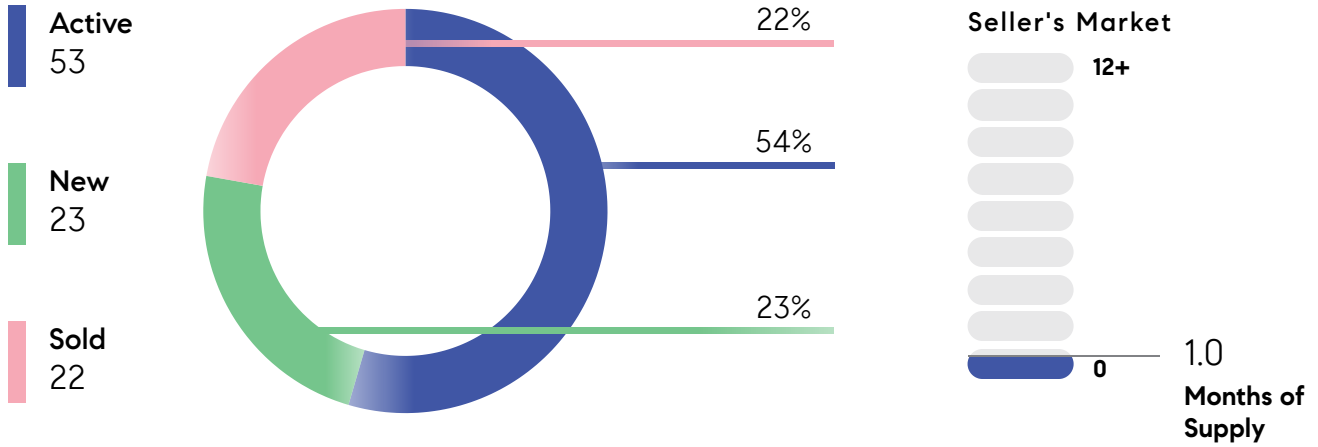
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$478,954	37	103.2%	\$494,238
YoY Change	2.9%	-7.5%	1.9%	4.9%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Smyrna DECEMBER 2022

ATTACHED UNDER 1M



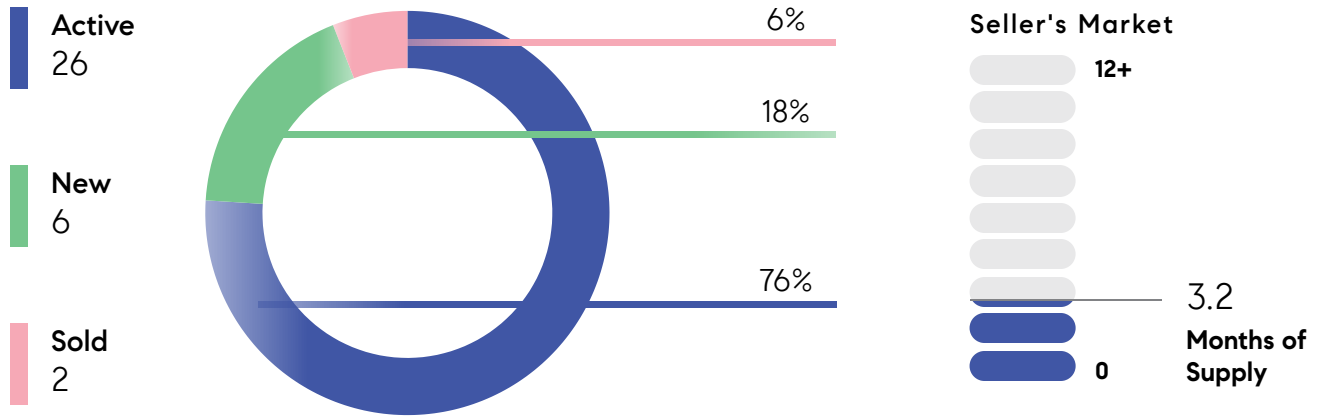
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$375,335	39	97.3%	\$365,340
YoY Change	2.7%	69.6%	1.4%	4.1%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

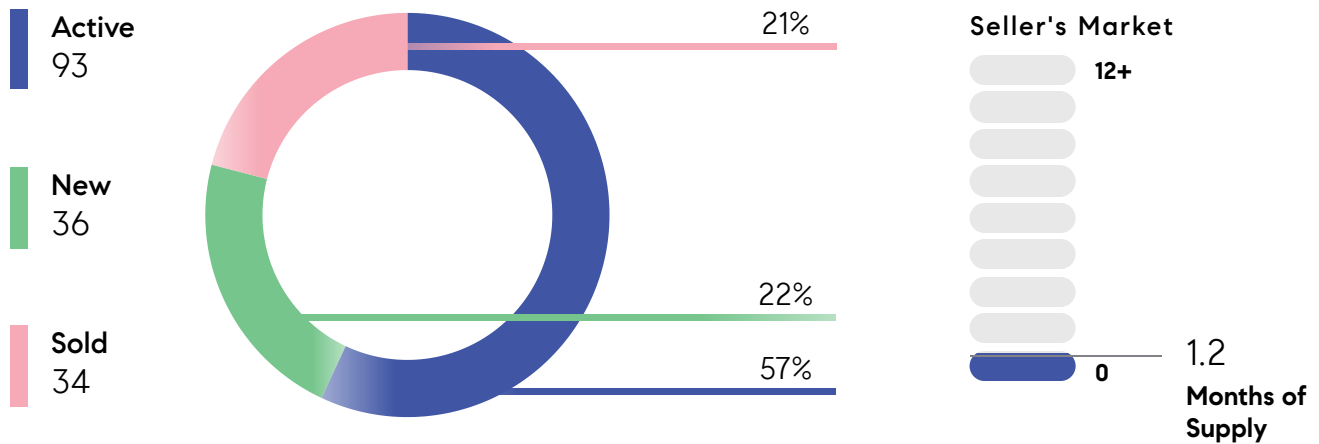
Suwanee DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,557,167	22	73.9%	\$1,150,000
YoY Change	11.2%	-84.8%	-29.8%	-21.9%

DETACHED UNDER 1M



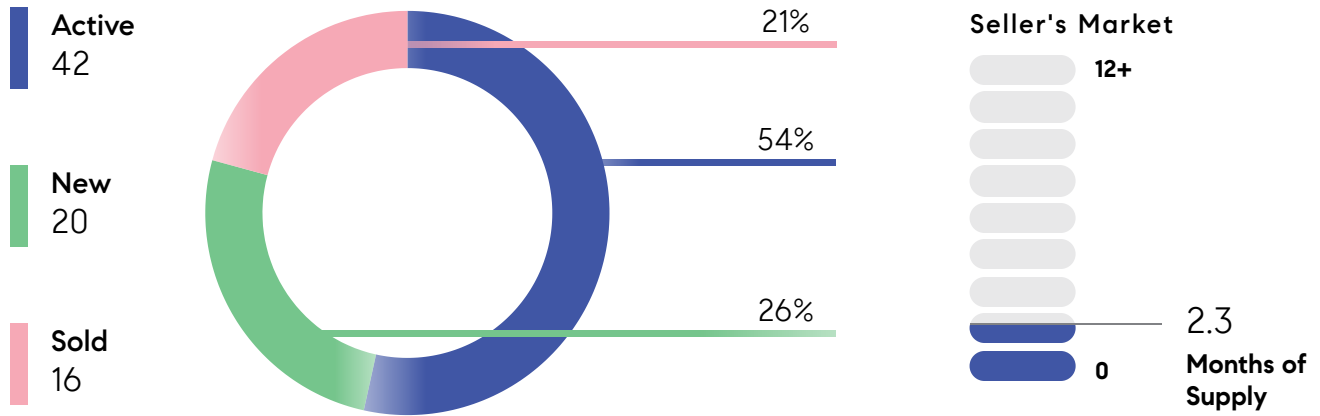
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$613,964	48	84.2%	\$517,083
YoY Change	26.2%	300.0%	-25.3%	-5.8%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Suwanee DECEMBER 2022

ATTACHED UNDER 1M



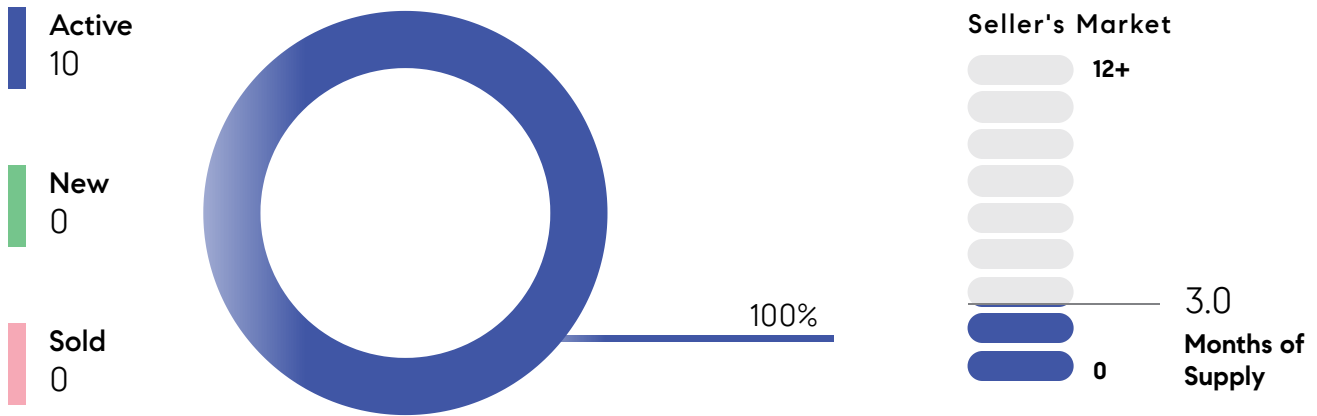
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$516,384	39	92.4%	\$477,316
YoY Change	14.3%	95.0%	-4.8%	8.8%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

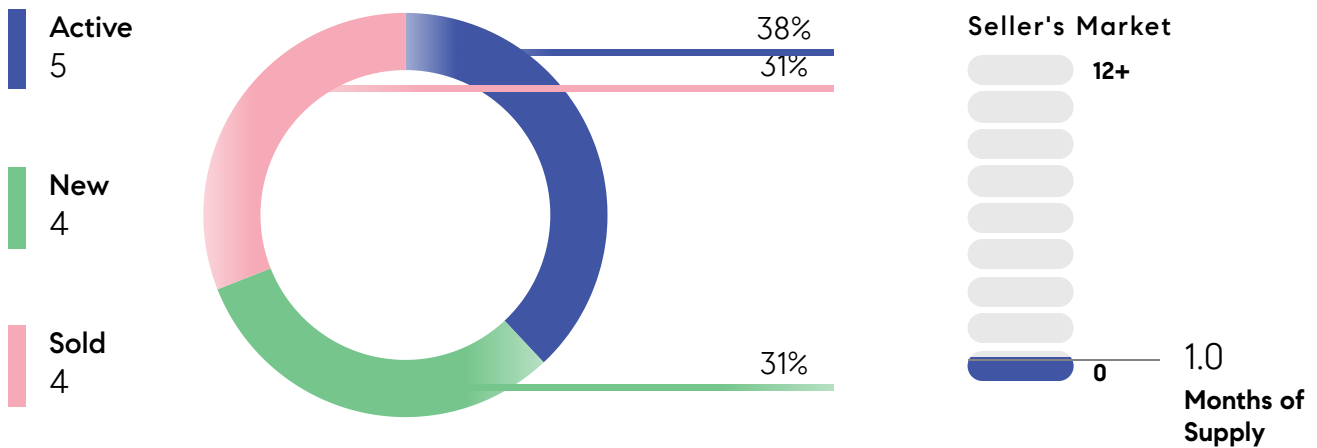
Vinings DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	-	-	-
YoY Change	-	-	-	-

DETACHED UNDER 1M



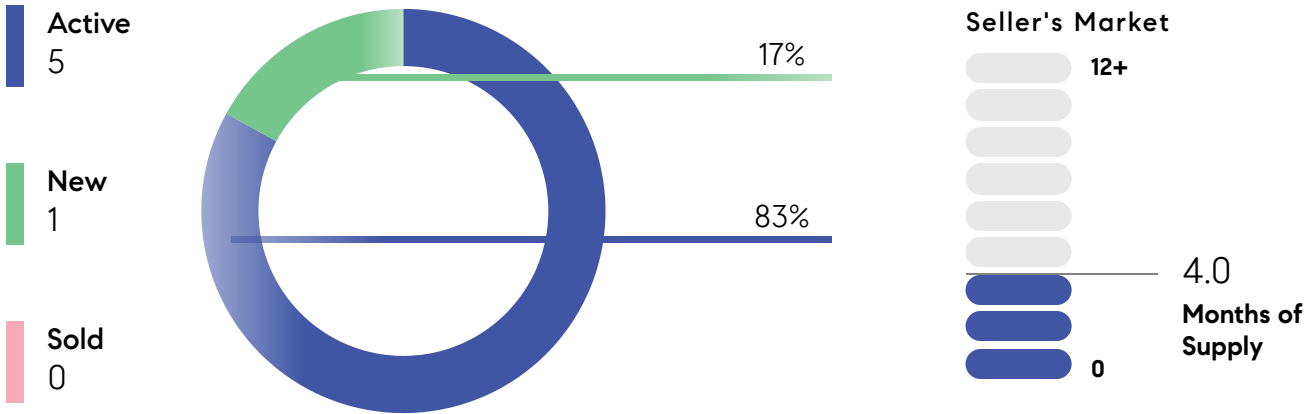
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$626,000	71	113.7%	\$711,500
YoY Change	-13.8%	-22.0%	41.2%	21.7%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

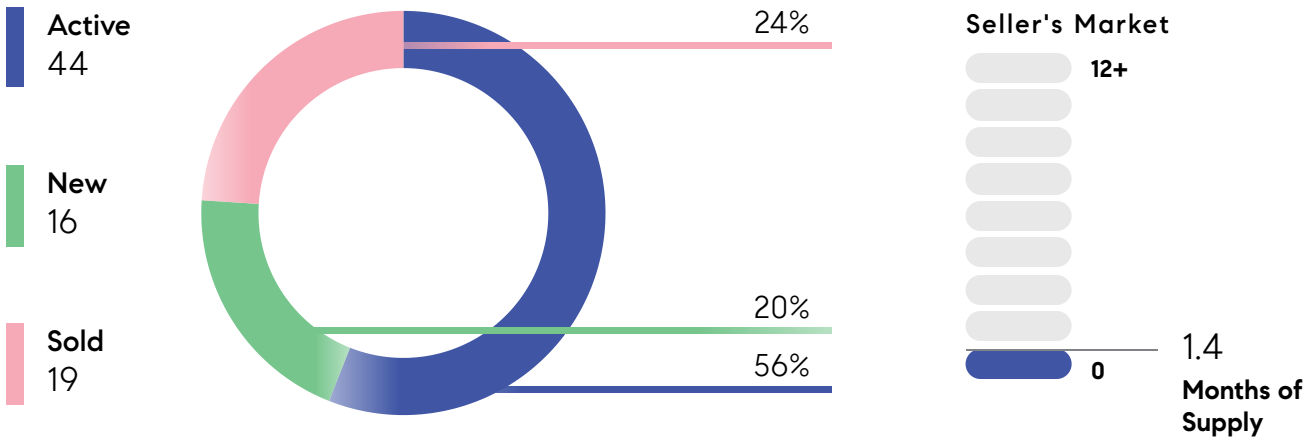
Vinings DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,795,000	-	-	-
YoY Change	-	-	-	-

ATTACHED UNDER 1M



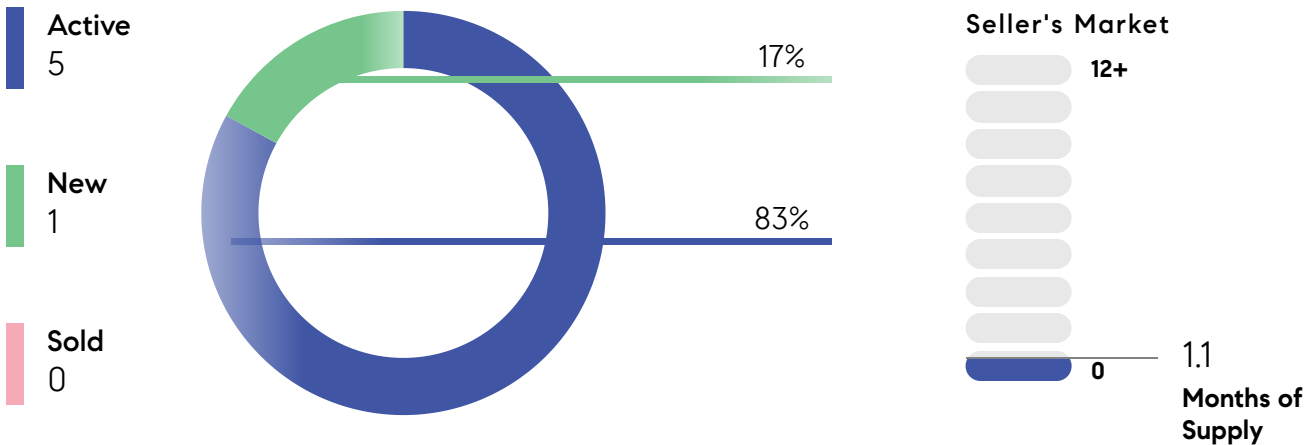
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$405,219	41	98.8%	\$400,447
YoY Change	1.9%	78.3%	6.1%	8.1%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

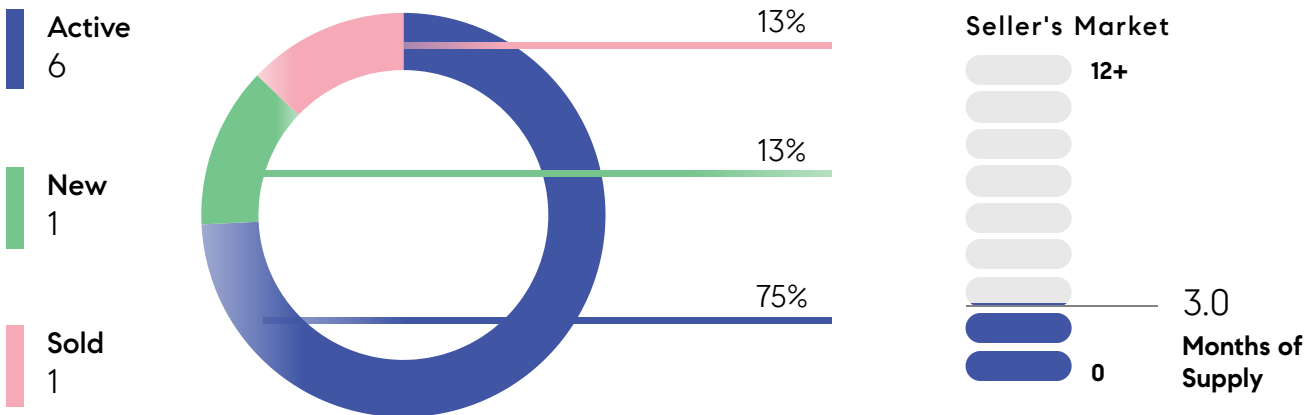
Virginia Highland DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,380,000	-	-	-
YoY Change	15.5%	-	-	-

DETACHED UNDER 1M



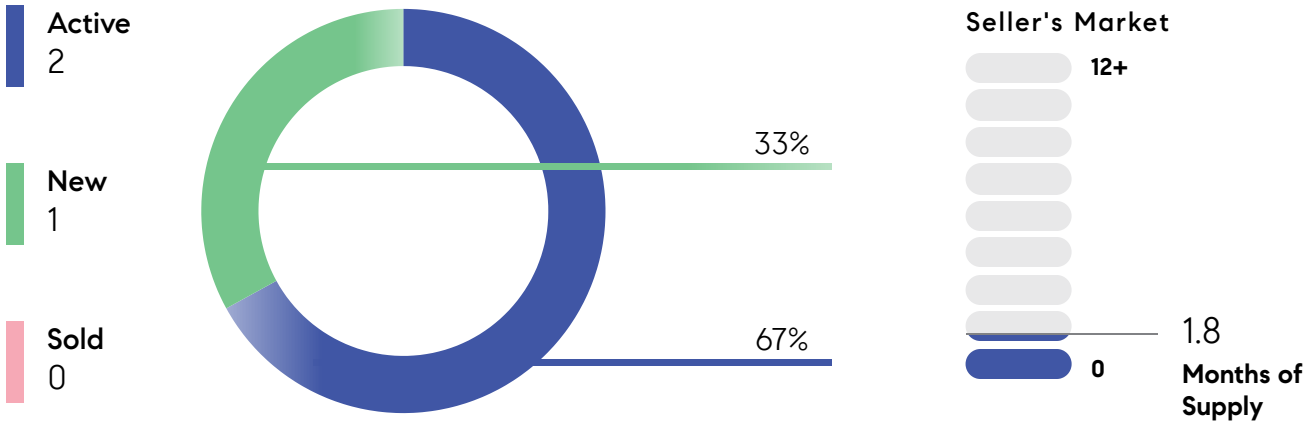
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$879,000	4	108.1%	\$950,000
YoY Change	-	-60.0%	-	14.2%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Virginia Highland DECEMBER 2022

ATTACHED UNDER 1M



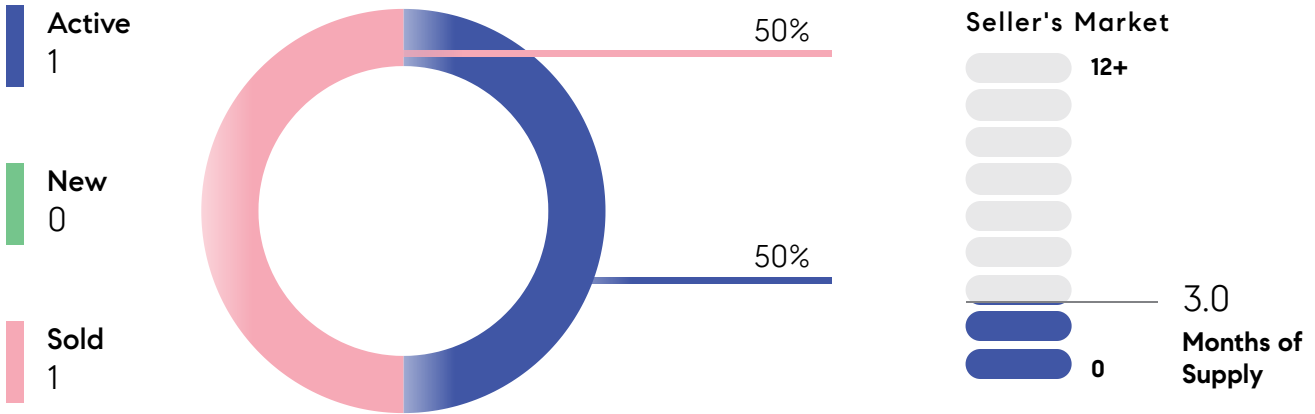
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$240,000	-	-	-
YoY Change	-	-	-	-

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

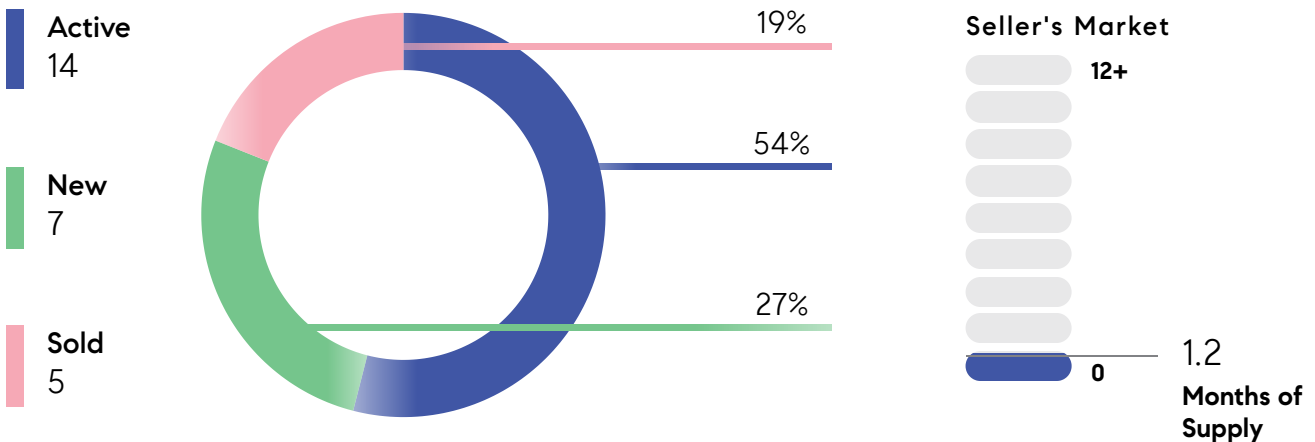
West Midtown DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	-	20	-	\$1,020,000
YoY Change	-	150.0%	-	-10.9%

DETACHED UNDER 1M



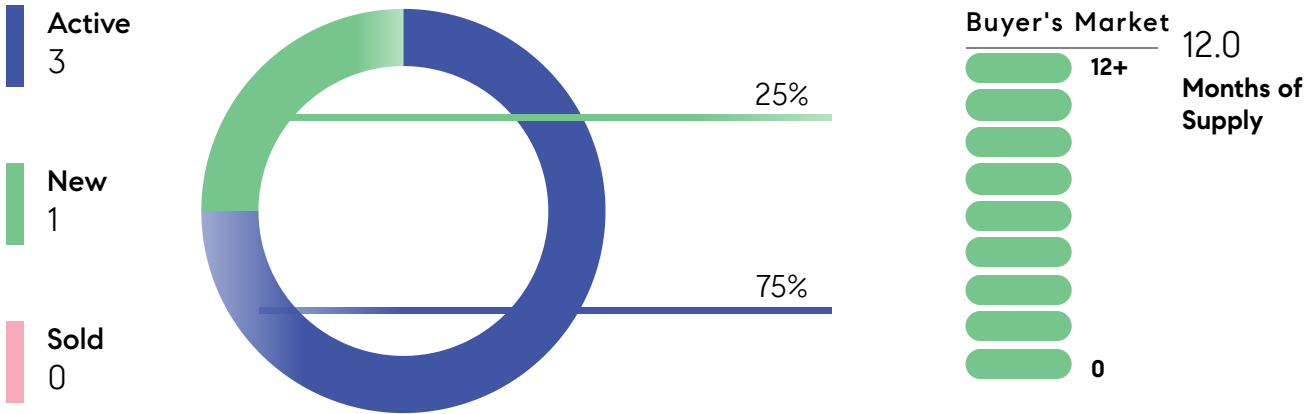
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$575,557	38	93.5%	\$538,000
YoY Change	-0.8%	81.0%	6.4%	5.5%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

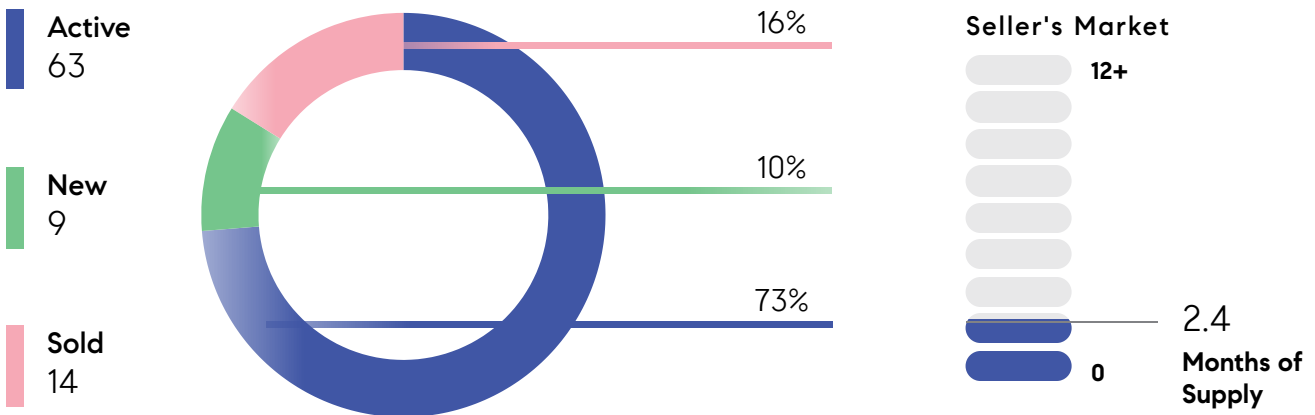
West Midtown DECEMBER 2022

ATTACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,125,000	-	-	-
YoY Change	-	-	-	-

ATTACHED UNDER 1M



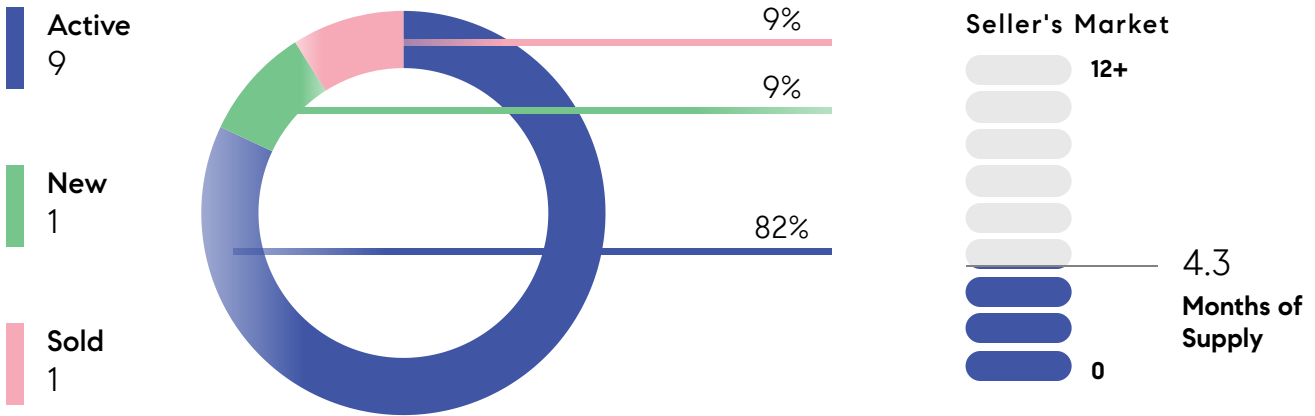
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$427,217	35	129.0%	\$551,025
YoY Change	-19.5%	6.1%	49.1%	19.9%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

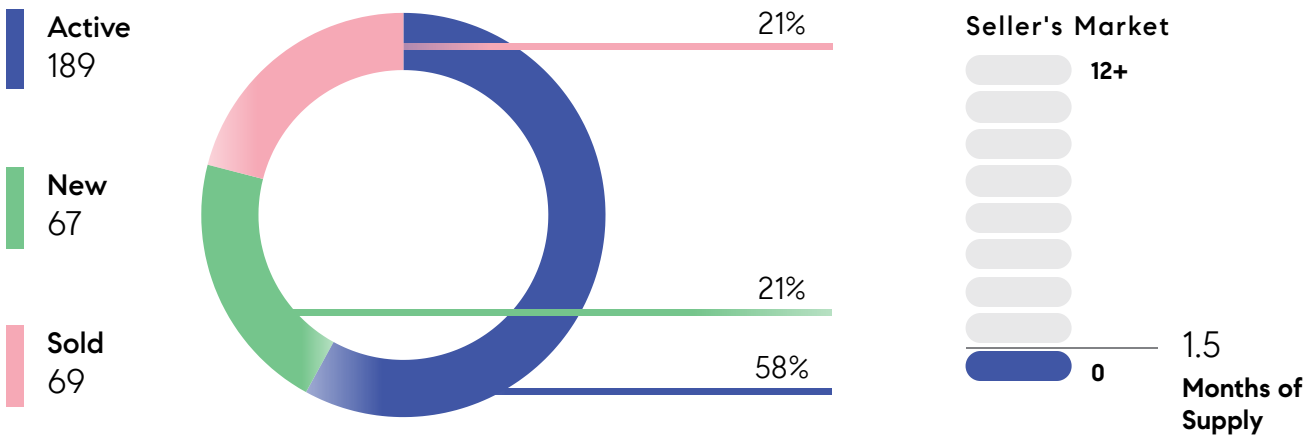
Woodstock DECEMBER 2022

DETACHED OVER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$1,050,000	16	146.7%	\$1,540,000
YoY Change	-11.5%	-5.9%	58.6%	40.3%

DETACHED UNDER 1M



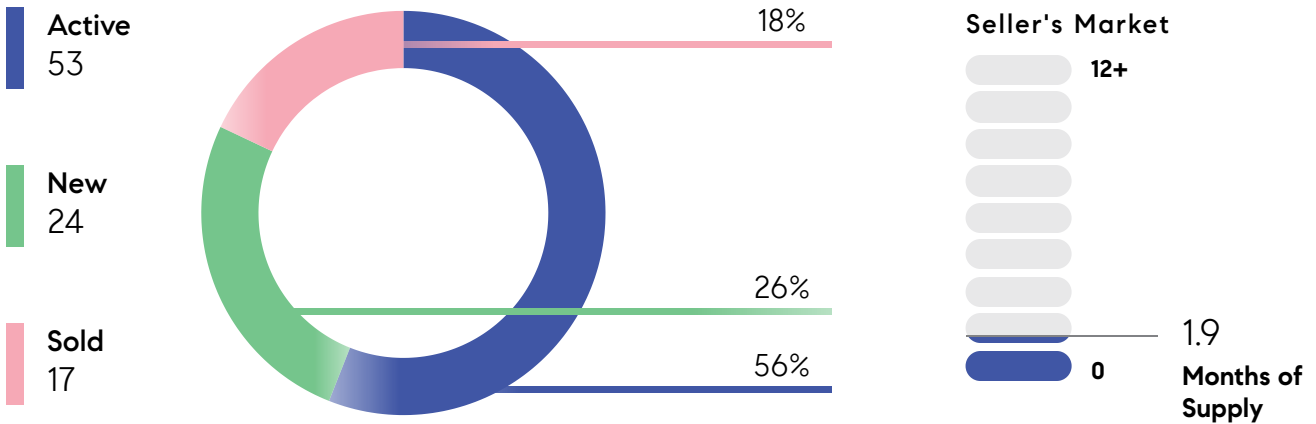
	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$502,699	47	90.6%	\$455,606
YoY Change	27.6%	135.0%	-18.7%	3.7%

*Graph Legend ■ Buyer's Market (Supply > Demand) ■ Seller's Market (Supply < Demand) ■ Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.

Woodstock DECEMBER 2022

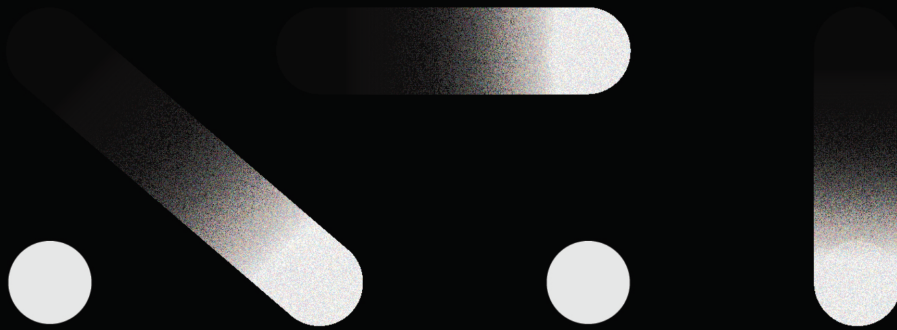
ATTACHED UNDER 1M



	Average List Price	Average DOM	Sale-to-List Ratio	Average Sales Price
December 2022	\$483,129	41	91.8%	\$443,517
YoY Change	9.0%	10.8%	1.4%	10.5%

*Graph Legend ● Buyer's Market (Supply > Demand) ● Seller's Market (Supply < Demand) ● Balanced Market (Supply = Demand)

Source: FMLS | The information is believed to be accurate but is not warranted.



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