Local Market Update – September 2026

A Research Tool Provided by Georgia Association of REALTORS

Liberty County

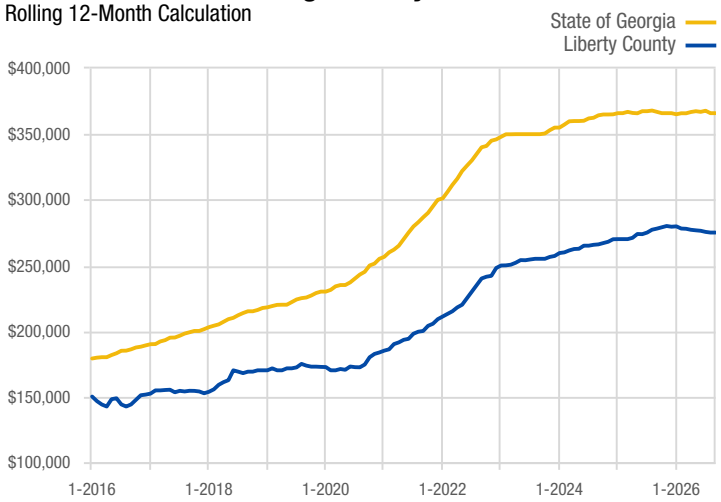
Single Family	September			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 9-2025**	**Thru 9-2026**	**% Change**
New Listings	126	**97**	- 23.0%	1,089	**1,241**	+ 14.0%
Pending Sales	82	**85**	+ 3.7%	727	**785**	+ 8.0%
Closed Sales	76	**90**	+ 18.4%	710	**732**	+ 3.1%
Days on Market Until Sale	57	**73**	+ 28.1%	62	**76**	+ 22.6%
Median Sales Price*	$273,750	**$279,875**	+ 2.2%	$280,000	**$275,000**	- 1.8%
Average Sales Price*	$283,530	**$287,855**	+ 1.5%	$290,399	**$281,587**	- 3.0%
Percent of List Price Received*	98.7%	**99.5%**	+ 0.8%	99.5%	**99.4%**	- 0.1%
Inventory of Homes for Sale	366	**466**	+ 27.3%	—	**—**	—
Months Supply of Inventory	4.7	**5.6**	+ 19.1%	—	**—**	—

Townhouse/Condo	September			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 9-2025**	**Thru 9-2026**	**% Change**
New Listings	10	**6**	- 40.0%	86	**101**	+ 17.4%
Pending Sales	5	**11**	+ 120.0%	58	**71**	+ 22.4%
Closed Sales	8	**14**	+ 75.0%	51	**74**	+ 45.1%
Days on Market Until Sale	73	**105**	+ 43.8%	55	**104**	+ 89.1%
Median Sales Price*	$229,900	**$234,500**	+ 2.0%	$210,000	**$229,900**	+ 9.5%
Average Sales Price*	$202,349	**$1,513,687**	+ 648.1%	$180,308	**$461,075**	+ 155.7%
Percent of List Price Received*	97.0%	**98.3%**	+ 1.3%	97.0%	**98.6%**	+ 1.6%
Inventory of Homes for Sale	25	**53**	+ 112.0%	—	**—**	—
Months Supply of Inventory	4.5	**7.6**	+ 68.9%	—	**—**	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

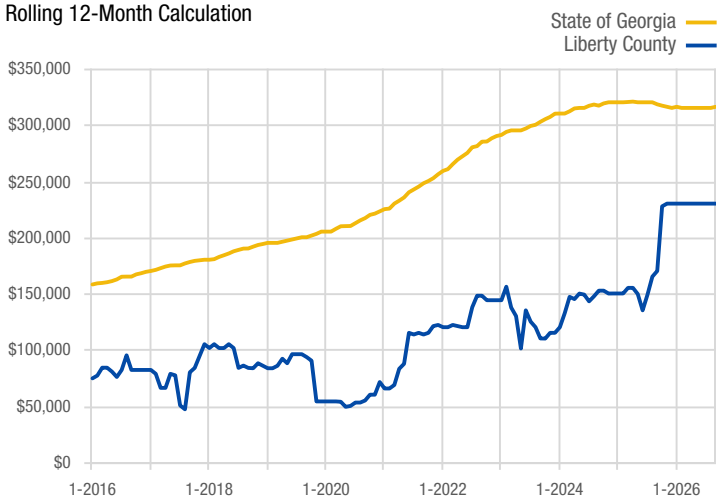
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Current as of October 16, 2026. All data from the multiple listing services in the state of Georgia. Report © 2026 ShowingTime Plus, LLC.