

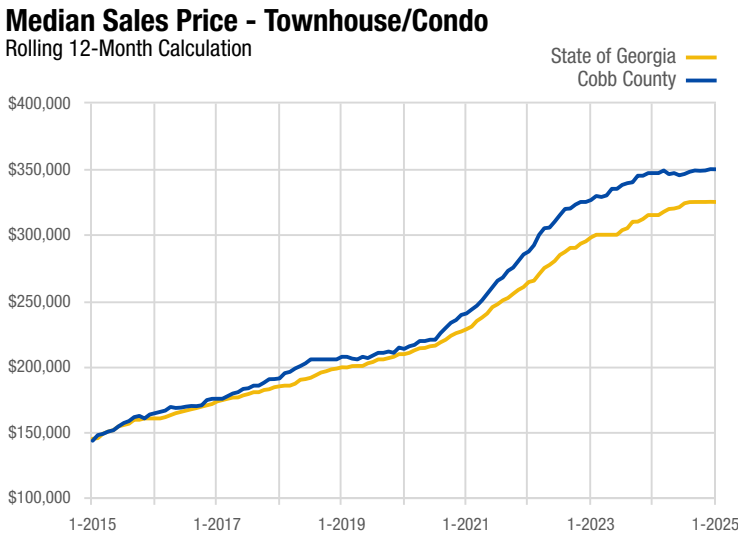
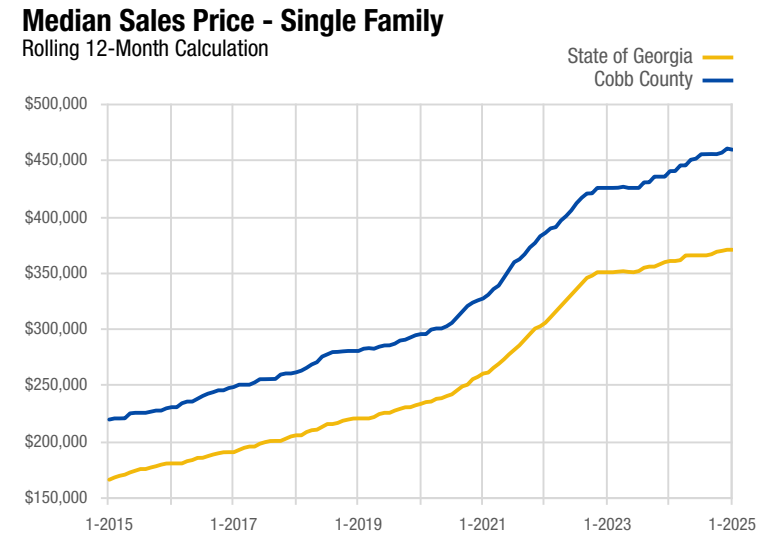


Cobb County

Single Family	January			Year to Date		
Key Metrics	2024	2025	% Change	Thru 1-2024	Thru 1-2025	% Change
New Listings	572	689	+ 20.5%	572	689	+ 20.5%
Pending Sales	467	379	- 18.8%	467	379	- 18.8%
Closed Sales	311	322	+ 3.5%	311	322	+ 3.5%
Days on Market Until Sale	34	48	+ 41.2%	34	48	+ 41.2%
Median Sales Price*	\$435,000	\$440,000	+ 1.1%	\$435,000	\$440,000	+ 1.1%
Average Sales Price*	\$489,881	\$526,368	+ 7.4%	\$489,881	\$526,368	+ 7.4%
Percent of List Price Received*	98.7%	98.0%	- 0.7%	98.7%	98.0%	- 0.7%
Inventory of Homes for Sale	732	1,190	+ 62.6%	—	—	—
Months Supply of Inventory	1.4	2.3	+ 64.3%	—	—	—

Townhouse/Condo	January			Year to Date		
Key Metrics	2024	2025	% Change	Thru 1-2024	Thru 1-2025	% Change
New Listings	198	284	+ 43.4%	198	284	+ 43.4%
Pending Sales	151	121	- 19.9%	151	121	- 19.9%
Closed Sales	111	97	- 12.6%	111	97	- 12.6%
Days on Market Until Sale	47	54	+ 14.9%	47	54	+ 14.9%
Median Sales Price*	\$332,000	\$325,000	- 2.1%	\$332,000	\$325,000	- 2.1%
Average Sales Price*	\$371,841	\$353,951	- 4.8%	\$371,841	\$353,951	- 4.8%
Percent of List Price Received*	98.3%	98.1%	- 0.2%	98.3%	98.1%	- 0.2%
Inventory of Homes for Sale	291	501	+ 72.2%	—	—	—
Months Supply of Inventory	1.9	3.5	+ 84.2%	—	—	—

* 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.



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 February 16, 2025. All data from the multiple listing services in the state of Georgia. Report © 2025 ShowingTime Plus, LLC.