

# Local Market Update – October 2025

A Research Tool Provided by Georgia Association of REALTORS



## Fayette County

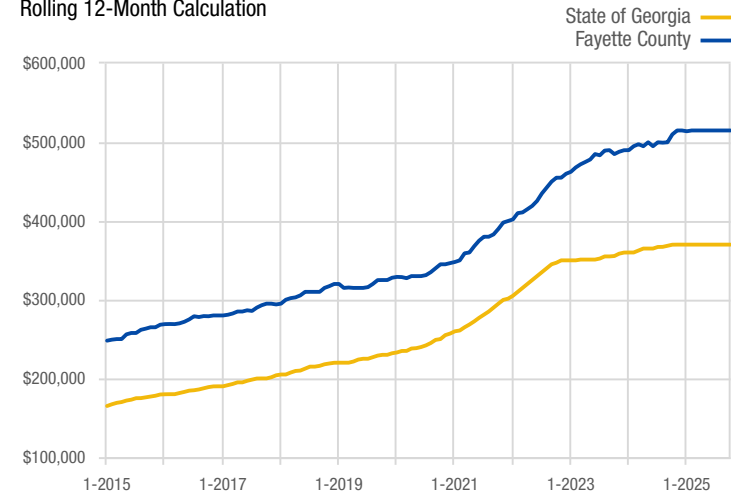
Single Family	October			Year to Date		
Key Metrics	2024	2025	% Change	Thru 10-2024	Thru 10-2025	% Change
New Listings	174	194	+ 11.5%	1,818	2,158	+ 18.7%
Pending Sales	106	106	0.0%	1,143	1,214	+ 6.2%
Closed Sales	102	101	- 1.0%	1,140	1,180	+ 3.5%
Days on Market Until Sale	38	45	+ 18.4%	29	37	+ 27.6%
Median Sales Price*	\$545,000	\$540,000	- 0.9%	\$514,500	\$515,000	+ 0.1%
Average Sales Price*	\$593,043	\$642,387	+ 8.3%	\$583,232	\$605,099	+ 3.7%
Percent of List Price Received*	98.4%	96.9%	- 1.5%	98.6%	97.9%	- 0.7%
Inventory of Homes for Sale	370	436	+ 17.8%	—	—	—
Months Supply of Inventory	3.4	3.8	+ 11.8%	—	—	—

Townhouse/Condo	October			Year to Date		
Key Metrics	2024	2025	% Change	Thru 10-2024	Thru 10-2025	% Change
New Listings	11	16	+ 45.5%	128	167	+ 30.5%
Pending Sales	6	9	+ 50.0%	78	78	0.0%
Closed Sales	11	7	- 36.4%	74	76	+ 2.7%
Days on Market Until Sale	39	48	+ 23.1%	34	51	+ 50.0%
Median Sales Price*	\$363,000	\$263,000	- 27.5%	\$319,950	\$296,000	- 7.5%
Average Sales Price*	\$390,952	\$264,714	- 32.3%	\$368,380	\$353,919	- 3.9%
Percent of List Price Received*	97.3%	96.9%	- 0.4%	98.3%	98.2%	- 0.1%
Inventory of Homes for Sale	34	50	+ 47.1%	—	—	—
Months Supply of Inventory	4.7	7.2	+ 53.2%	—	—	—

\* 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.

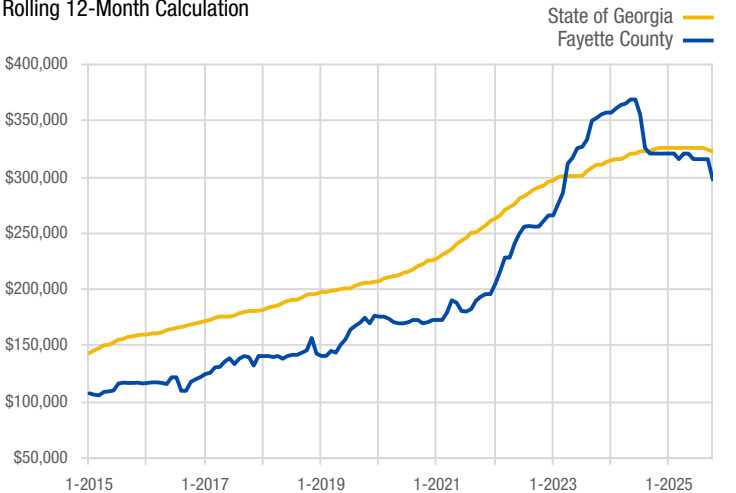
### Median Sales Price - Single Family

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