

Local Market Update – September 2026

A Research Tool Provided by Georgia Association of REALTORS



Gwinnett County

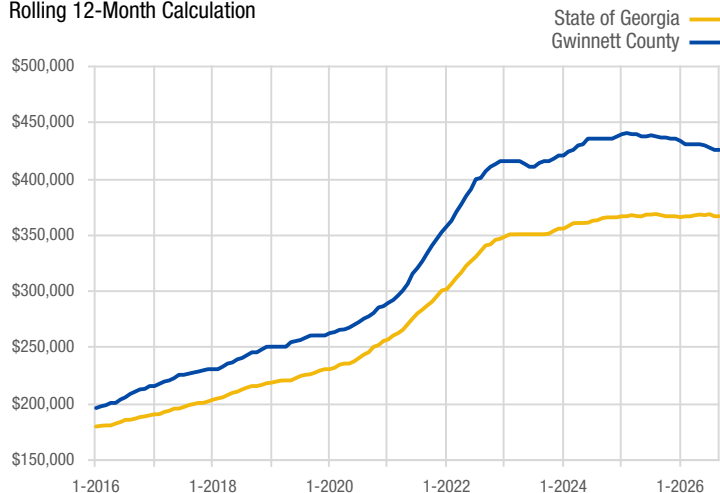
Single Family	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	1,018	1,077	+ 5.8%	10,395	10,627	+ 2.2%
Pending Sales	627	451	- 28.1%	6,191	5,995	- 3.2%
Closed Sales	678	568	- 16.2%	6,076	5,963	- 1.9%
Days on Market Until Sale	43	51	+ 18.6%	41	45	+ 9.8%
Median Sales Price*	\$425,500	\$425,000	- 0.1%	\$439,995	\$430,000	- 2.3%
Average Sales Price*	\$486,338	\$512,273	+ 5.3%	\$503,989	\$500,542	- 0.7%
Percent of List Price Received*	98.0%	97.7%	- 0.3%	98.5%	98.3%	- 0.2%
Inventory of Homes for Sale	2,387	2,813	+ 17.8%	—	—	—
Months Supply of Inventory	3.6	4.5	+ 25.0%	—	—	—

Townhouse/Condo	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	164	201	+ 22.6%	1,979	2,089	+ 5.6%
Pending Sales	104	88	- 15.4%	1,102	1,003	- 9.0%
Closed Sales	114	97	- 14.9%	1,098	1,003	- 8.7%
Days on Market Until Sale	57	60	+ 5.3%	51	57	+ 11.8%
Median Sales Price*	\$357,263	\$339,990	- 4.8%	\$375,000	\$358,000	- 4.5%
Average Sales Price*	\$346,087	\$348,399	+ 0.7%	\$369,609	\$360,977	- 2.3%
Percent of List Price Received*	97.9%	97.6%	- 0.3%	98.6%	97.9%	- 0.7%
Inventory of Homes for Sale	500	607	+ 21.4%	—	—	—
Months Supply of Inventory	4.2	5.7	+ 35.7%	—	—	—

* 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.

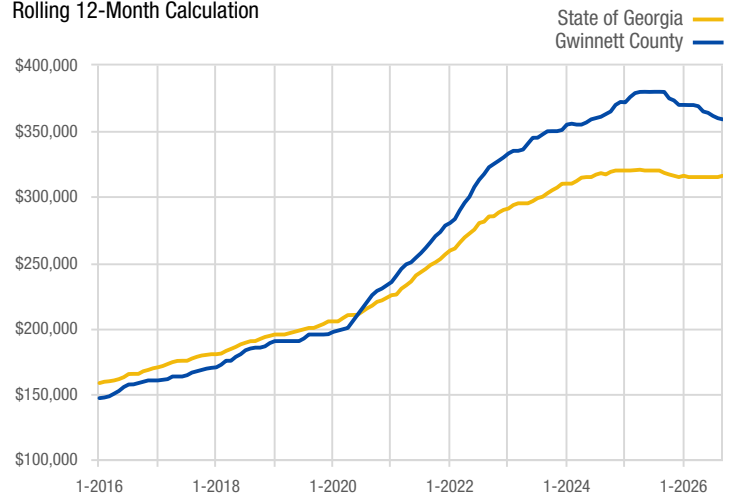
Median Sales Price - Single Family

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.