

# Local Market Update – May 2026

A Research Tool Provided by Georgia Association of REALTORS



## Gwinnett County

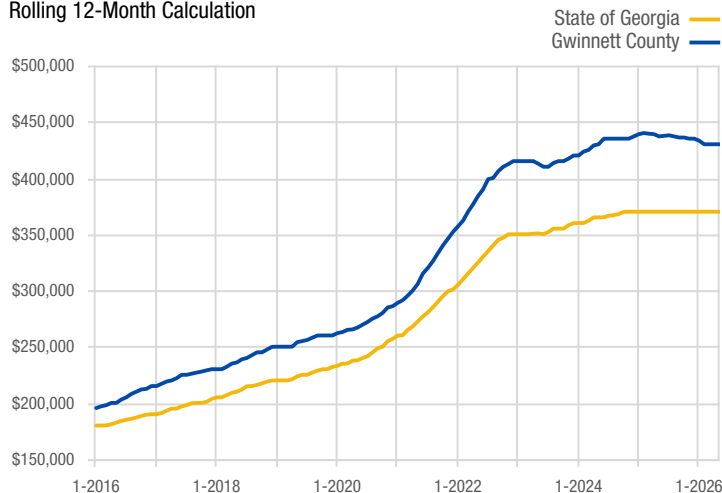
Single Family	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
<b>Key Metrics</b>						
New Listings	1,377	<b>1,288</b>	- 6.5%	5,746	<b>5,835</b>	+ 1.5%
Pending Sales	811	<b>699</b>	- 13.8%	3,465	<b>3,485</b>	+ 0.6%
Closed Sales	768	<b>761</b>	- 0.9%	3,152	<b>3,176</b>	+ 0.8%
Days on Market Until Sale	35	<b>39</b>	+ 11.4%	44	<b>48</b>	+ 9.1%
Median Sales Price*	\$440,000	<b>\$430,750</b>	- 2.1%	\$435,000	<b>\$425,000</b>	- 2.3%
Average Sales Price*	\$501,415	<b>\$493,736</b>	- 1.5%	\$498,955	<b>\$491,237</b>	- 1.5%
Percent of List Price Received*	98.8%	<b>98.5%</b>	- 0.3%	98.6%	<b>98.3%</b>	- 0.3%
Inventory of Homes for Sale	2,294	<b>2,503</b>	+ 9.1%	—	—	—
Months Supply of Inventory	3.4	<b>3.9</b>	+ 14.7%	—	—	—

Townhouse/Condo	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
<b>Key Metrics</b>						
New Listings	259	<b>236</b>	- 8.9%	1,155	<b>1,205</b>	+ 4.3%
Pending Sales	137	<b>128</b>	- 6.6%	639	<b>583</b>	- 8.8%
Closed Sales	138	<b>116</b>	- 15.9%	598	<b>515</b>	- 13.9%
Days on Market Until Sale	47	<b>55</b>	+ 17.0%	51	<b>58</b>	+ 13.7%
Median Sales Price*	\$385,278	<b>\$358,275</b>	- 7.0%	\$380,000	<b>\$364,000</b>	- 4.2%
Average Sales Price*	\$374,351	<b>\$355,097</b>	- 5.1%	\$374,423	<b>\$361,676</b>	- 3.4%
Percent of List Price Received*	98.7%	<b>98.1%</b>	- 0.6%	98.7%	<b>97.6%</b>	- 1.1%
Inventory of Homes for Sale	514	<b>603</b>	+ 17.3%	—	—	—
Months Supply of Inventory	4.4	<b>5.5</b>	+ 25.0%	—	—	—

\* 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.

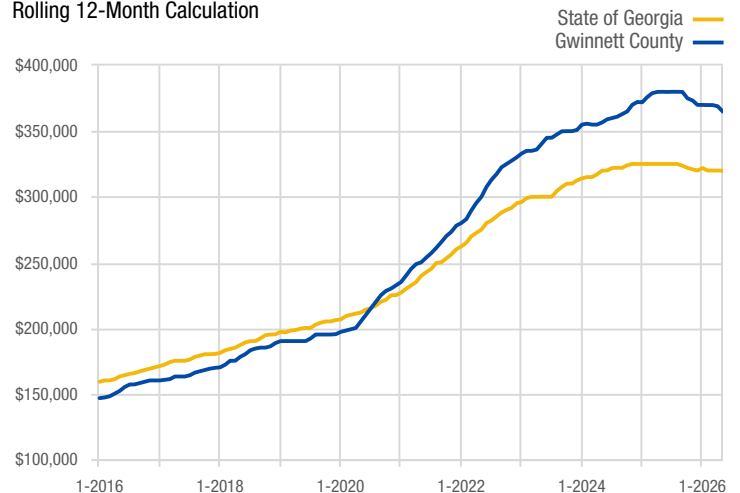
### Median Sales Price - Single Family

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