

Local Market Update – September 2026

A Research Tool Provided by Georgia Association of REALTORS



Savannah

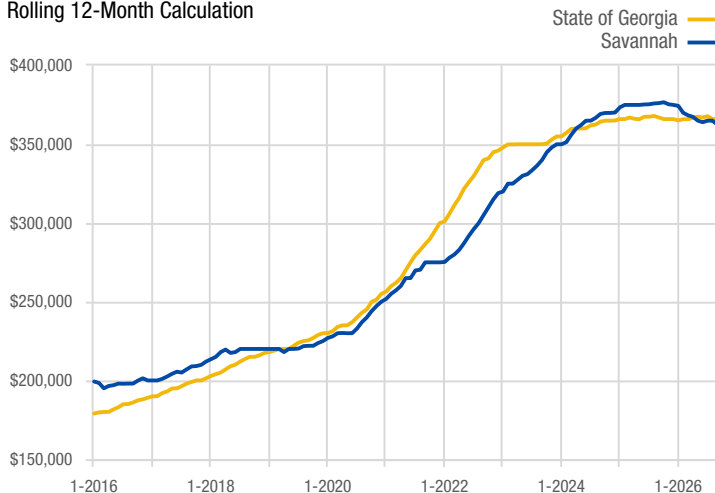
Single Family	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	358	410	+ 14.5%	3,714	3,754	+ 1.1%
Pending Sales	256	221	- 13.7%	2,493	2,394	- 4.0%
Closed Sales	251	240	- 4.4%	2,465	2,344	- 4.9%
Days on Market Until Sale	61	79	+ 29.5%	63	77	+ 22.2%
Median Sales Price*	\$380,000	\$375,000	- 1.3%	\$379,900	\$360,000	- 5.2%
Average Sales Price*	\$539,965	\$475,633	- 11.9%	\$503,626	\$477,010	- 5.3%
Percent of List Price Received*	97.7%	97.6%	- 0.1%	98.0%	97.3%	- 0.7%
Inventory of Homes for Sale	1,142	1,400	+ 22.6%	—	—	—
Months Supply of Inventory	4.2	5.5	+ 31.0%	—	—	—

Townhouse/Condo	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	48	78	+ 62.5%	660	740	+ 12.1%
Pending Sales	33	32	- 3.0%	417	349	- 16.3%
Closed Sales	38	27	- 28.9%	420	343	- 18.3%
Days on Market Until Sale	87	130	+ 49.4%	77	101	+ 31.2%
Median Sales Price*	\$283,200	\$375,000	+ 32.4%	\$295,000	\$290,000	- 1.7%
Average Sales Price*	\$447,538	\$534,565	+ 19.4%	\$479,296	\$439,464	- 8.3%
Percent of List Price Received*	96.9%	97.3%	+ 0.4%	97.4%	96.2%	- 1.2%
Inventory of Homes for Sale	255	361	+ 41.6%	—	—	—
Months Supply of Inventory	5.8	9.7	+ 67.2%	—	—	—

* 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.

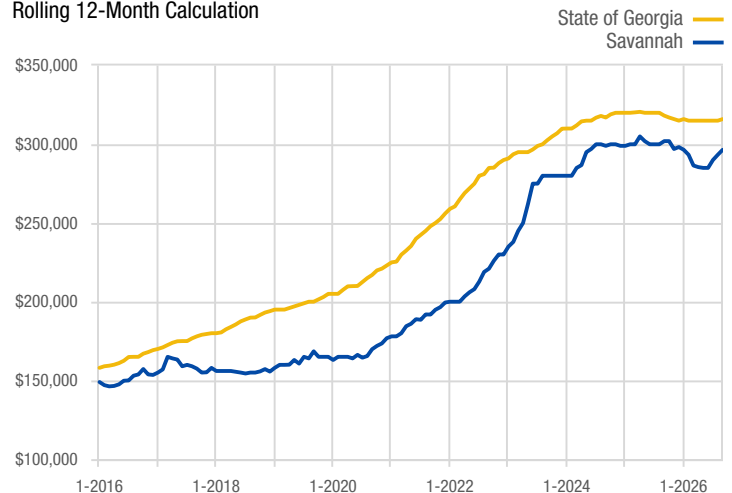
Median Sales Price - Single Family

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