



BROKERS • COLONIAL • DONAHOE

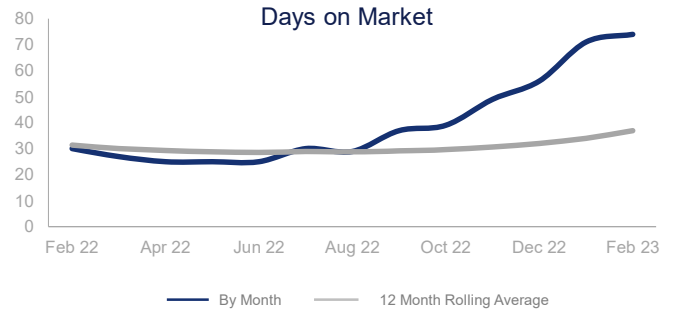
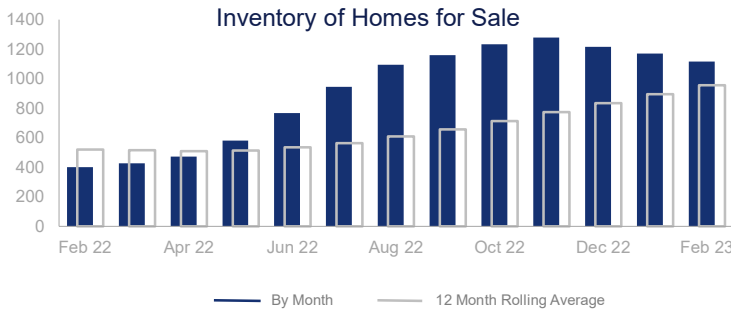
Market Report | February 2023

BELL COUNTY

Highlights:

- Median Sales Price is up 15.7% over a 12 month average and up 2.0% from the same month last year.
- Inventory of Homes for Sale is up 84% over a 12 month average but declining steadily since fall of 2022.
- Days on Market of 74 days is up 18% over a 12 month average and is the highest level seen over the last three years.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-10.2%	31.3%	-4.6%
Same Month Last Year	-9.1%	-22.7%	179.0%



	February 2022	February 2023	+ / -	12 Month Avg	+ / -
New Listings	486	442	-9.1%	600	-7%
Closed Sales	472	365	-22.7%	467	-22%
Median Sales Price	\$249,950	\$255,000	2.0%	\$273,766	16%
Average Sales Price	\$280,307	\$296,116	5.6%	\$304,032	15%
Days on Market	30	74	146.7%	37	18%
Inventory of Homes for Sale	400	1116	179.0%	955	84%
Months Supply of Inventory	0.4	3.1	665.0%	2.2	282%

% Change in Median Price

