



BROKERS • COLONIAL • DONAHOE

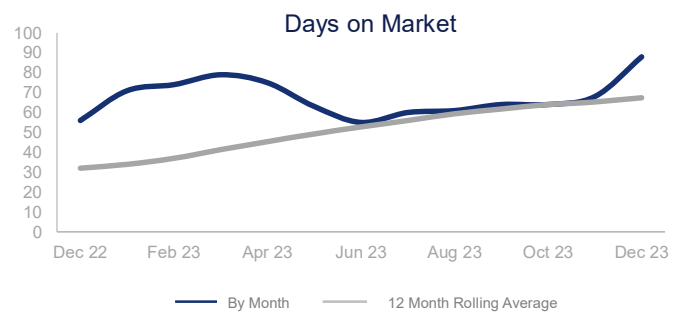
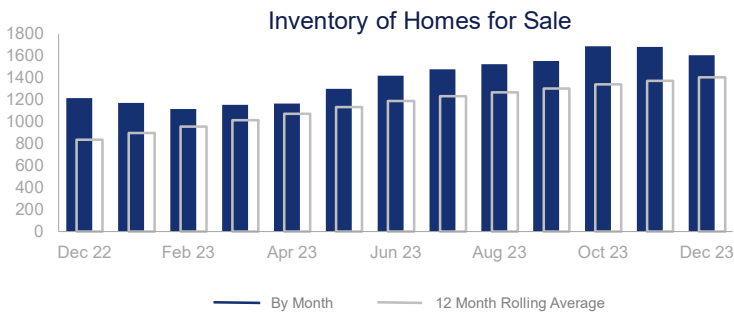
Market Report | December 2023

BELL COUNTY

Highlights:

- Median Sales Price is down 0.1% over a 12 month average and down 1.8% from the same month last year.
- Inventory of Homes for Sale is up 68% over a 12 month average and up 31.9% from the same month last year.
- Closed Sales is down 18% over a 12 month average and down 4.3% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-24.6%	-1.6%	-4.6%
Same Month Last Year	-20.6%	-4.3%	31.9%



	December 2022		December 2023	+ / -	12 Month Avg	+ / -
New Listings	456		362	-20.6%	569	-11%
Closed Sales	323		309	-4.3%	404	-18%
Median Sales Price	\$269,875		\$265,000	-1.8%	\$270,362	0%
Average Sales Price	\$290,240		\$291,066	0.3%	\$311,678	4%
List to Sale Price Ratio	98.0%		96.7%	-1.3%	98.3%	1%
Days on Market	56		88	57.1%	67	110%
Inventory of Homes for Sale	1216		1604	31.9%	1403	68%
Months Supply of Inventory	3.8		5.2	38.0%	3.6	122%

% Change in Median Price

