



BROKERS • COLONIAL • DONAHOE

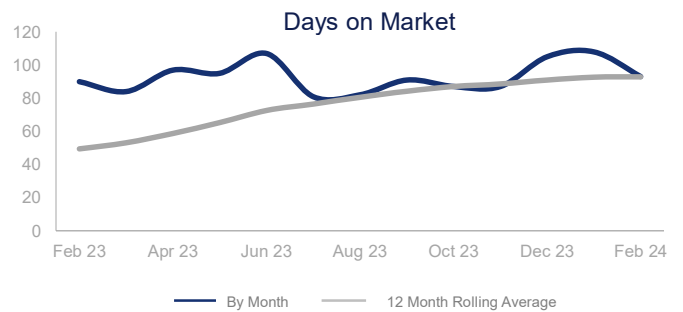
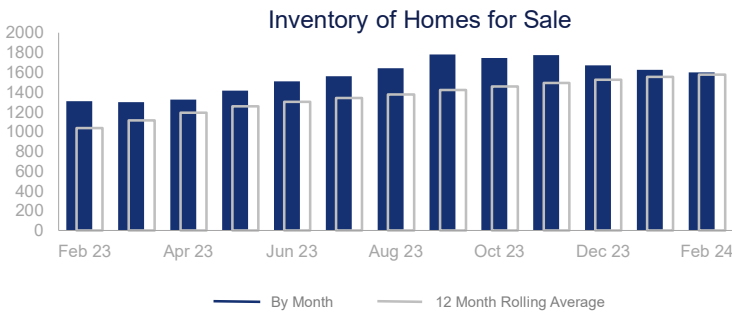
Market Report | February 2024

COMAL COUNTY

Highlights:

- Median Sales Price is down 4.3% over a 12 month rolling average and down 6.8% from the same month last year.
- Inventory of Homes for Sale is up 52.5% over a 12 month rolling average and up 22.5% from the same month last year.
- Closes Sales are down 2.2% over a 12 month rolling average but up 41.7% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-13.4%	30.2%	-1.4%
Same Month Last Year	40.9%	41.7%	22.5%



	February 2023		February 2024	+ / -	12 Month Avg	+ / -
New Listings	230		324	40.9%	322	22.7%
Closed Sales	228		323	41.7%	319	-2.2%
Median Sales Price	\$401,229		\$373,974	-6.8%	\$419,292	-4.3%
Average Sales Price	\$463,368		\$437,024	-5.7%	\$496,847	-4.7%
Days on Market	90		93	3.3%	93	87.6%
Inventory of Homes for Sale	1307		1601	22.5%	1577	52.5%
Months Supply of Inventory	4.0		5.1	27.5%	5.1	69.1%

% Change in Median Price

