



BROKERS • COLONIAL • DONAHOE

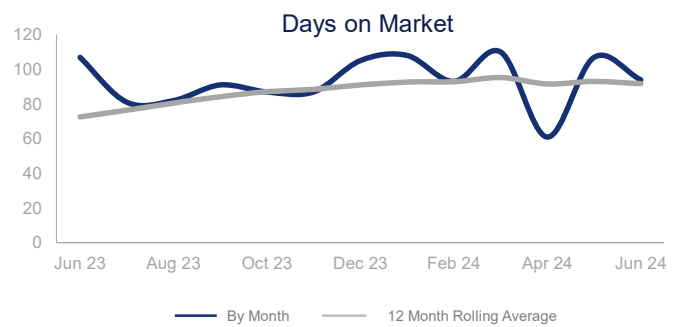
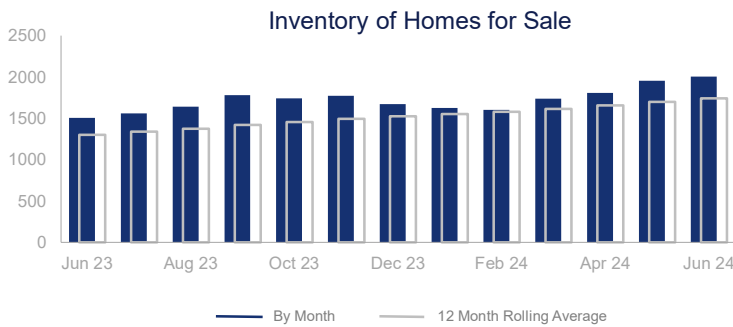
Market Report | June 2024

COMAL COUNTY

Highlights:

- Median Sales Price is down 7.4% over a 12 month rolling average and prices have slowly declined the first half of 2024.
- Inventory of Homes for Sale is up 33.8% over a 12 month rolling average and up 33.0% from the same month last year.
- Closed Sales are up 6.9% over a 12 month rolling average and up 11.9% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	4.0%	-6.5%	2.6%
Same Month Last Year	32.1%	11.9%	33.0%



	June 2023		June 2024	+ / -	12 Month Avg	+ / -
New Listings	336		444	32.1%	366	41.6%
Closed Sales	362		405	11.9%	335	6.9%
Median Sales Price	\$440,966		\$396,999	-10.0%	\$404,309	-7.4%
Average Sales Price	\$538,719		\$469,531	-12.8%	\$479,852	-6.7%
Days on Market	107		94	-12.1%	92	26.5%
Inventory of Homes for Sale	1507		2005	33.0%	1740	33.8%
Months Supply of Inventory	4.8		6.1	27.7%	5.6	42.2%

% Change in Median Price

