



BROKERS • COLONIAL • DONAHOE

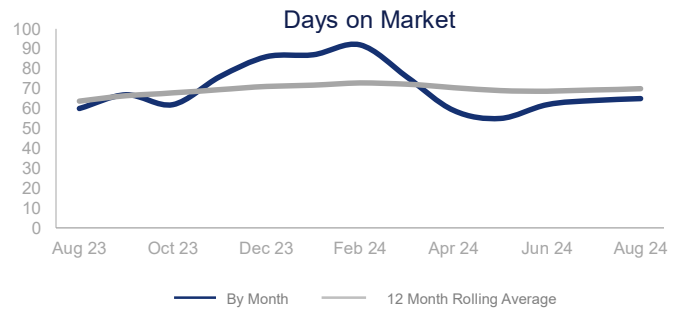
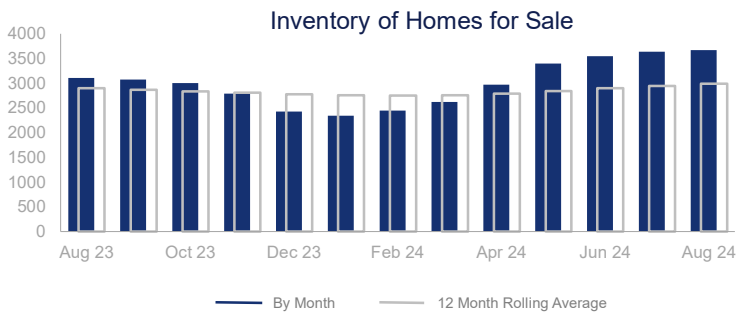
Market Report | August 2024

WILLIAMSON COUNTY

Highlights:

- Median Sales Price is down 2.9% over a 12 month rolling average and down 3.5% from the same month last year.
- Inventory of Homes for Sale is up 3.1% over a 12 month rolling average and up 18.2% from the same month last year.
- Closed Sales is down 1.5% over a 12 month rolling average and down 11.1% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	0.6%	-9.2%	0.9%
Same Month Last Year	1.3%	-11.1%	18.2%



	August 2023		August 2024	+ / -	12 Month Avg	+ / -
New Listings	1254		1270	1.3%	1169	6.4%
Closed Sales	958		852	-11.1%	838	-1.5%
Median Sales Price	\$443,900		\$428,500	-3.5%	\$429,487	-2.9%
Average Sales Price	\$511,029		\$493,663	-3.4%	\$485,276	-3.5%
List to Sale Price Ratio	94.8%		93.7%	-1.1%	94.5%	-6.8%
Days on Market	60		65	8.3%	70	9.6%
Inventory of Homes for Sale	3102		3667	18.2%	2992	3.1%
Months Supply of Inventory	3.2		4.3	34.4%	3.6	1.2%

% Change in Median Price

