



BROKERS • COLONIAL • DONAHOE

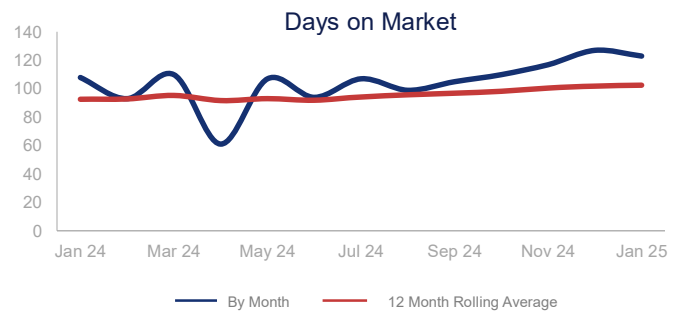
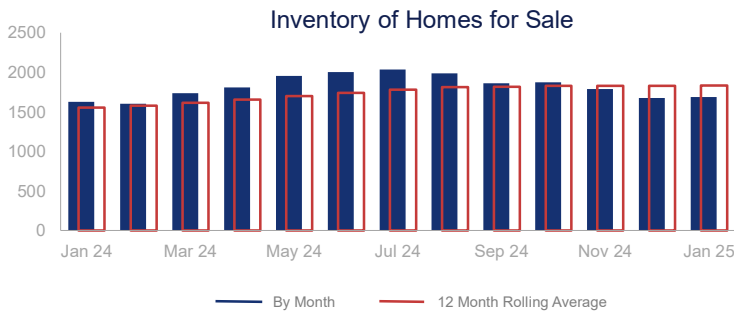
Market Report | January 2025

COMAL COUNTY

Highlights:

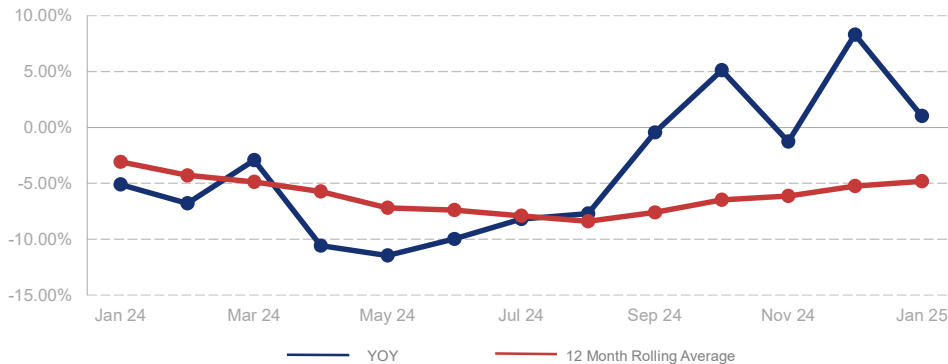
- Median Sales Price is down 4.8% over a 12 month rolling average but up 1.0% from the same month last year.
- Inventory of Homes for Sale is up 18.1% over a 12 month rolling average and up 4.0% from the same month last year.
- Days on Market is up 10.7% over a 12 month rolling average and up 13.9% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	46.5%	-26.5%	1.0%
Same Month Last Year	-15.8%	-19.4%	4.0%



	January 2024		January 2025	+ / -	12 Month Avg	+ / -
New Listings	374		315	-15.8%	360	14.8%
Closed Sales	248		200	-19.4%	335	7.8%
Median Sales Price	\$390,000		\$394,000	1.0%	\$401,756	-4.8%
Average Sales Price	\$468,648		\$480,816	2.6%	\$476,137	-4.8%
Days on Market	108		123	13.9%	103	10.7%
Inventory of Homes for Sale	1623		1688	4.0%	1834	18.1%
Months Supply of Inventory	5.3		5.2	-1.5%	5.6	12.3%

% Change in Median Price



The source of the data for this report is the MLS, Local Association of Realtors and Construction Monitor.