



BROKERS • COLONIAL • DONAHOE

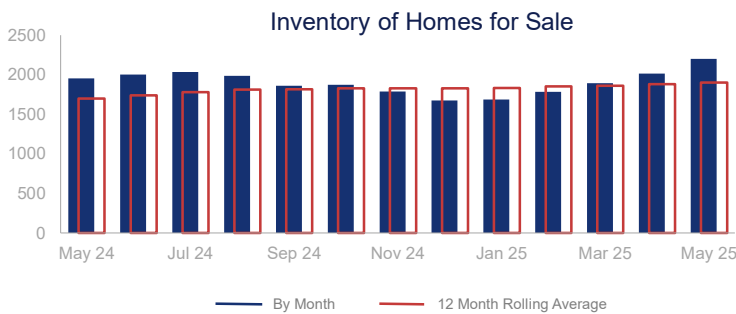
## Market Report | May 2025

### COMAL COUNTY

#### Highlights:

- Median Sales Price is up 0.7% over a 12 month rolling average and up 7.6% from the same month last year.
- Inventory of Homes for Sale is up 11.8% over a 12 month rolling average and up 12.5% from the same month last year.
- Closed Sales are down 6.5% over a 12 month rolling average and down 19.4% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	2.2%	10.8%	9.2%
Same Month Last Year	33.0%	-19.4%	12.5%



	May 2024		May 2025	+ / -	12 Month Avg	+ / -
New Listings	427		568	33.0%	390	9.0%
Pending Sales	346		278	-19.7%	280	1.6%
Closed Sales	433		349	-19.4%	310	-6.5%
Median Sales Price	\$390,000		\$419,495	7.6%	\$411,359	0.7%
Average Sales Price	\$451,668		\$505,121	11.8%	\$496,343	2.1%
List to Sale Price Ratio	97.8%		97.1%	-0.7%	97.6%	-2.6%
Days on Market	107		83	-22.4%	106	14.3%
Inventory of Homes for Sale	1954		2199	12.5%	1900	11.8%
Months Supply of Inventory	4.5		6.3	40.0%	6.3	20.4%

#### % Change in Median Price

