



BROKERS • COLONIAL • DONAHOE

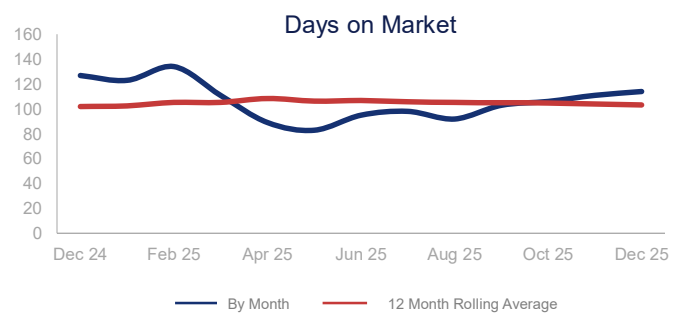
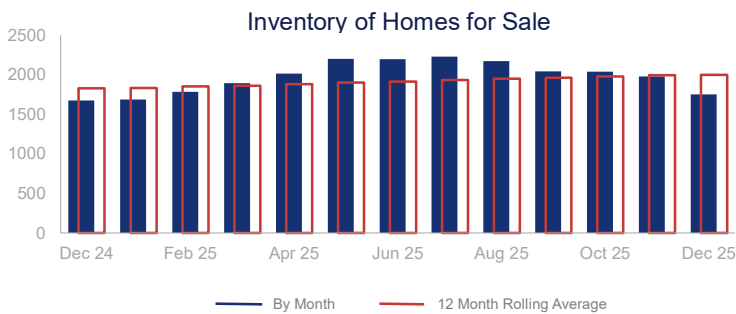
## Market Report | December 2025

### COMAL COUNTY

#### Highlights:

- Median Sales Price is up 6.6% over a 12 month rolling average but down 5.0% from the same month last year.
- Inventory of Homes for Sale is up 9.3% over a 12 month rolling average and up 4.7% from the same month last year.
- List to Sales Price is down 2.5% over a 12 month rolling average and down 2.5% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-25.8%	32.6%	-11.6%
Same Month Last Year	11.2%	12.1%	4.7%



	December 2024		December 2025	+ / -	12 Month Avg	+ / -
New Listings	215		239	11.2%	427	17.0%
Pending Sales	176		178	1.1%	259	-10.9%
Closed Sales	272		305	12.1%	293	-13.4%
Median Sales Price	\$449,494		\$426,800	-5.0%	\$427,755	6.6%
Average Sales Price	\$534,092		\$511,805	-4.2%	\$513,615	8.0%
List to Sale Price Ratio	97.6%		95.2%	-2.5%	96.7%	-2.5%
Days on Market	127		114	-10.2%	103	1.3%
Inventory of Homes for Sale	1671		1749	4.7%	1998	9.3%
Months Supply of Inventory	6.1		5.7	-6.6%	6.9	25.0%

#### % Change in Median Price

