

Local Market Updates

A RESEARCH TOOL PROVIDED BY THE
NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



December 2021

Anderson County
Bosque County
Brown County
Callahan County
Clay County
Coleman County
Collin County
Comanche County
Cooke County
Dallas County
Delta County
Denton County
Eastland County
Ellis County
Erath County
Fannin County
Franklin County
Freestone County
Grayson County
Hamilton County
Harrison County
Henderson County
Hill County
Hood County
Hopkins County
Hunt County

Jack County
Johnson County
Jones County
Kaufman County
Lamar County
Limestone County
Montague County
Navarro County
Nolan County
Palo Pinto County
Parker County
Rains County
Rockwall County
Shackelford County
Smith County
Somervell County
Stephens County
Stonewall County
Tarrant County
Taylor County
Upshur County
Van Zandt County
Wise County
Wood County
Young County

Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 40.0%

- 42.9%

+ 5.8%

Change in
New Listings

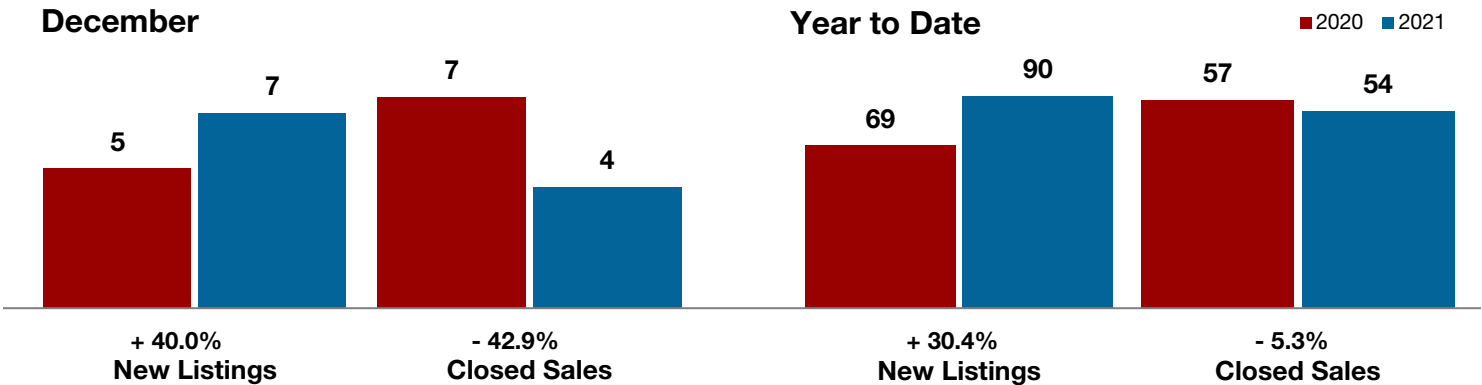
Change in
Closed Sales

Change in
Median Sales Price

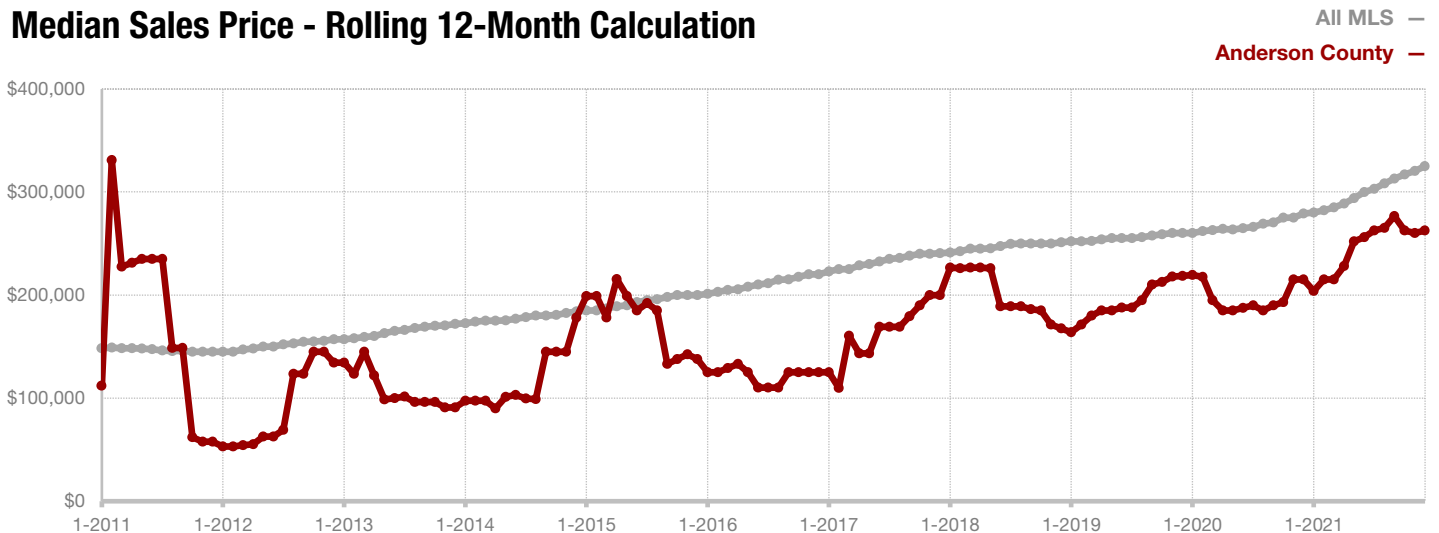
Anderson County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	5	7	+ 40.0%	69	90	+ 30.4%
Pending Sales	3	5	+ 66.7%	54	59	+ 9.3%
Closed Sales	7	4	- 42.9%	57	54	- 5.3%
Average Sales Price*	\$264,900	\$229,315	- 13.4%	\$281,411	\$281,474	+ 0.0%
Median Sales Price*	\$215,000	\$227,500	+ 5.8%	\$215,000	\$262,500	+ 22.1%
Percent of Original List Price Received*	92.8%	92.2%	- 0.6%	93.6%	95.2%	+ 1.7%
Days on Market Until Sale	54	43	- 20.4%	88	52	- 40.9%
Inventory of Homes for Sale	20	17	- 15.0%	--	--	--
Months Supply of Inventory	4.4	3.5	- 20.5%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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Bosque County

0.0%

Change in
New Listings

+ 9.1%

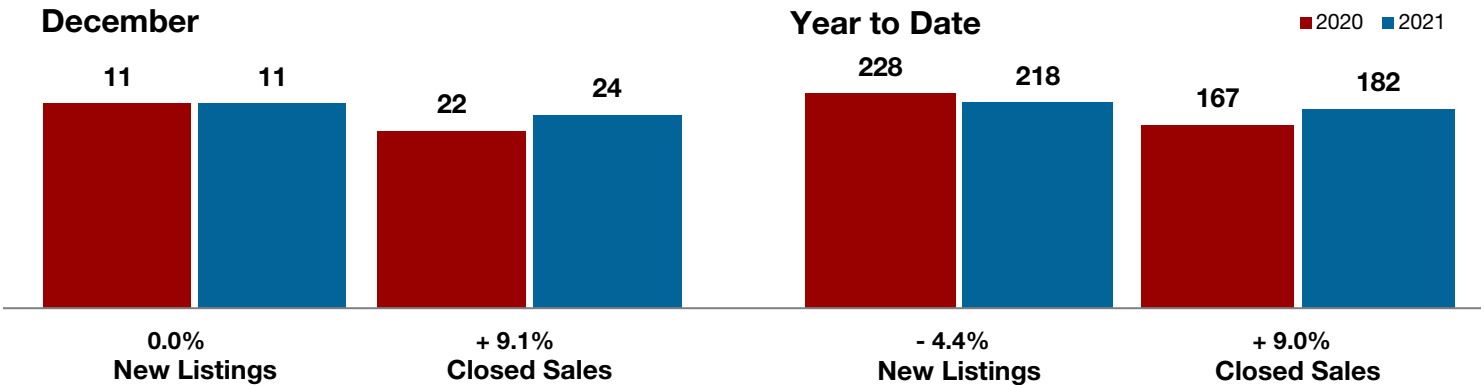
Change in
Closed Sales

+ 7.2%

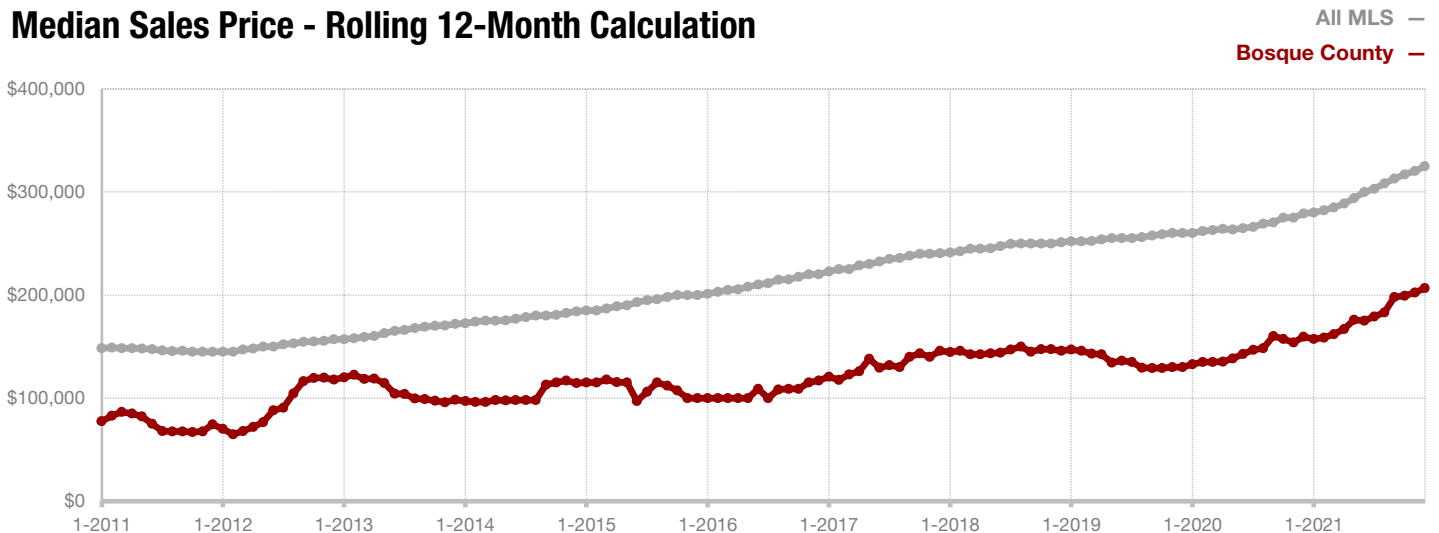
Change in
Median Sales Price

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	11	11	0.0%	228	218	- 4.4%
Pending Sales	11	8	- 27.3%	171	183	+ 7.0%
Closed Sales	22	24	+ 9.1%	167	182	+ 9.0%
Average Sales Price*	\$390,533	\$329,352	- 15.7%	\$270,680	\$547,131	+ 102.1%
Median Sales Price*	\$195,000	\$209,000	+ 7.2%	\$159,500	\$206,850	+ 29.7%
Percent of Original List Price Received*	90.6%	91.2%	+ 0.7%	90.9%	91.8%	+ 1.0%
Days on Market Until Sale	78	39	- 50.0%	96	66	- 31.3%
Inventory of Homes for Sale	63	40	- 36.5%	--	--	--
Months Supply of Inventory	4.4	2.6	- 40.9%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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+ 23.3%

+ 42.9%

- 8.0%

Change in
New Listings

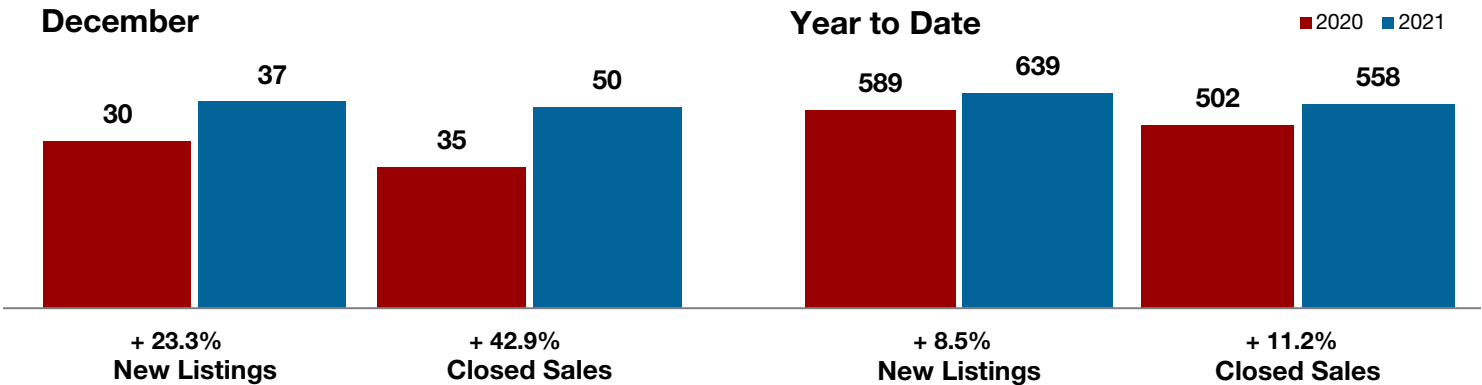
Change in
Closed Sales

Change in
Median Sales Price

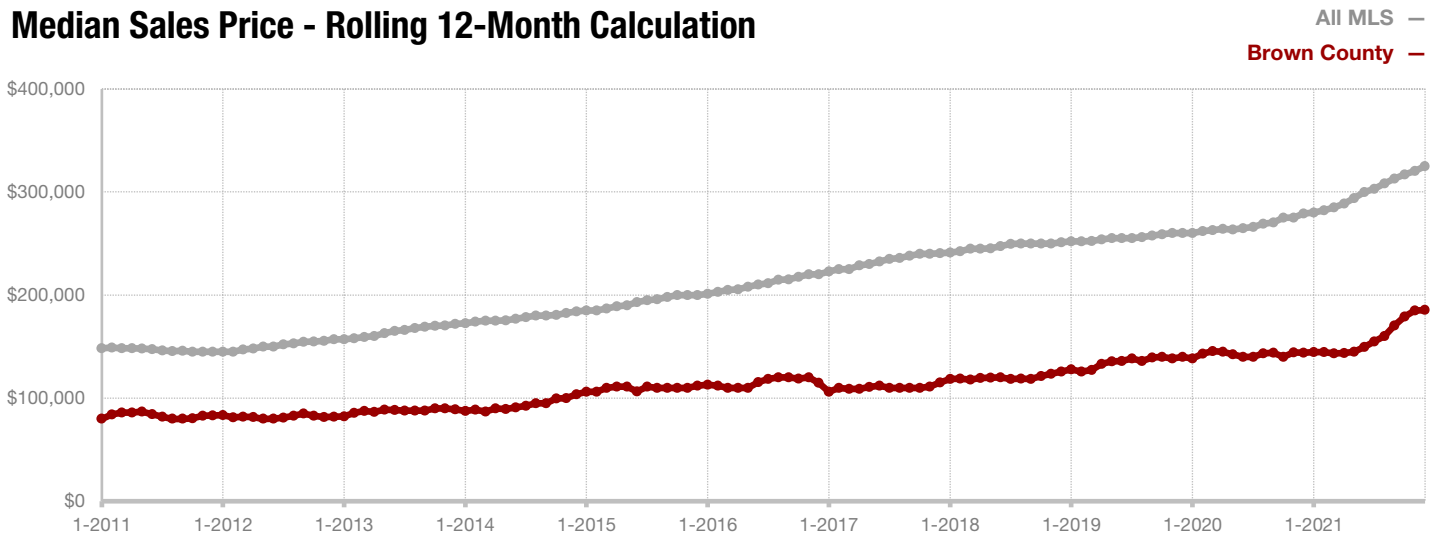
Brown County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	30	37	+ 23.3%	589	639	+ 8.5%
Pending Sales	41	21	- 48.8%	529	536	+ 1.3%
Closed Sales	35	50	+ 42.9%	502	558	+ 11.2%
Average Sales Price*	\$467,387	\$264,816	- 43.3%	\$203,630	\$248,872	+ 22.2%
Median Sales Price*	\$215,000	\$197,750	- 8.0%	\$144,000	\$185,500	+ 28.8%
Percent of Original List Price Received*	94.7%	95.0%	+ 0.3%	93.6%	95.5%	+ 2.0%
Days on Market Until Sale	73	47	- 35.6%	74	50	- 32.4%
Inventory of Homes for Sale	113	100	- 11.5%	--	--	--
Months Supply of Inventory	2.6	2.2	- 15.4%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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- 20.0%

+ 58.3%

+ 27.5%

Change in
New Listings

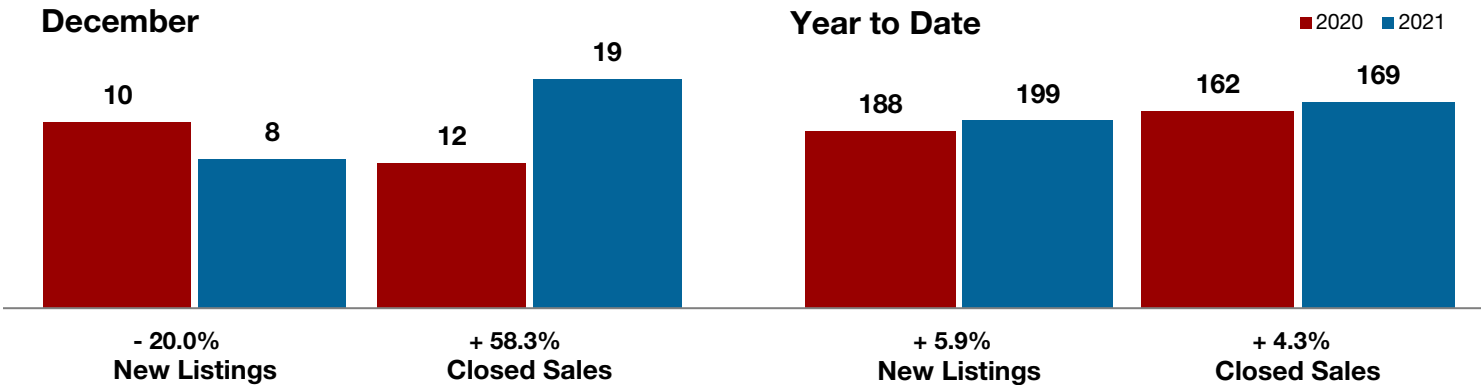
Change in
Closed Sales

Change in
Median Sales Price

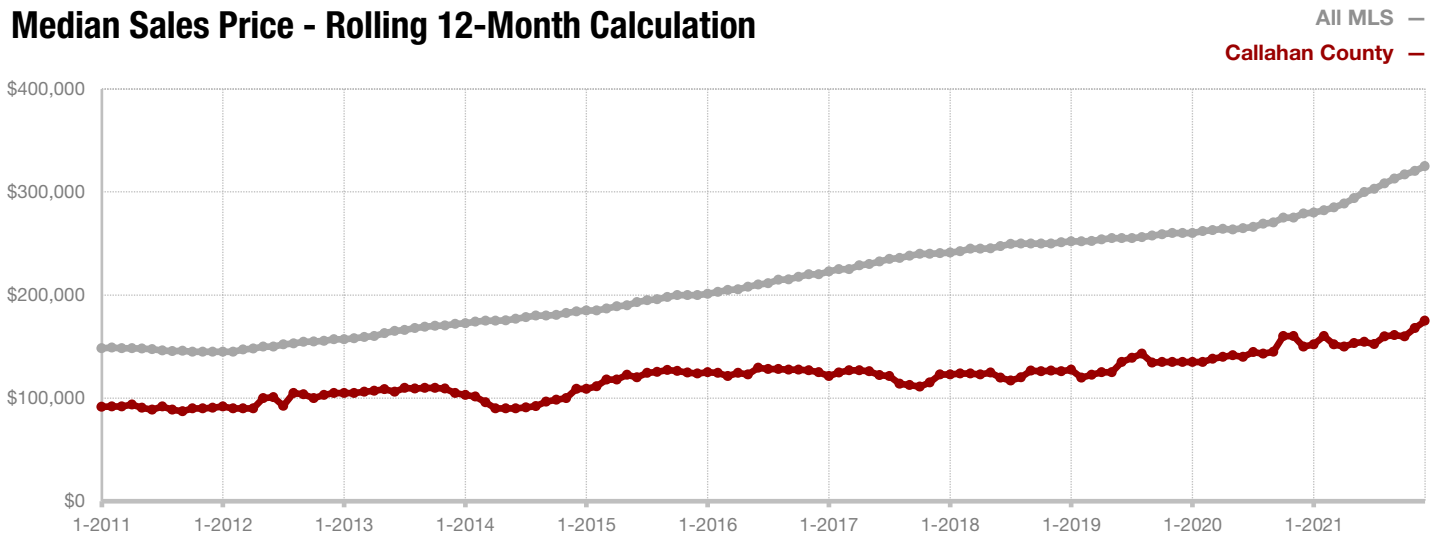
Callahan County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	10	8	- 20.0%	188	199	+ 5.9%
Pending Sales	10	7	- 30.0%	165	168	+ 1.8%
Closed Sales	12	19	+ 58.3%	162	169	+ 4.3%
Average Sales Price*	\$145,769	\$277,089	+ 90.1%	\$179,896	\$230,712	+ 28.2%
Median Sales Price*	\$142,750	\$182,000	+ 27.5%	\$150,000	\$175,000	+ 16.7%
Percent of Original List Price Received*	94.2%	93.5%	- 0.7%	93.9%	96.2%	+ 2.4%
Days on Market Until Sale	70	51	- 27.1%	55	42	- 23.6%
Inventory of Homes for Sale	26	22	- 15.4%	--	--	--
Months Supply of Inventory	1.9	1.6	- 15.8%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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-- **0.0%** **+ 1566.7%**

Change in
New Listings

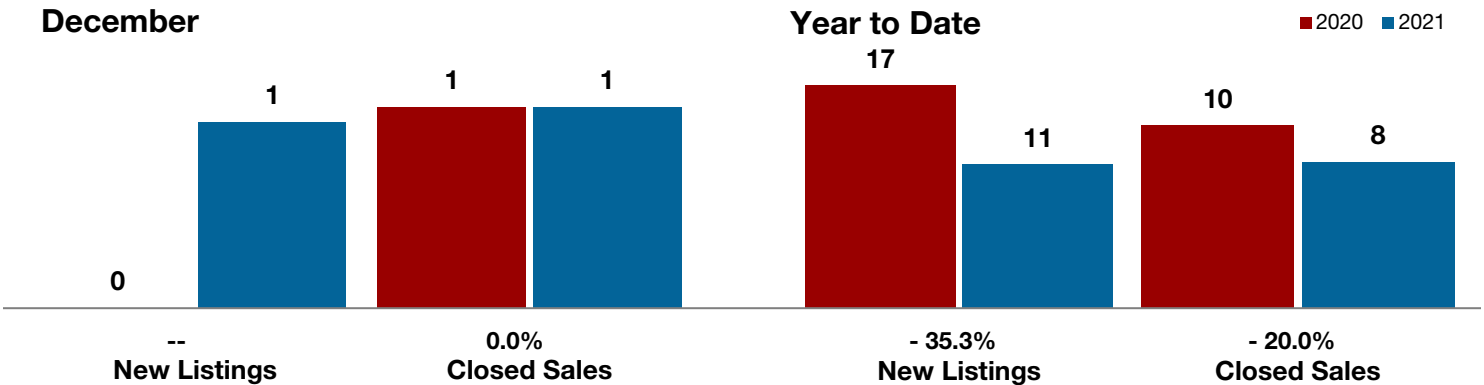
Change in
Closed Sales

Change in
Median Sales Price

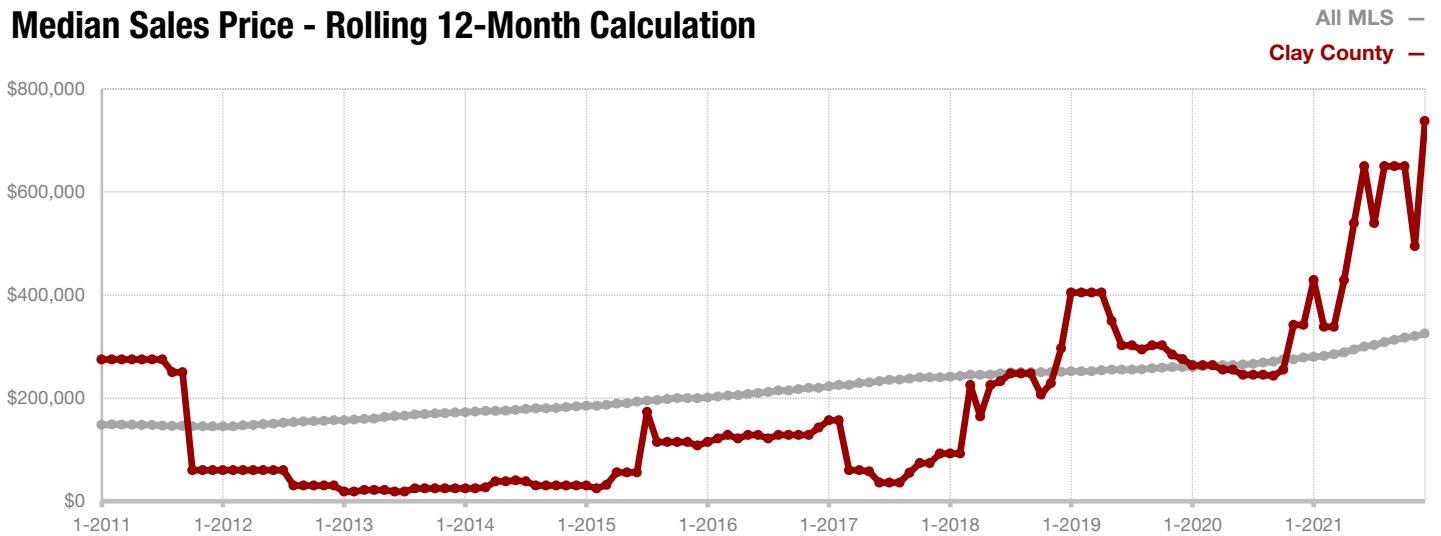
Clay County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	0	1	--	17	11	- 35.3%
Pending Sales	0	2	--	7	9	+ 28.6%
Closed Sales	1	1	0.0%	10	8	- 20.0%
Average Sales Price*	\$90,000	\$1,500,000	+ 1566.7%	\$504,465	\$710,875	+ 40.9%
Median Sales Price*	\$90,000	\$1,500,000	+ 1566.7%	\$342,125	\$737,500	+ 115.6%
Percent of Original List Price Received*	100.1%	85.7%	- 14.4%	102.8%	89.8%	- 12.6%
Days on Market Until Sale	195	197	+ 1.0%	113	98	- 13.3%
Inventory of Homes for Sale	9	4	- 55.6%	--	--	--
Months Supply of Inventory	6.4	2.7	- 57.8%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



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+ 40.0%

- 50.0%

+ 66.1%

Change in
New Listings

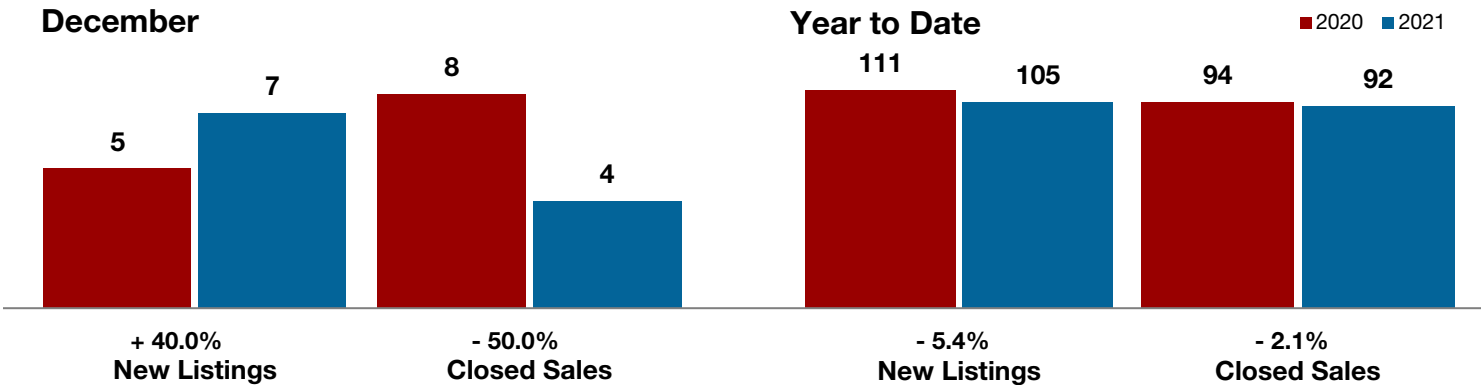
Change in
Closed Sales

Change in
Median Sales Price

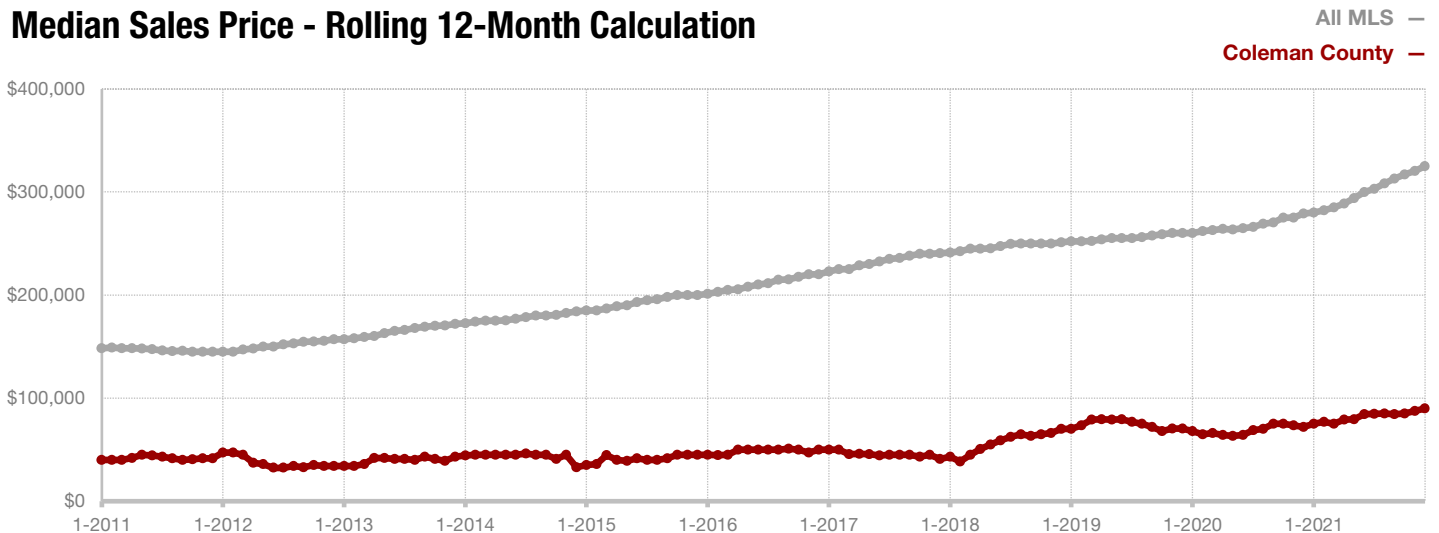
Coleman County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	5	7	+ 40.0%	111	105	- 5.4%
Pending Sales	6	7	+ 16.7%	94	96	+ 2.1%
Closed Sales	8	4	- 50.0%	94	92	- 2.1%
Average Sales Price*	\$135,013	\$187,000	+ 38.5%	\$150,690	\$227,014	+ 50.6%
Median Sales Price*	\$63,500	\$105,500	+ 66.1%	\$72,000	\$90,000	+ 25.0%
Percent of Original List Price Received*	88.6%	77.1%	- 13.0%	86.8%	90.1%	+ 3.8%
Days on Market Until Sale	113	52	- 54.0%	129	84	- 34.9%
Inventory of Homes for Sale	38	24	- 36.8%	--	--	--
Months Supply of Inventory	4.9	3.0	- 38.8%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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- 9.7%

- 16.3%

+ 26.3%

Change in
New Listings

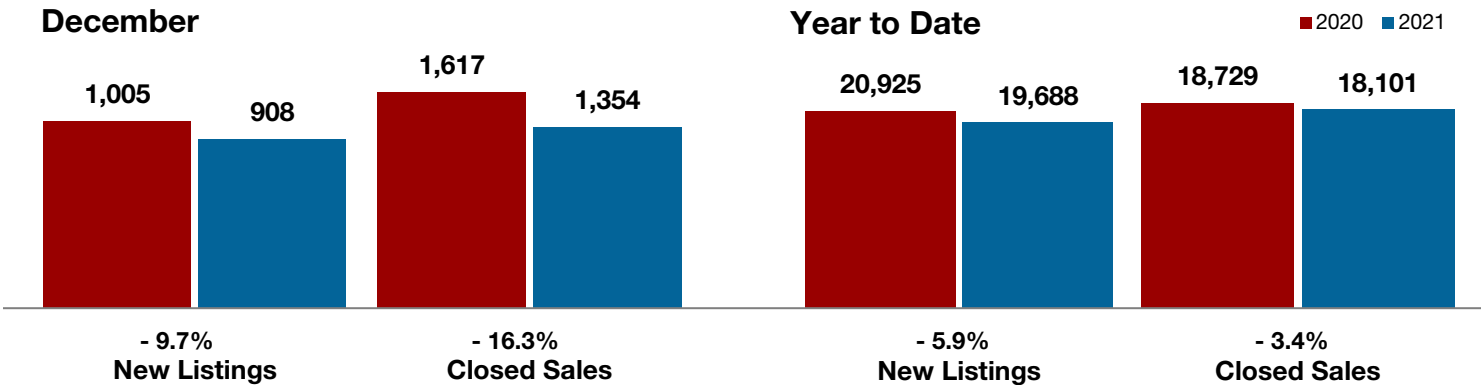
Change in
Closed Sales

Change in
Median Sales Price

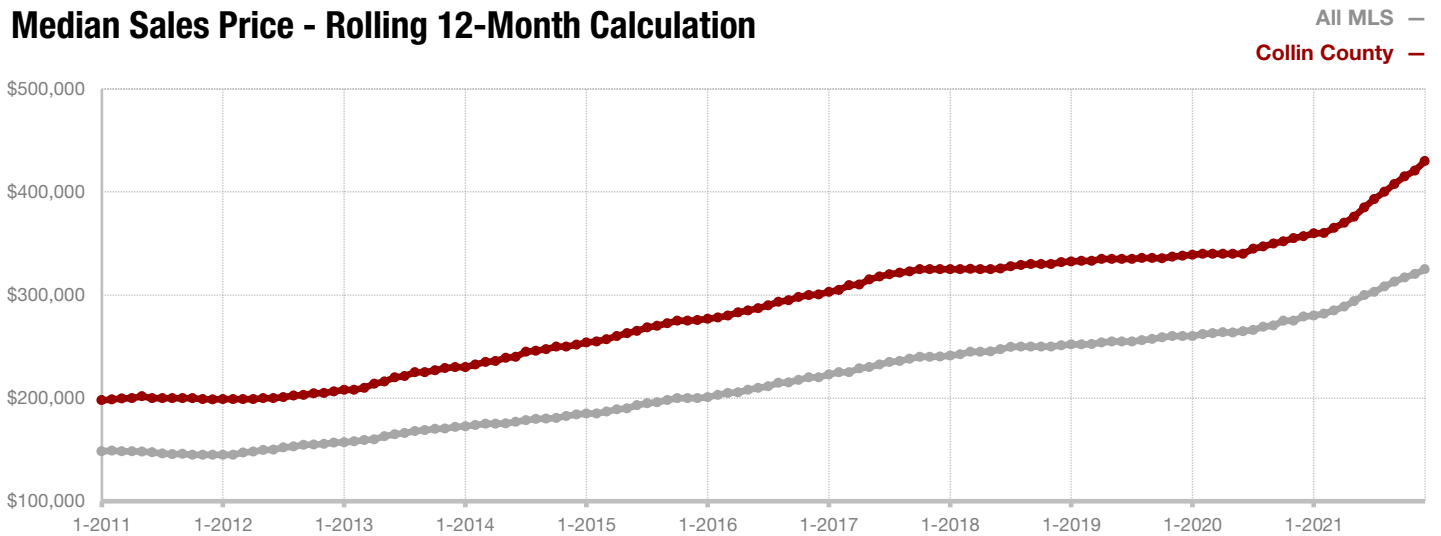
Collin County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1,005	908	- 9.7%	20,925	19,688	- 5.9%
Pending Sales	1,173	1,109	- 5.5%	19,144	18,280	- 4.5%
Closed Sales	1,617	1,354	- 16.3%	18,729	18,101	- 3.4%
Average Sales Price*	\$419,905	\$519,181	+ 23.6%	\$402,266	\$494,712	+ 23.0%
Median Sales Price*	\$365,000	\$461,000	+ 26.3%	\$357,000	\$430,000	+ 20.4%
Percent of Original List Price Received*	98.6%	102.6%	+ 4.1%	97.3%	103.4%	+ 6.3%
Days on Market Until Sale	37	23	- 37.8%	47	20	- 57.4%
Inventory of Homes for Sale	1,359	794	- 41.6%	--	--	--
Months Supply of Inventory	0.9	0.5	- 44.4%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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- 23.1%

+ 8.3%

+ 17.6%

Change in
New Listings

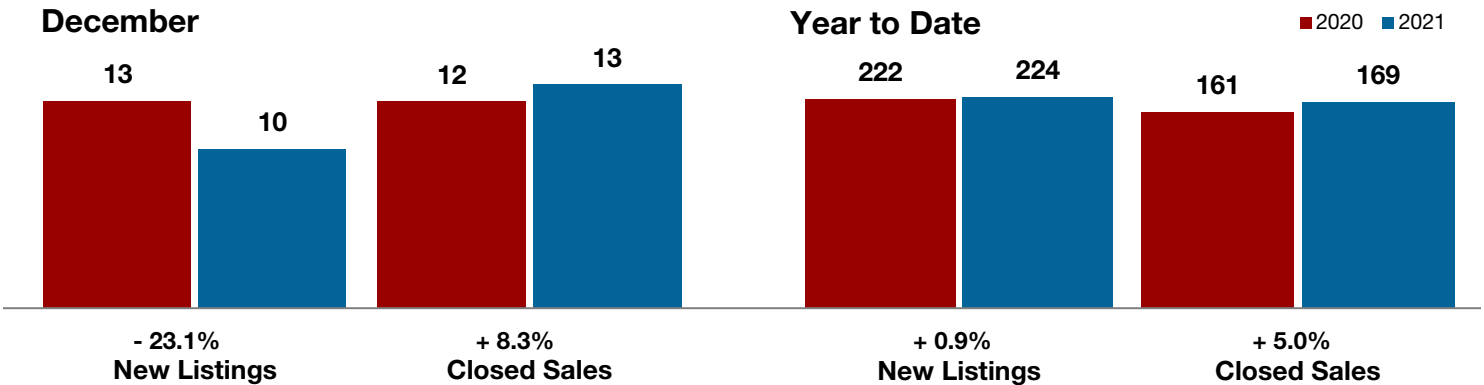
Change in
Closed Sales

Change in
Median Sales Price

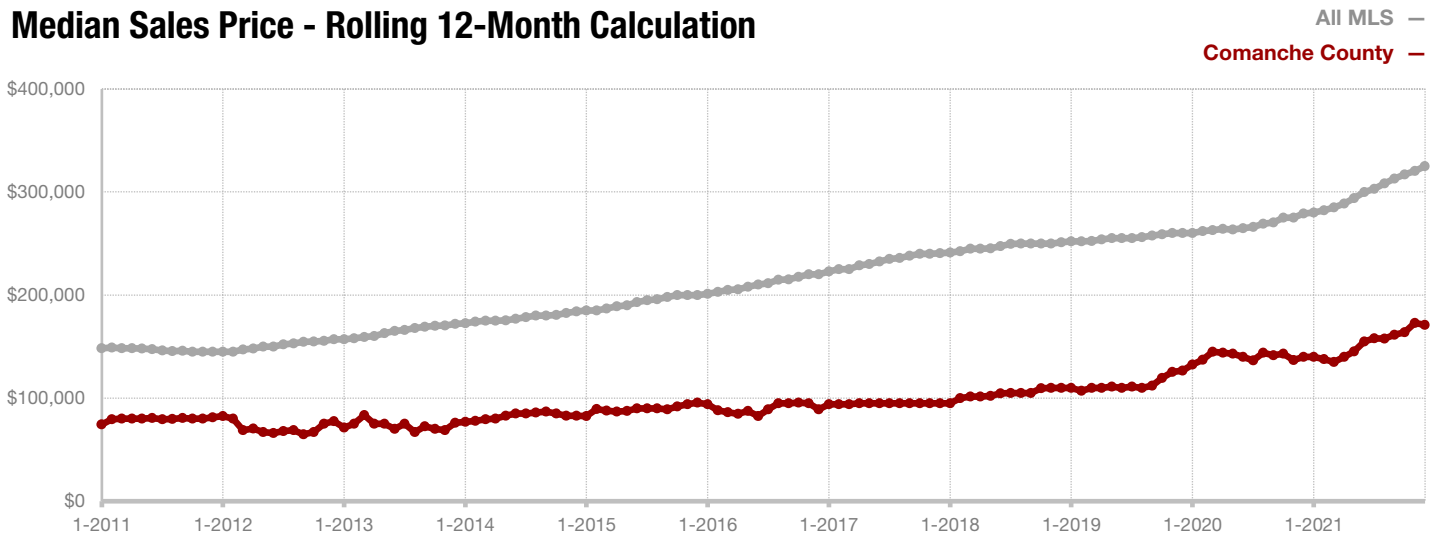
Comanche County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	13	10	- 23.1%	222	224	+ 0.9%
Pending Sales	15	14	- 6.7%	175	161	- 8.0%
Closed Sales	12	13	+ 8.3%	161	169	+ 5.0%
Average Sales Price*	\$402,554	\$268,192	- 33.4%	\$229,182	\$270,762	+ 18.1%
Median Sales Price*	\$187,000	\$220,000	+ 17.6%	\$140,000	\$171,000	+ 22.1%
Percent of Original List Price Received*	94.0%	84.4%	- 10.2%	89.7%	92.1%	+ 2.7%
Days on Market Until Sale	42	57	+ 35.7%	97	62	- 36.1%
Inventory of Homes for Sale	53	40	- 24.5%	--	--	--
Months Supply of Inventory	3.6	3.0	- 16.7%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 18.5%

- 11.4%

- 12.0%

Change in
New Listings

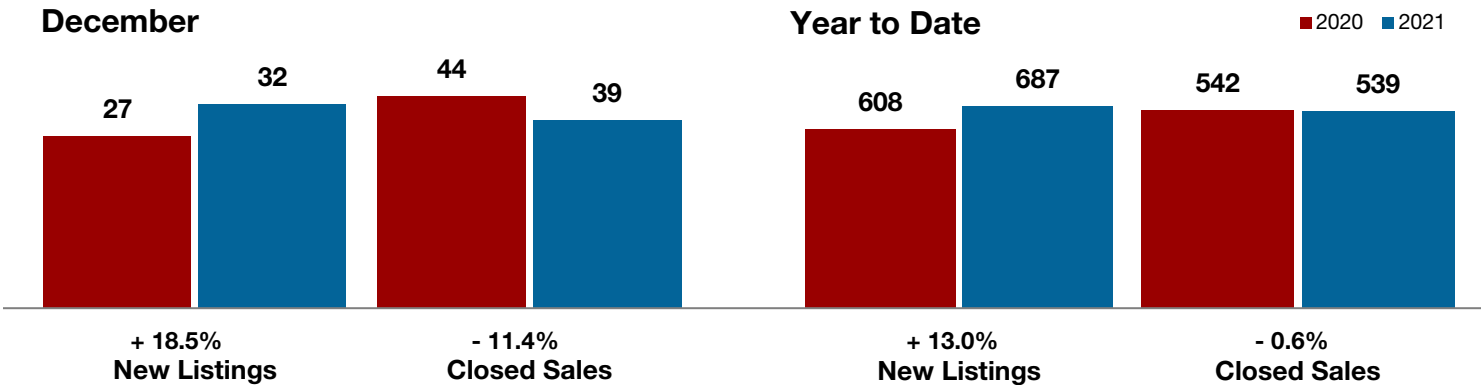
Change in
Closed Sales

Change in
Median Sales Price

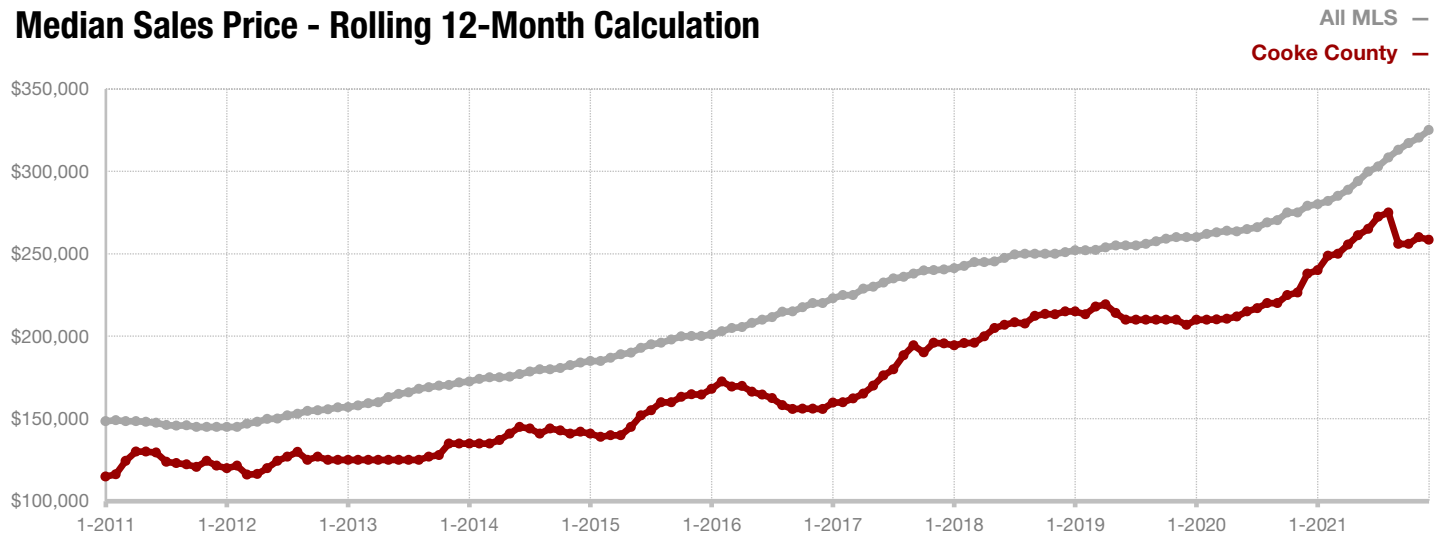
Cooke County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	27	32	+ 18.5%	608	687	+ 13.0%
Pending Sales	32	41	+ 28.1%	548	563	+ 2.7%
Closed Sales	44	39	- 11.4%	542	539	- 0.6%
Average Sales Price*	\$346,854	\$362,862	+ 4.6%	\$305,086	\$380,408	+ 24.7%
Median Sales Price*	\$312,500	\$275,000	- 12.0%	\$238,000	\$258,450	+ 8.6%
Percent of Original List Price Received*	96.4%	99.3%	+ 3.0%	95.1%	98.0%	+ 3.0%
Days on Market Until Sale	74	38	- 48.6%	73	41	- 43.8%
Inventory of Homes for Sale	78	64	- 17.9%	--	--	--
Months Supply of Inventory	1.7	1.4	- 17.6%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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- 11.8%

- 7.8%

+ 12.6%

Change in
New Listings

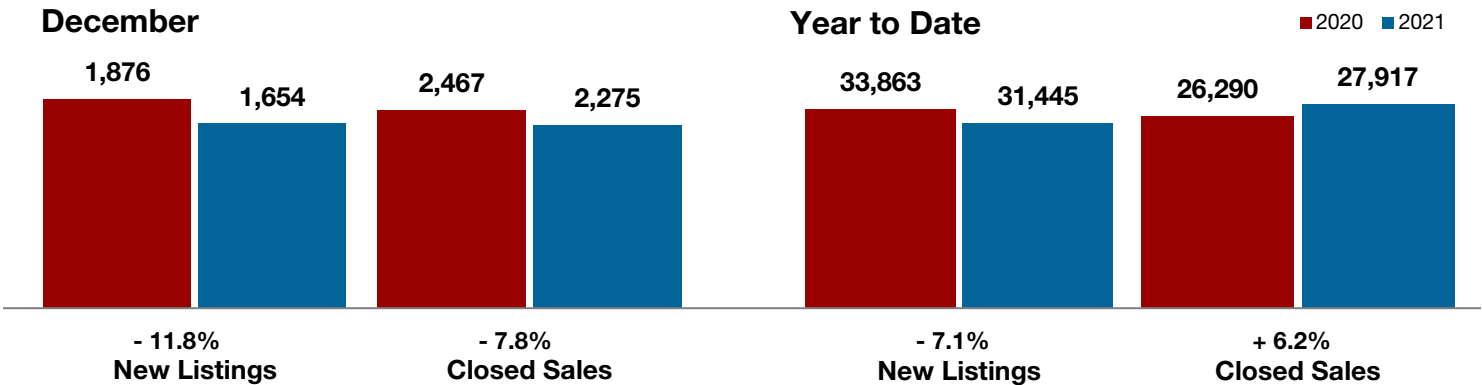
Change in
Closed Sales

Change in
Median Sales Price

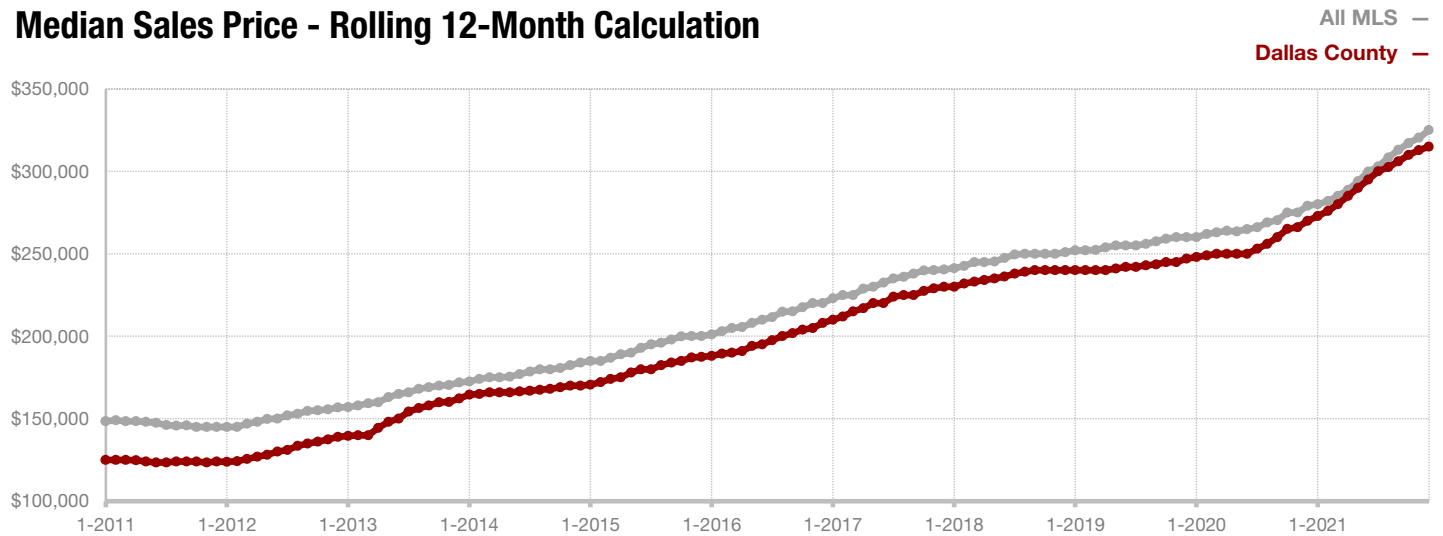
Dallas County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1,876	1,654	- 11.8%	33,863	31,445	- 7.1%
Pending Sales	1,914	1,631	- 14.8%	26,775	27,965	+ 4.4%
Closed Sales	2,467	2,275	- 7.8%	26,290	27,917	+ 6.2%
Average Sales Price*	\$425,434	\$460,788	+ 8.3%	\$388,702	\$451,088	+ 16.0%
Median Sales Price*	\$288,750	\$325,000	+ 12.6%	\$270,000	\$315,000	+ 16.7%
Percent of Original List Price Received*	97.2%	99.6%	+ 2.5%	96.7%	99.9%	+ 3.3%
Days on Market Until Sale	39	26	- 33.3%	42	27	- 35.7%
Inventory of Homes for Sale	3,845	1,925	- 49.9%	--	--	--
Months Supply of Inventory	1.7	0.8	- 52.9%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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+ 66.7%

+ 66.7%

- 12.4%

Change in
New Listings

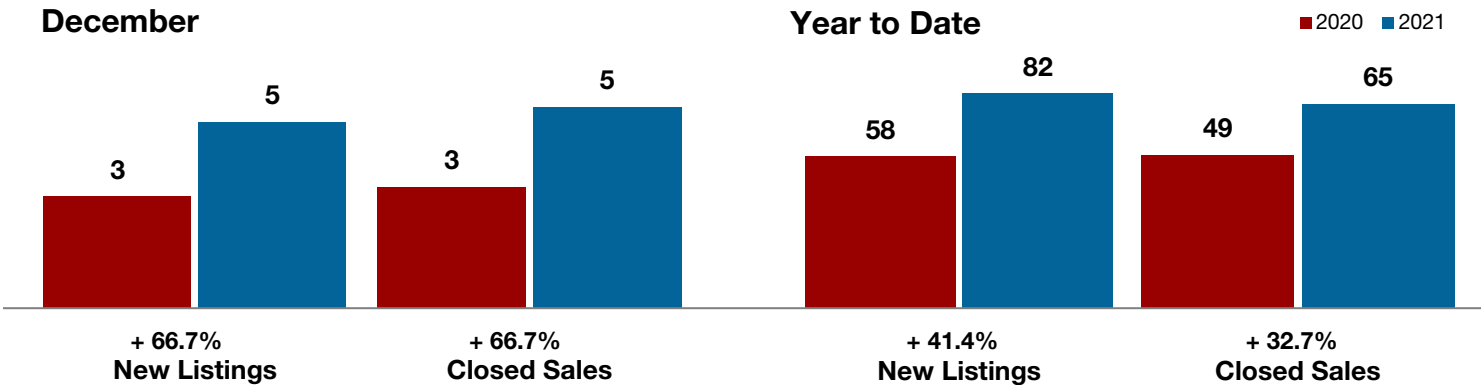
Change in
Closed Sales

Change in
Median Sales Price

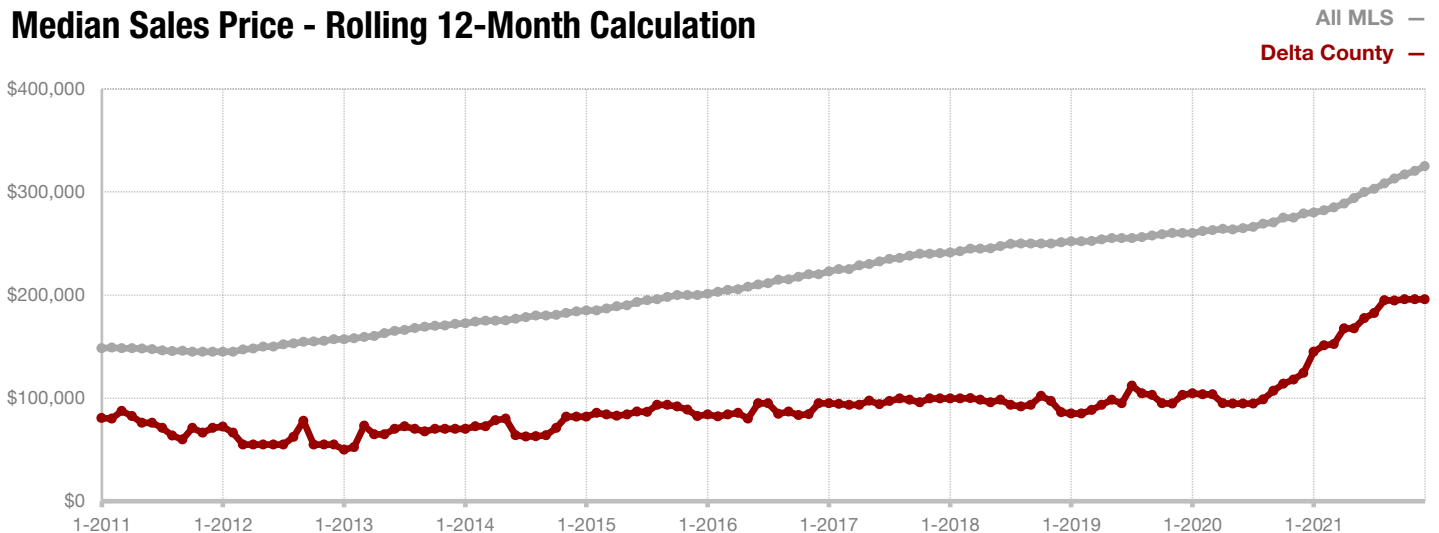
Delta County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	3	5	+ 66.7%	58	82	+ 41.4%
Pending Sales	3	7	+ 133.3%	54	67	+ 24.1%
Closed Sales	3	5	+ 66.7%	49	65	+ 32.7%
Average Sales Price*	\$178,133	\$295,400	+ 65.8%	\$148,149	\$286,303	+ 93.3%
Median Sales Price*	\$185,000	\$162,000	- 12.4%	\$124,600	\$196,000	+ 57.3%
Percent of Original List Price Received*	99.1%	89.4%	- 9.8%	94.6%	94.5%	- 0.1%
Days on Market Until Sale	24	56	+ 133.3%	46	39	- 15.2%
Inventory of Homes for Sale	5	9	+ 80.0%	--	--	--
Months Supply of Inventory	1.1	1.6	+ 45.5%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



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- 11.0%

- 11.3%

+ 18.9%

Change in
New Listings

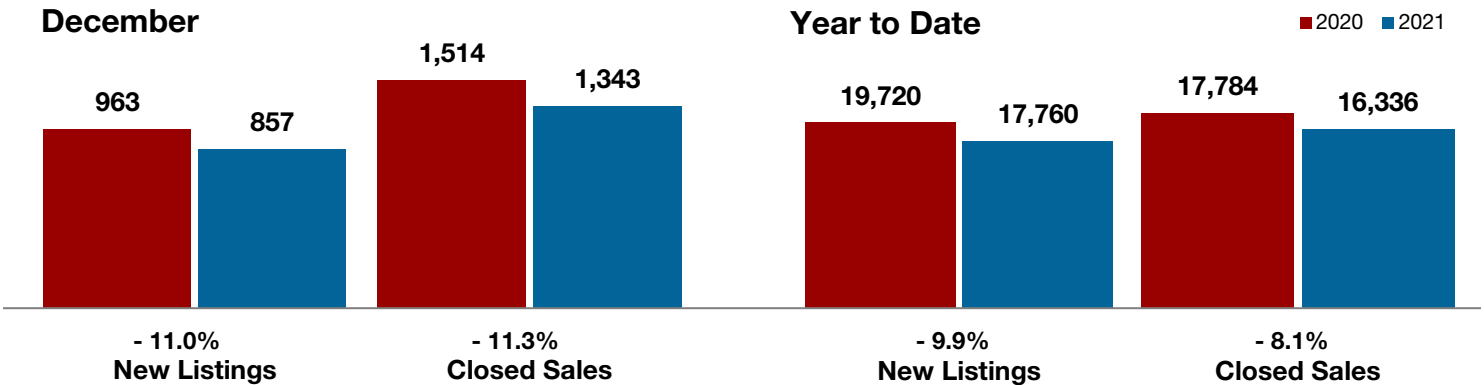
Change in
Closed Sales

Change in
Median Sales Price

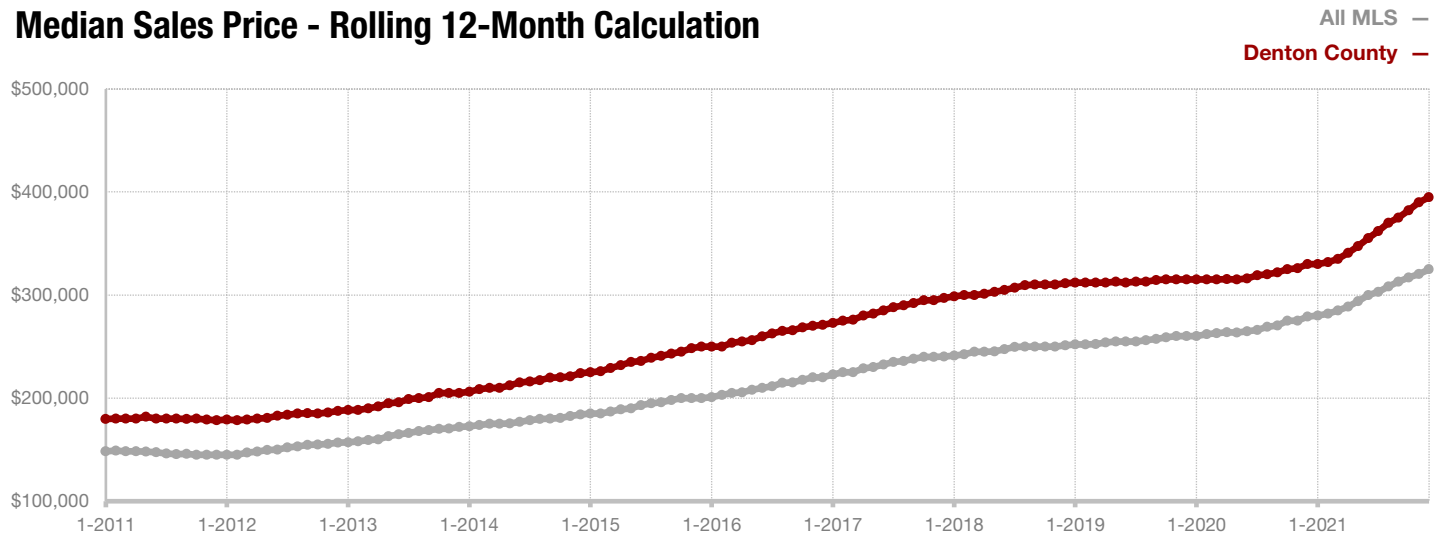
Denton County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	963	857	- 11.0%	19,720	17,760	- 9.9%
Pending Sales	1,044	1,049	+ 0.5%	18,168	16,553	- 8.9%
Closed Sales	1,514	1,343	- 11.3%	17,784	16,336	- 8.1%
Average Sales Price*	\$402,001	\$499,870	+ 24.3%	\$380,696	\$469,935	+ 23.4%
Median Sales Price*	\$344,900	\$410,000	+ 18.9%	\$329,900	\$395,000	+ 19.7%
Percent of Original List Price Received*	98.7%	102.1%	+ 3.4%	97.7%	102.7%	+ 5.1%
Days on Market Until Sale	35	21	- 40.0%	44	20	- 54.5%
Inventory of Homes for Sale	1,356	786	- 42.0%	--	--	--
Months Supply of Inventory	0.9	0.6	- 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



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- 7.1%

+ 41.7%

+ 83.2%

Change in
New Listings

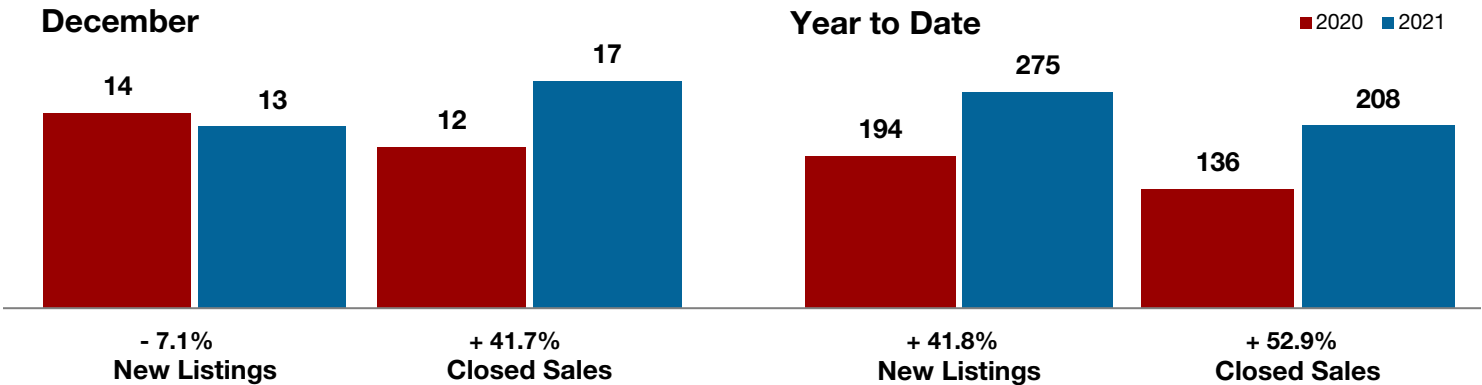
Change in
Closed Sales

Change in
Median Sales Price

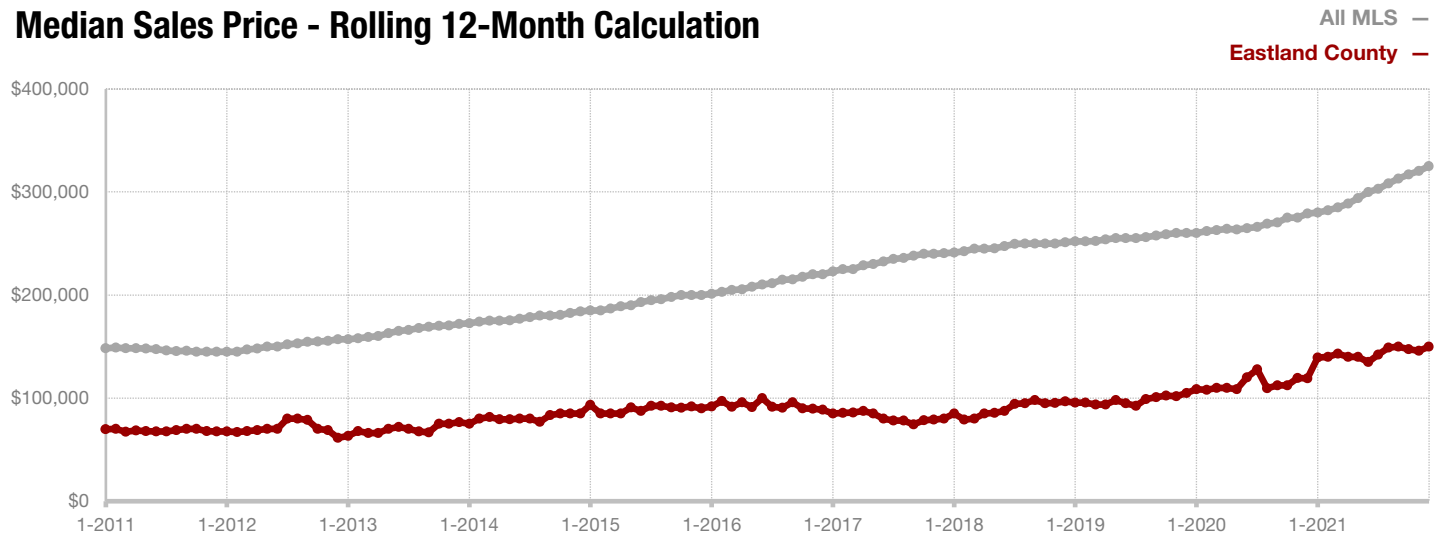
Eastland County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	14	13	- 7.1%	194	275	+ 41.8%
Pending Sales	11	7	- 36.4%	143	208	+ 45.5%
Closed Sales	12	17	+ 41.7%	136	208	+ 52.9%
Average Sales Price*	\$136,159	\$227,612	+ 67.2%	\$166,756	\$220,484	+ 32.2%
Median Sales Price*	\$98,280	\$180,000	+ 83.2%	\$119,250	\$150,000	+ 25.8%
Percent of Original List Price Received*	94.2%	92.9%	- 1.4%	90.8%	93.7%	+ 3.2%
Days on Market Until Sale	42	44	+ 4.8%	105	72	- 31.4%
Inventory of Homes for Sale	67	60	- 10.4%	--	--	--
Months Supply of Inventory	5.6	3.5	- 37.5%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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+ 4.5%

+ 2.3%

+ 25.2%

Change in
New Listings

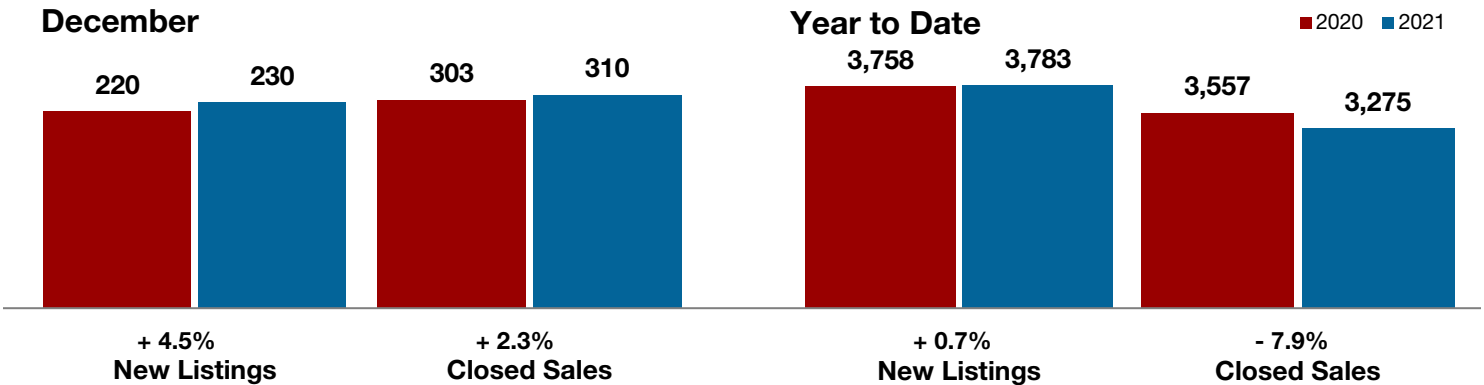
Change in
Closed Sales

Change in
Median Sales Price

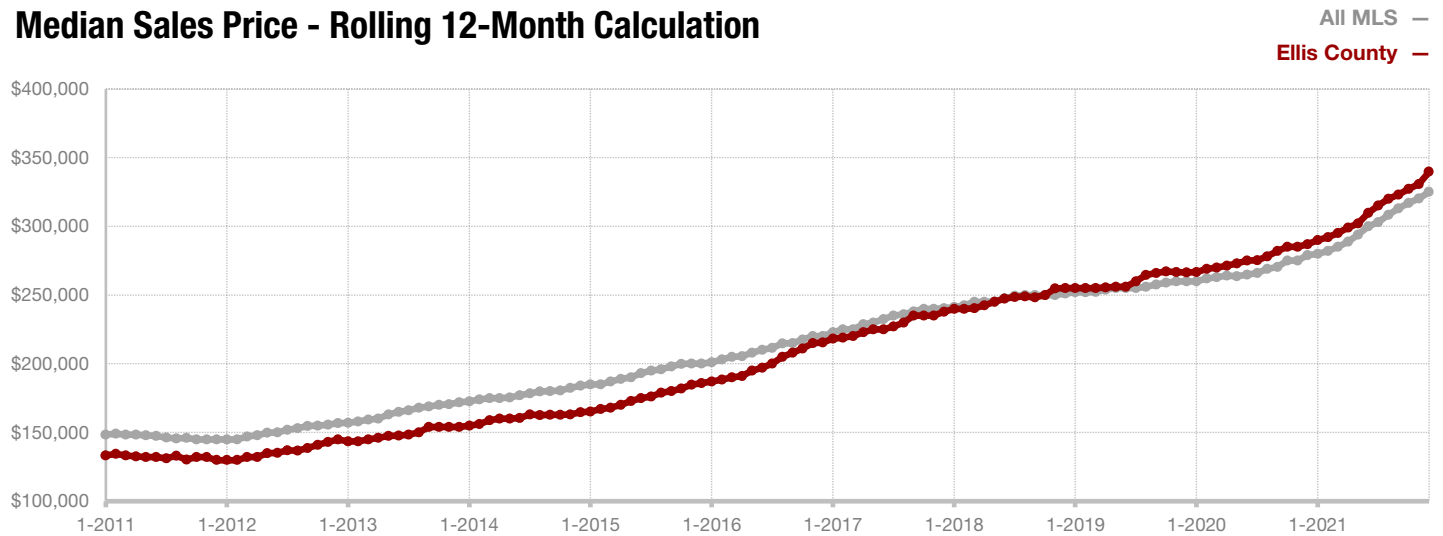
Ellis County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	220	230	+ 4.5%	3,758	3,783	+ 0.7%
Pending Sales	212	245	+ 15.6%	3,650	3,395	- 7.0%
Closed Sales	303	310	+ 2.3%	3,557	3,275	- 7.9%
Average Sales Price*	\$305,329	\$396,713	+ 29.9%	\$306,792	\$364,159	+ 18.7%
Median Sales Price*	\$290,400	\$363,495	+ 25.2%	\$287,000	\$339,764	+ 18.4%
Percent of Original List Price Received*	98.9%	100.0%	+ 1.1%	98.0%	100.7%	+ 2.8%
Days on Market Until Sale	29	25	- 13.8%	50	24	- 52.0%
Inventory of Homes for Sale	346	366	+ 5.8%	--	--	--
Months Supply of Inventory	1.1	1.3	+ 18.2%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



0.0%

- 21.4%

+ 30.9%

Change in
New Listings

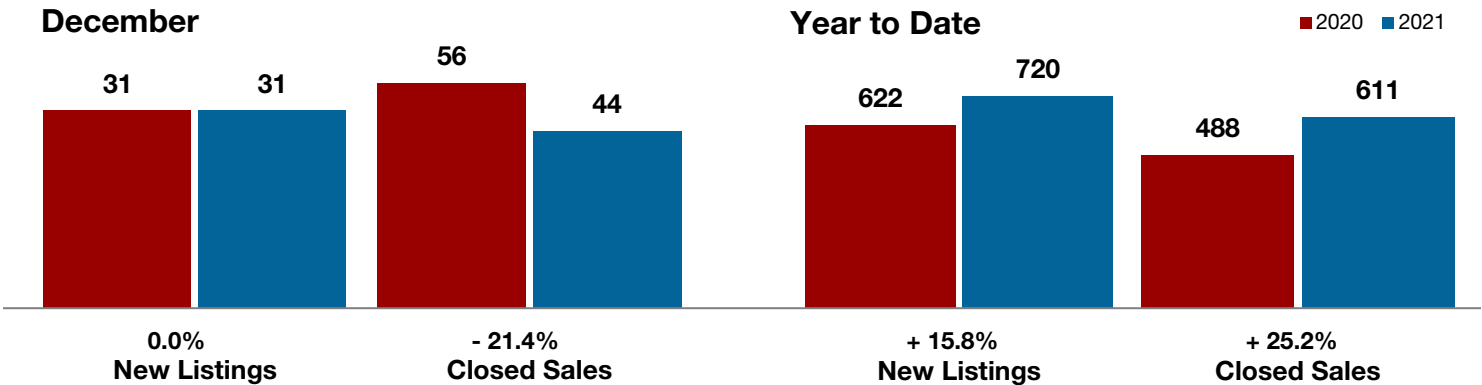
Change in
Closed Sales

Change in
Median Sales Price

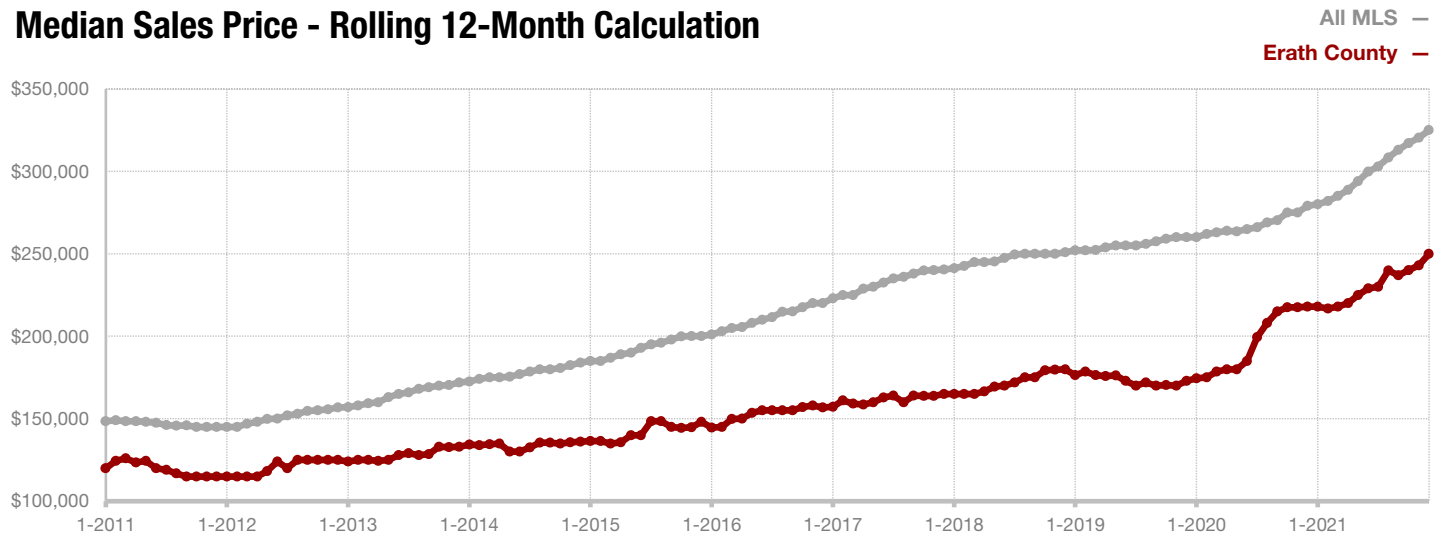
Erath County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	31	31	0.0%	622	720	+ 15.8%
Pending Sales	43	36	- 16.3%	510	601	+ 17.8%
Closed Sales	56	44	- 21.4%	488	611	+ 25.2%
Average Sales Price*	\$313,823	\$388,981	+ 23.9%	\$273,530	\$368,638	+ 34.8%
Median Sales Price*	\$246,000	\$322,000	+ 30.9%	\$218,000	\$250,000	+ 14.7%
Percent of Original List Price Received*	93.6%	93.5%	- 0.1%	94.2%	96.3%	+ 2.2%
Days on Market Until Sale	59	45	- 23.7%	65	45	- 30.8%
Inventory of Homes for Sale	122	95	- 22.1%	--	--	--
Months Supply of Inventory	2.9	1.9	- 34.5%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 100.0%

+ 19.4%

+ 18.4%

Change in
New Listings

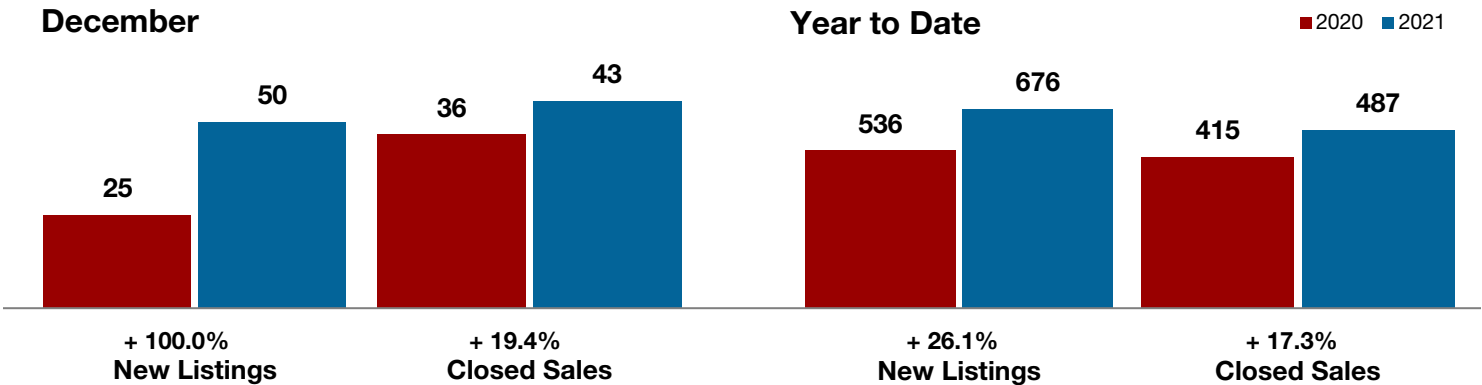
Change in
Closed Sales

Change in
Median Sales Price

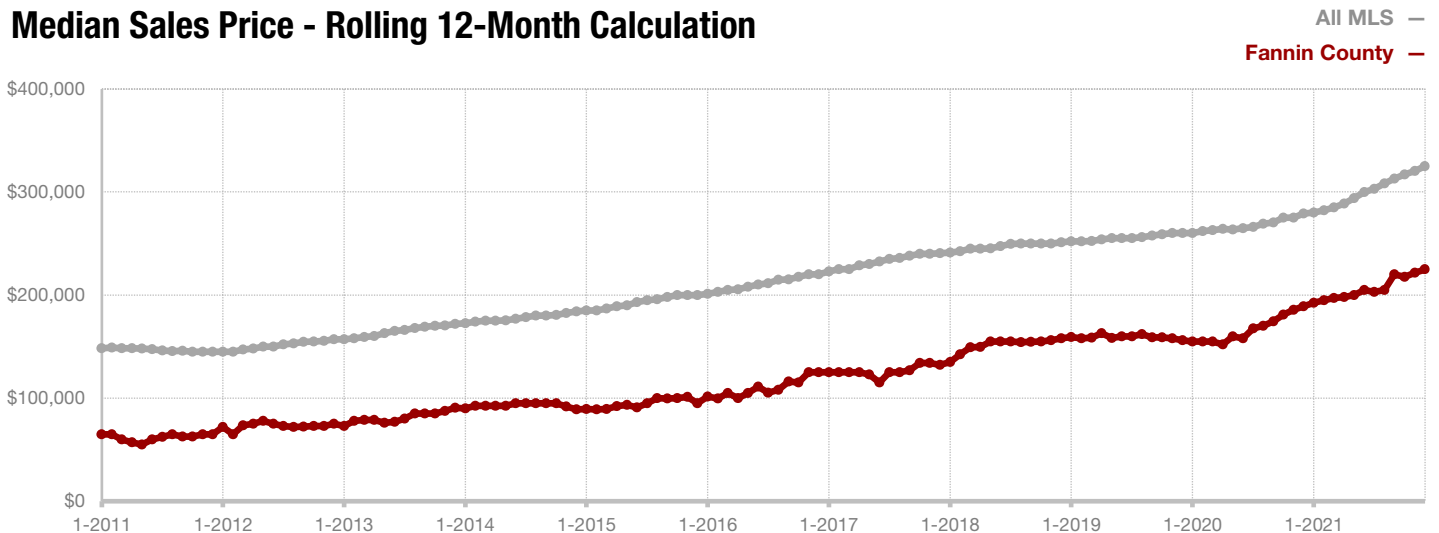
Fannin County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	25	50	+ 100.0%	536	676	+ 26.1%
Pending Sales	29	39	+ 34.5%	432	496	+ 14.8%
Closed Sales	36	43	+ 19.4%	415	487	+ 17.3%
Average Sales Price*	\$245,223	\$283,057	+ 15.4%	\$222,259	\$282,547	+ 27.1%
Median Sales Price*	\$190,000	\$225,000	+ 18.4%	\$189,000	\$225,000	+ 19.0%
Percent of Original List Price Received*	94.5%	93.0%	- 1.6%	93.9%	95.4%	+ 1.6%
Days on Market Until Sale	59	37	- 37.3%	69	44	- 36.2%
Inventory of Homes for Sale	97	164	+ 69.1%	--	--	--
Months Supply of Inventory	2.7	4.0	+ 48.1%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 50.0%

Change in
New Listings

- 9.1%

Change in
Closed Sales

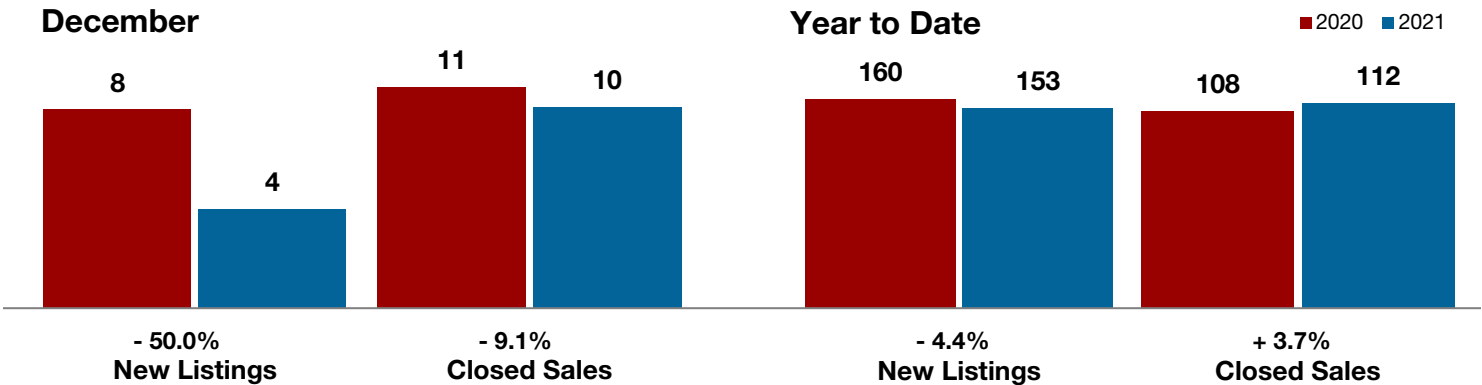
- 48.2%

Change in
Median Sales Price

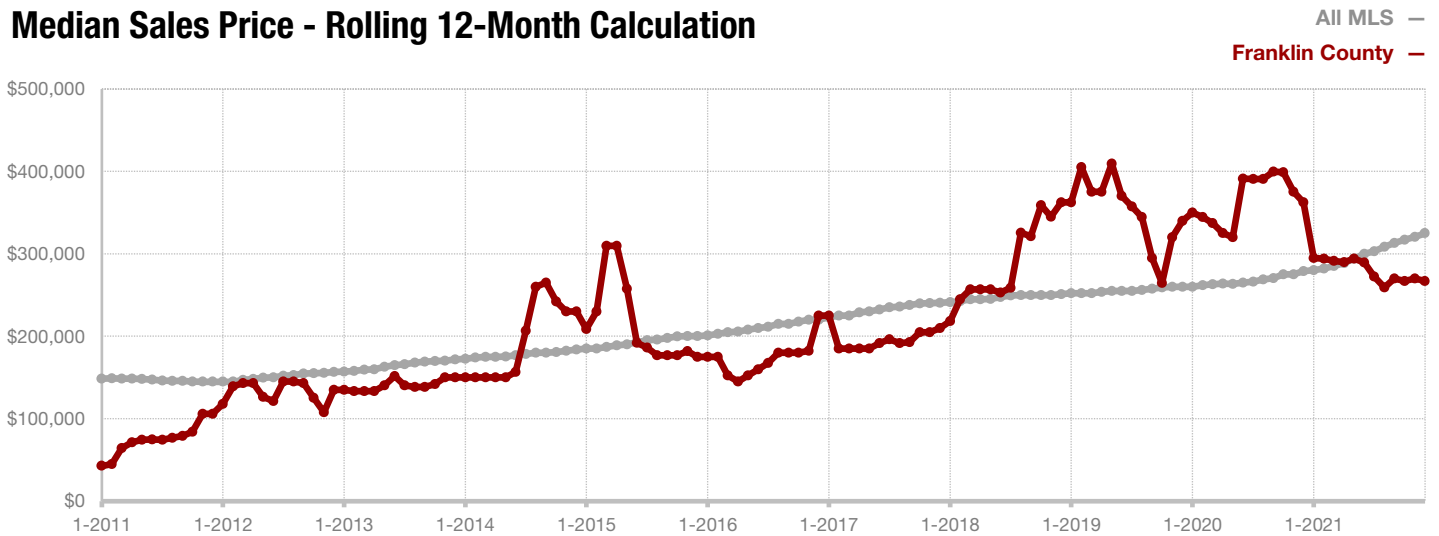
Franklin County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	8	4	- 50.0%	160	153	- 4.4%
Pending Sales	10	5	- 50.0%	115	111	- 3.5%
Closed Sales	11	10	- 9.1%	108	112	+ 3.7%
Average Sales Price*	\$489,034	\$620,690	+ 26.9%	\$468,756	\$496,957	+ 6.0%
Median Sales Price*	\$420,000	\$217,500	- 48.2%	\$362,500	\$267,000	- 26.3%
Percent of Original List Price Received*	94.0%	94.4%	+ 0.4%	91.6%	95.8%	+ 4.6%
Days on Market Until Sale	50	64	+ 28.0%	78	41	- 47.4%
Inventory of Homes for Sale	27	16	- 40.7%	--	--	--
Months Supply of Inventory	2.8	1.7	- 39.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 10.0%

+ 15.8%

- 8.5%

Change in
New Listings

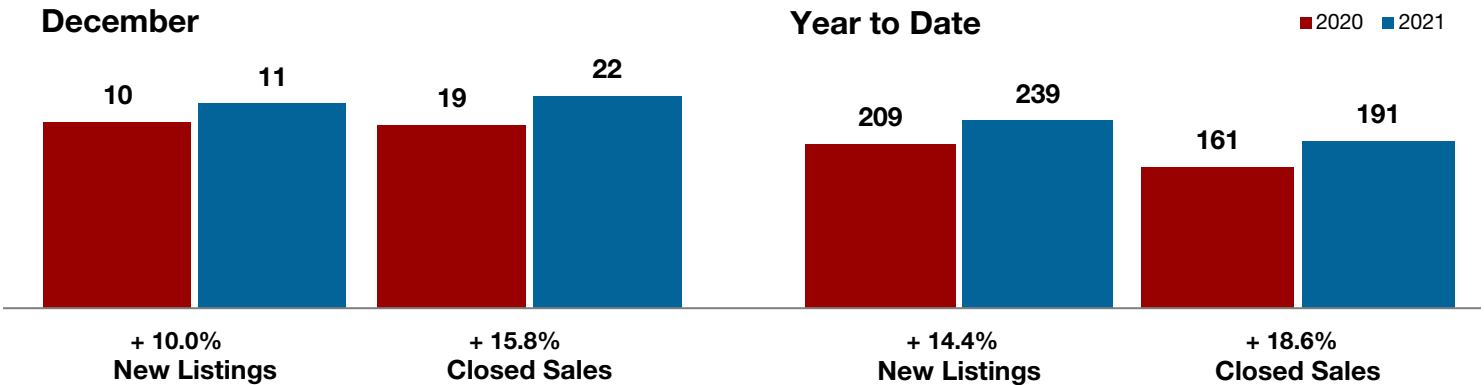
Change in
Closed Sales

Change in
Median Sales Price

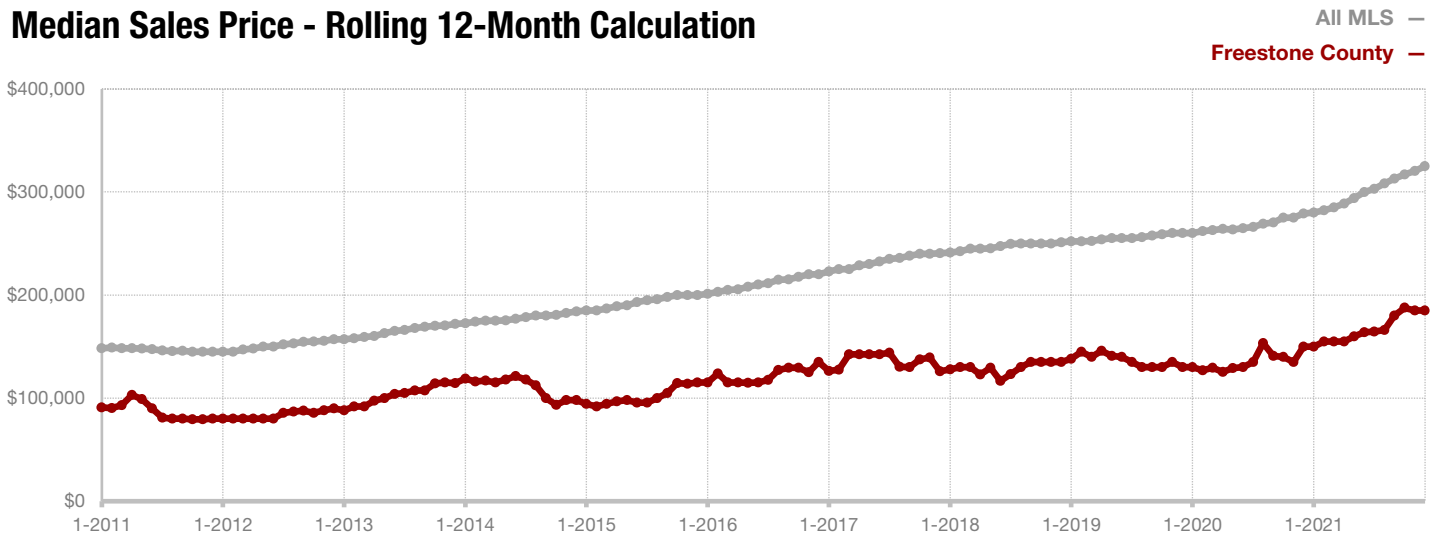
Freestone County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	10	11	+ 10.0%	209	239	+ 14.4%
Pending Sales	13	10	- 23.1%	173	186	+ 7.5%
Closed Sales	19	22	+ 15.8%	161	191	+ 18.6%
Average Sales Price*	\$243,675	\$238,947	- 1.9%	\$201,859	\$240,297	+ 19.0%
Median Sales Price*	\$212,500	\$194,400	- 8.5%	\$149,950	\$185,000	+ 23.4%
Percent of Original List Price Received*	93.0%	88.4%	- 4.9%	93.0%	94.3%	+ 1.4%
Days on Market Until Sale	73	67	- 8.2%	84	52	- 38.1%
Inventory of Homes for Sale	44	41	- 6.8%	--	--	--
Months Supply of Inventory	3.1	2.6	- 16.1%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 45.0%

0.0%

+ 29.7%

Change in
New Listings

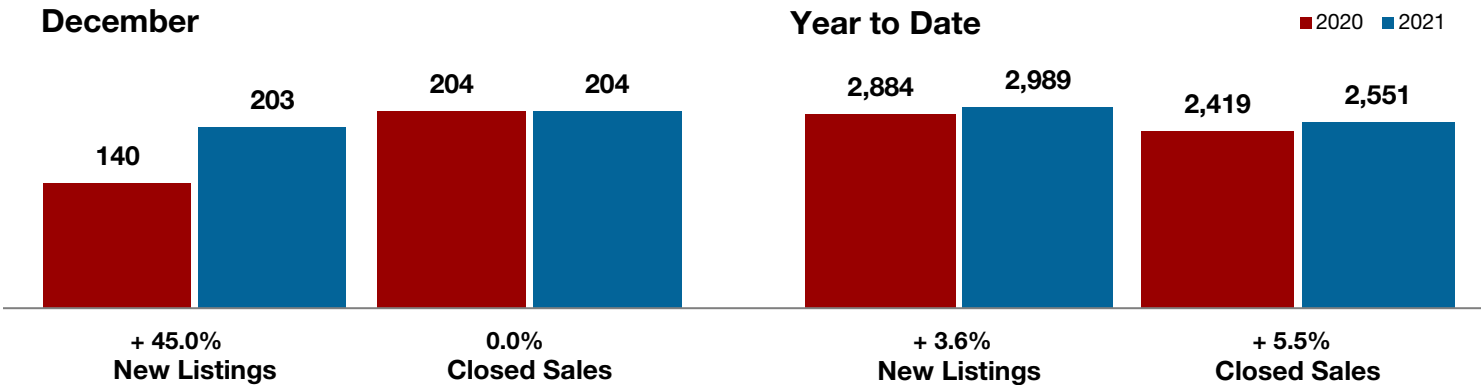
Change in
Closed Sales

Change in
Median Sales Price

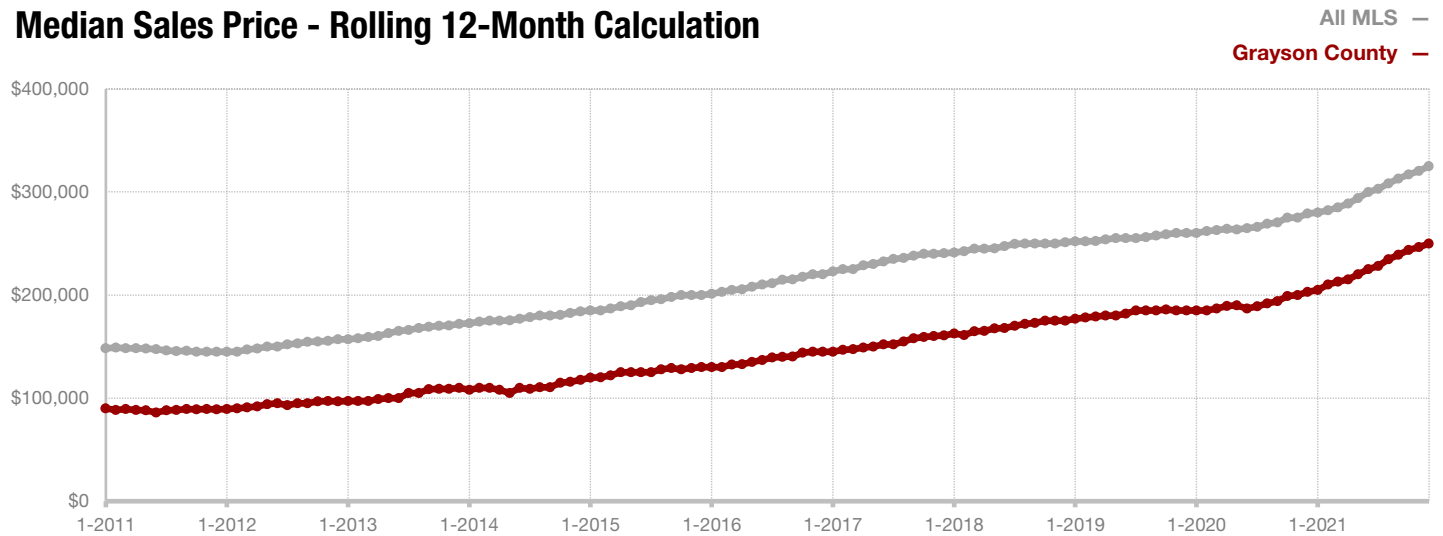
Grayson County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	140	203	+ 45.0%	2,884	2,989	+ 3.6%
Pending Sales	181	162	- 10.5%	2,509	2,568	+ 2.4%
Closed Sales	204	204	0.0%	2,419	2,551	+ 5.5%
Average Sales Price*	\$277,229	\$336,009	+ 21.2%	\$241,586	\$308,744	+ 27.8%
Median Sales Price*	\$225,000	\$291,800	+ 29.7%	\$203,000	\$250,000	+ 23.2%
Percent of Original List Price Received*	95.2%	98.1%	+ 3.0%	95.0%	98.4%	+ 3.6%
Days on Market Until Sale	54	34	- 37.0%	60	35	- 41.7%
Inventory of Homes for Sale	382	344	- 9.9%	--	--	--
Months Supply of Inventory	1.8	1.6	- 11.1%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 40.0%

0.0%

+ 73.5%

Change in
New Listings

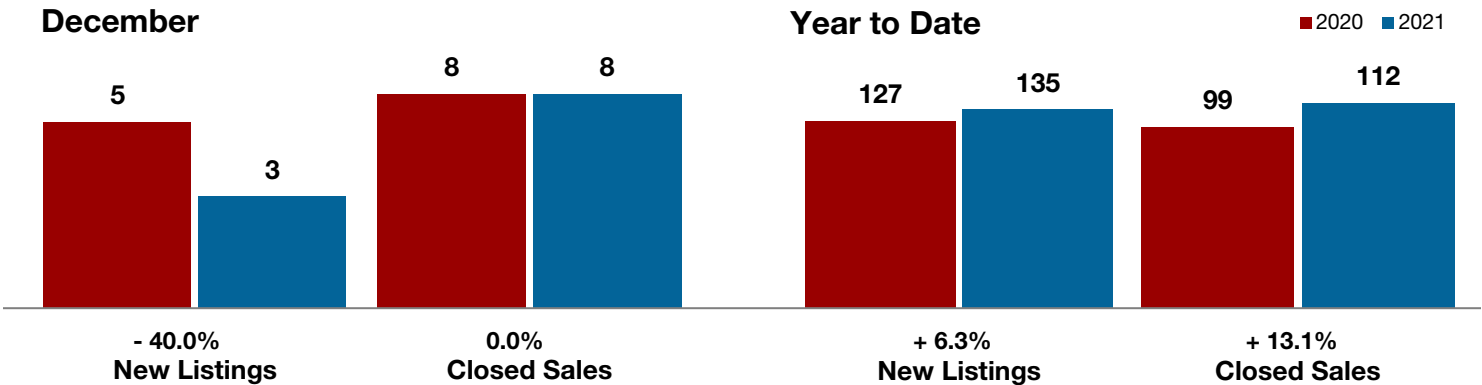
Change in
Closed Sales

Change in
Median Sales Price

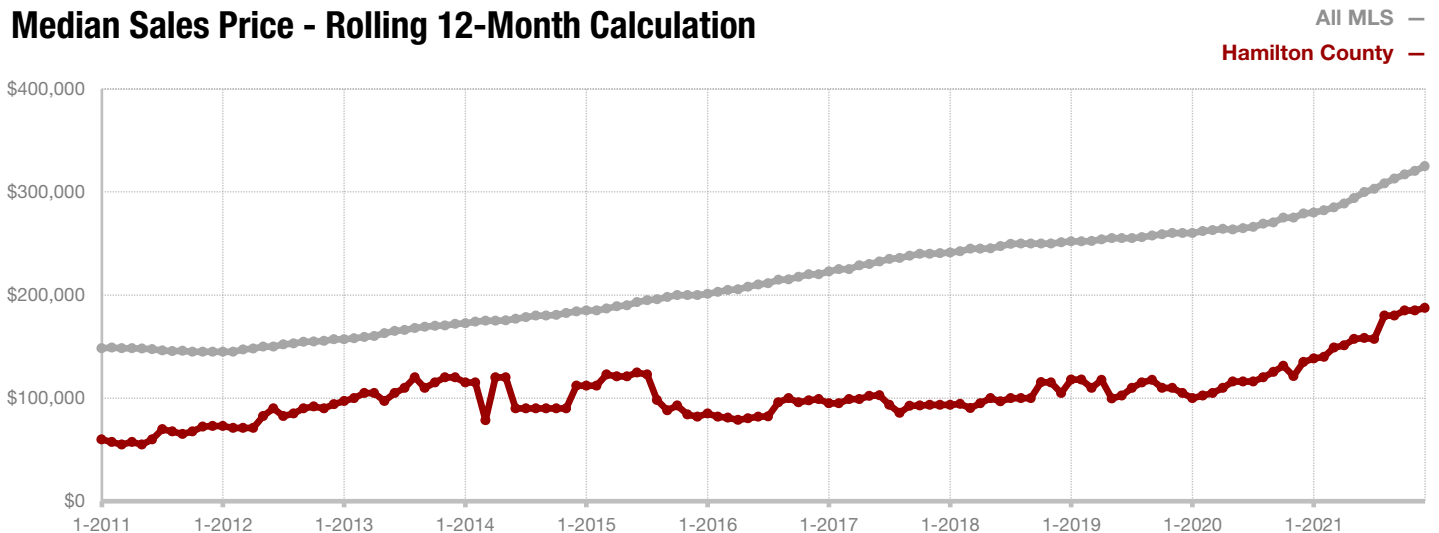
Hamilton County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	5	3	- 40.0%	127	135	+ 6.3%
Pending Sales	7	6	- 14.3%	106	111	+ 4.7%
Closed Sales	8	8	0.0%	99	112	+ 13.1%
Average Sales Price*	\$175,814	\$368,869	+ 109.8%	\$254,370	\$340,214	+ 33.7%
Median Sales Price*	\$133,256	\$231,250	+ 73.5%	\$135,000	\$187,500	+ 38.9%
Percent of Original List Price Received*	86.7%	89.0%	+ 2.7%	89.6%	92.3%	+ 3.0%
Days on Market Until Sale	51	163	+ 219.6%	102	82	- 19.6%
Inventory of Homes for Sale	36	18	- 50.0%	--	--	--
Months Supply of Inventory	4.1	1.9	- 53.7%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



0.0%

- 25.0%

+ 102.8%

Change in
New Listings

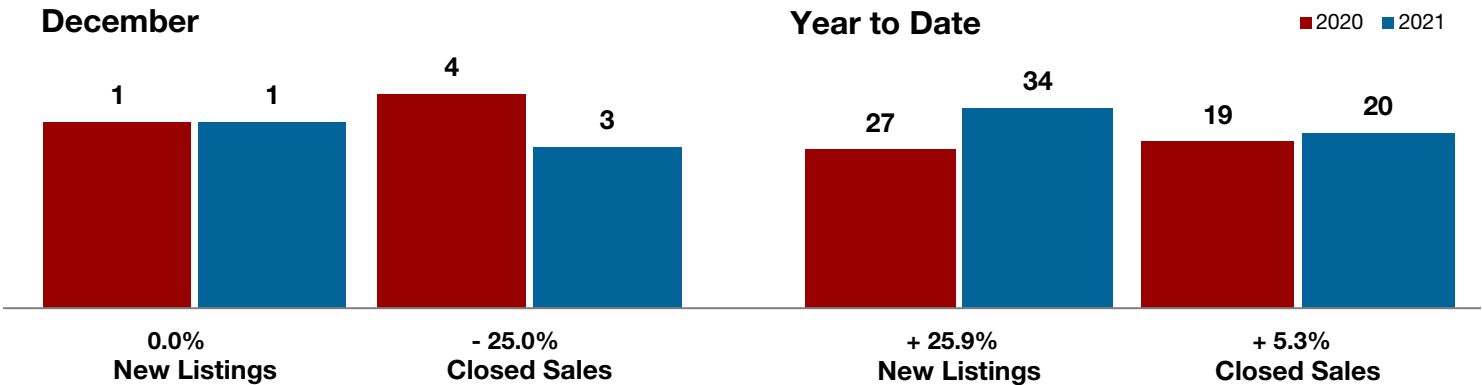
Change in
Closed Sales

Change in
Median Sales Price

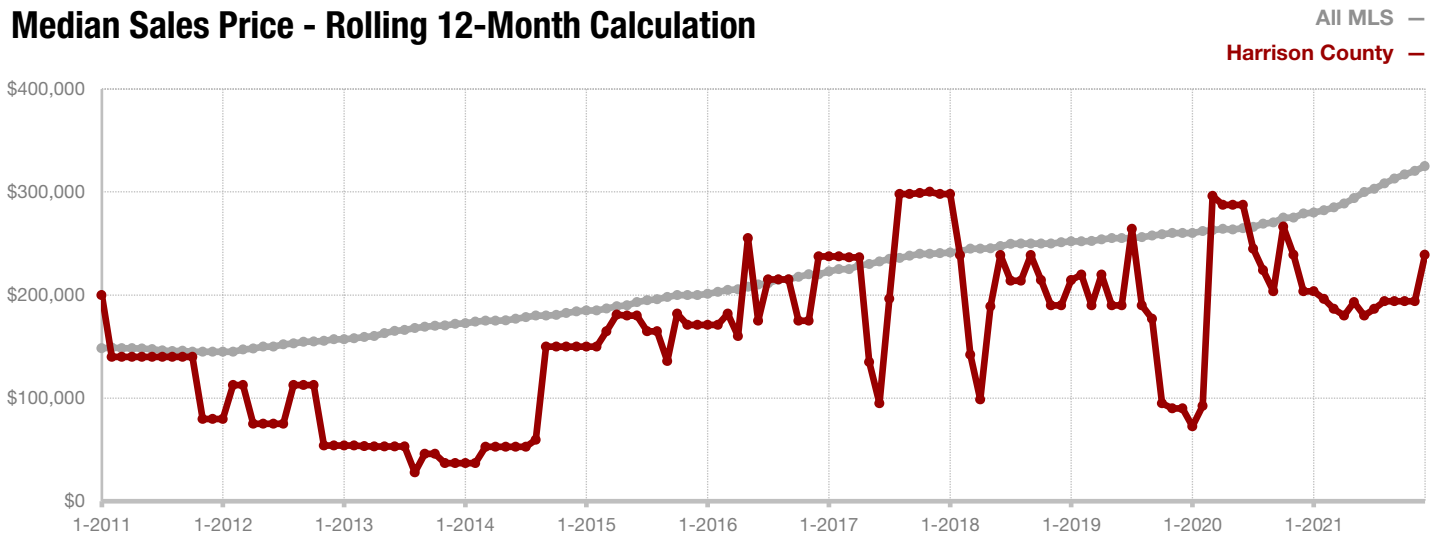
Harrison County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1	1	0.0%	27	34	+ 25.9%
Pending Sales	1	2	+ 100.0%	18	22	+ 22.2%
Closed Sales	4	3	- 25.0%	19	20	+ 5.3%
Average Sales Price*	\$198,100	\$317,514	+ 60.3%	\$304,162	\$298,889	- 1.7%
Median Sales Price*	\$171,450	\$347,643	+ 102.8%	\$203,500	\$238,870	+ 17.4%
Percent of Original List Price Received*	95.0%	86.1%	- 9.4%	95.5%	97.4%	+ 2.0%
Days on Market Until Sale	39	78	+ 100.0%	62	46	- 25.8%
Inventory of Homes for Sale	9	8	- 11.1%	--	--	--
Months Supply of Inventory	5.0	3.6	- 28.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 7.5%

Change in
New Listings

- 6.4%

Change in
Closed Sales

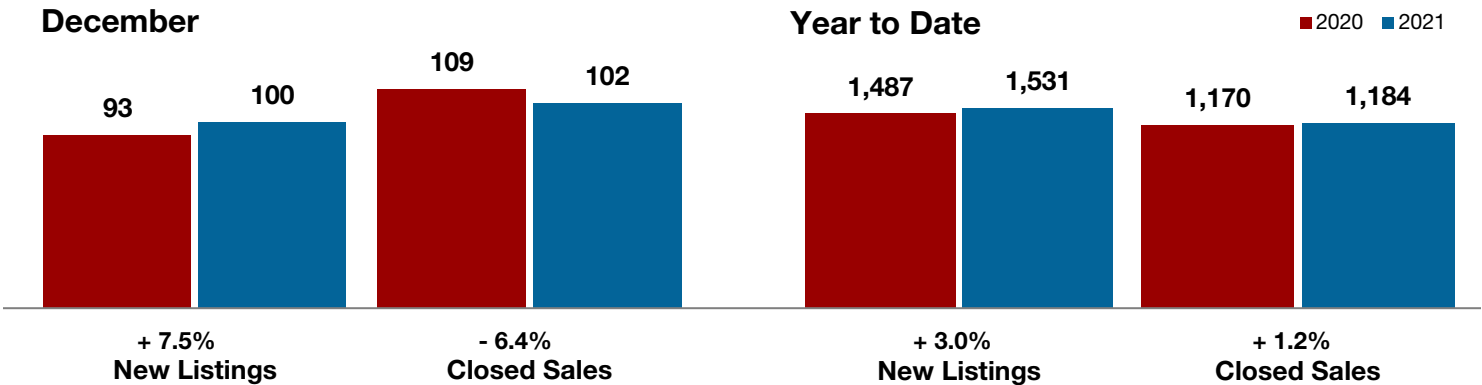
+ 19.8%

Change in
Median Sales Price

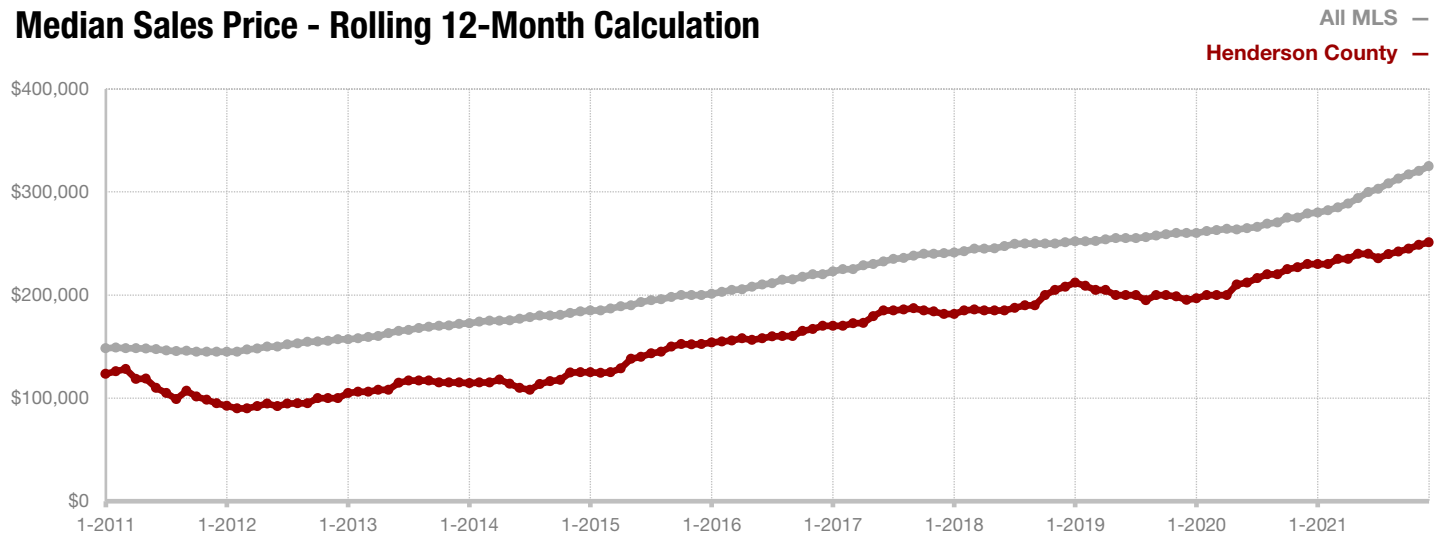
Henderson County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	93	100	+ 7.5%	1,487	1,531	+ 3.0%
Pending Sales	62	59	- 4.8%	1,211	1,196	- 1.2%
Closed Sales	109	102	- 6.4%	1,170	1,184	+ 1.2%
Average Sales Price*	\$340,803	\$398,854	+ 17.0%	\$332,921	\$389,325	+ 16.9%
Median Sales Price*	\$215,000	\$257,500	+ 19.8%	\$229,900	\$251,250	+ 9.3%
Percent of Original List Price Received*	95.9%	95.7%	- 0.2%	94.1%	95.9%	+ 1.9%
Days on Market Until Sale	62	38	- 38.7%	64	41	- 35.9%
Inventory of Homes for Sale	278	245	- 11.9%	--	--	--
Months Supply of Inventory	2.8	2.5	- 10.7%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Hill County

0.0%

Change in
New Listings

+ 45.8%

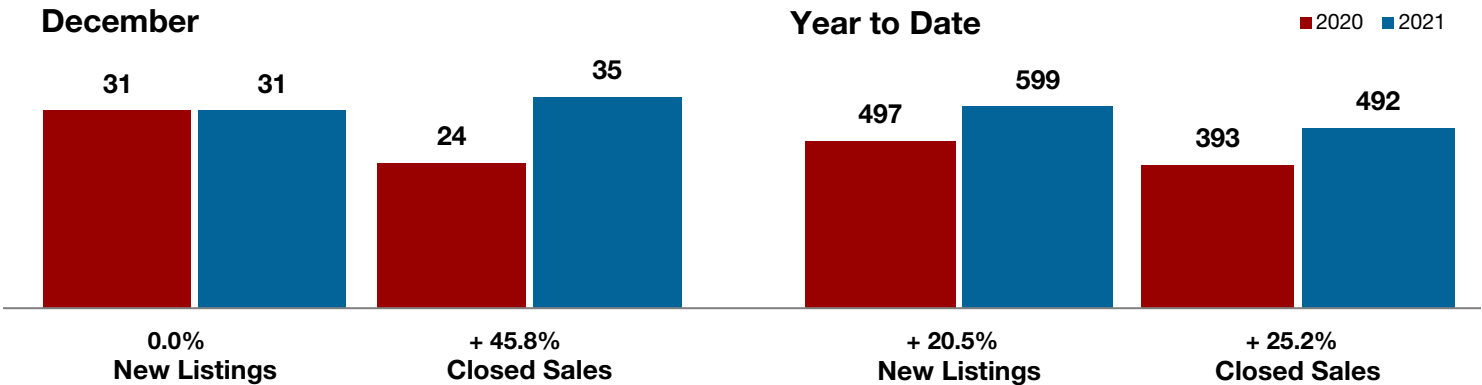
Change in
Closed Sales

+ 46.5%

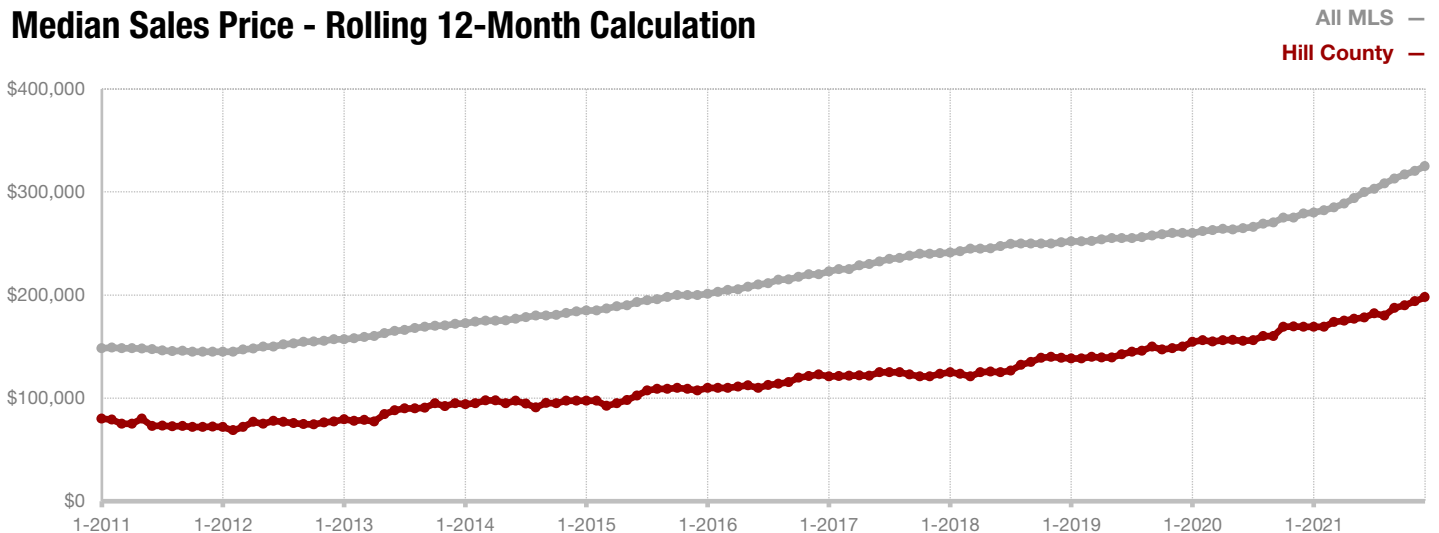
Change in
Median Sales Price

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	31	31	0.0%	497	599	+ 20.5%
Pending Sales	35	31	- 11.4%	411	501	+ 21.9%
Closed Sales	24	35	+ 45.8%	393	492	+ 25.2%
Average Sales Price*	\$209,413	\$310,894	+ 48.5%	\$204,347	\$244,624	+ 19.7%
Median Sales Price*	\$170,700	\$250,000	+ 46.5%	\$169,000	\$198,000	+ 17.2%
Percent of Original List Price Received*	94.7%	98.5%	+ 4.0%	93.3%	94.8%	+ 1.6%
Days on Market Until Sale	44	36	- 18.2%	72	42	- 41.7%
Inventory of Homes for Sale	99	90	- 9.1%	--	--	--
Months Supply of Inventory	2.9	2.2	- 24.1%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 16.7%

- 2.0%

+ 15.5%

Change in
New Listings

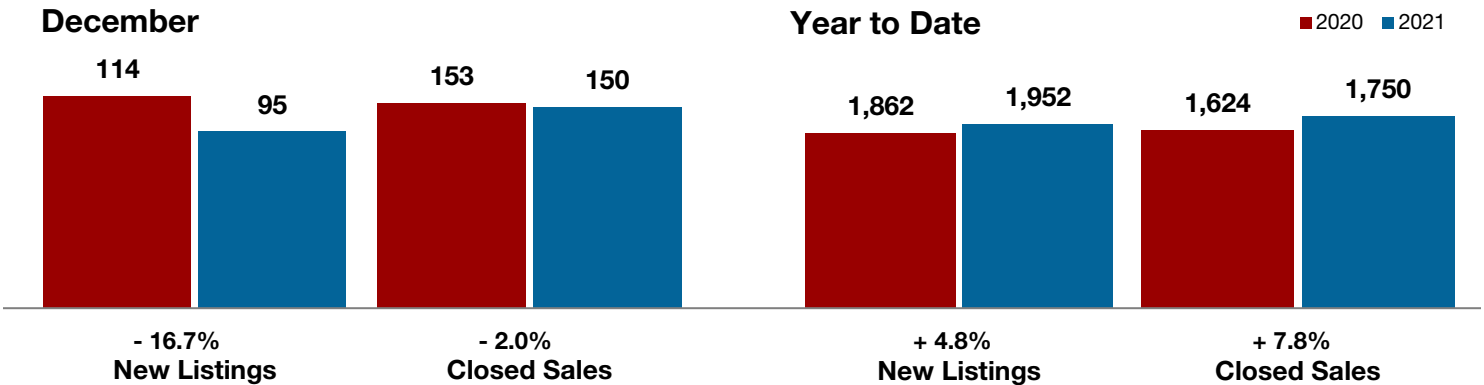
Change in
Closed Sales

Change in
Median Sales Price

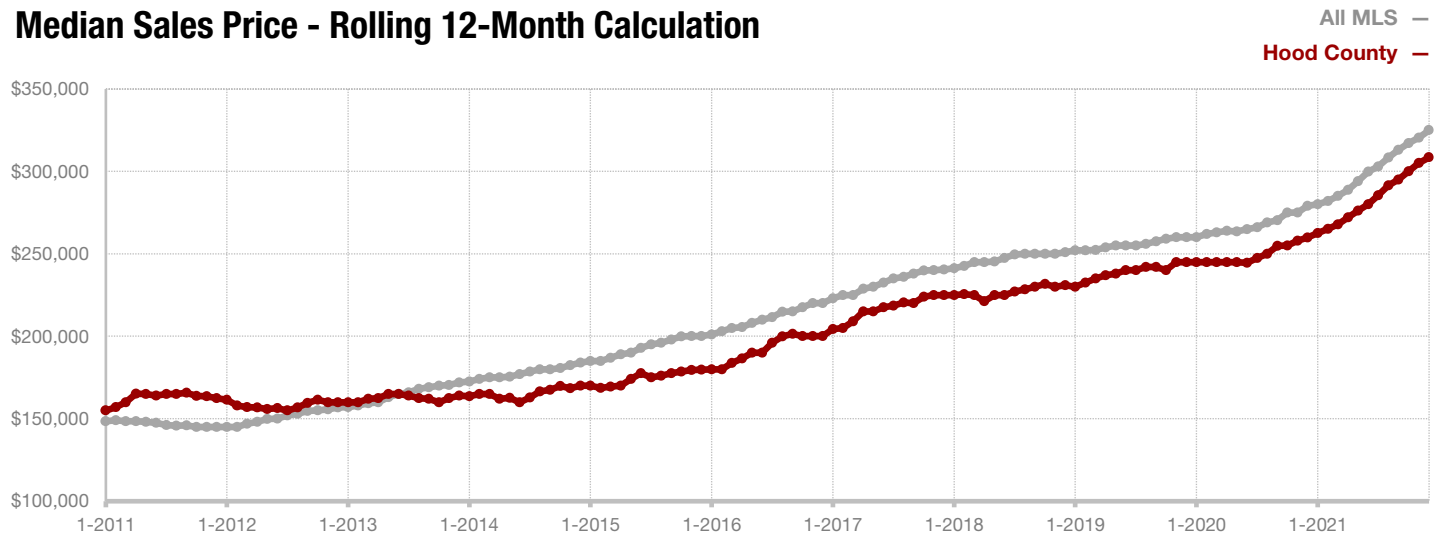
Hood County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	114	95	- 16.7%	1,862	1,952	+ 4.8%
Pending Sales	103	93	- 9.7%	1,656	1,750	+ 5.7%
Closed Sales	153	150	- 2.0%	1,624	1,750	+ 7.8%
Average Sales Price*	\$338,742	\$365,832	+ 8.0%	\$311,435	\$363,678	+ 16.8%
Median Sales Price*	\$268,813	\$310,450	+ 15.5%	\$259,900	\$308,483	+ 18.7%
Percent of Original List Price Received*	97.2%	98.1%	+ 0.9%	96.4%	98.8%	+ 2.5%
Days on Market Until Sale	52	27	- 48.1%	54	31	- 42.6%
Inventory of Homes for Sale	195	173	- 11.3%	--	--	--
Months Supply of Inventory	1.4	1.2	- 14.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 21.7%

+ 48.3%

- 18.6%

Change in
New Listings

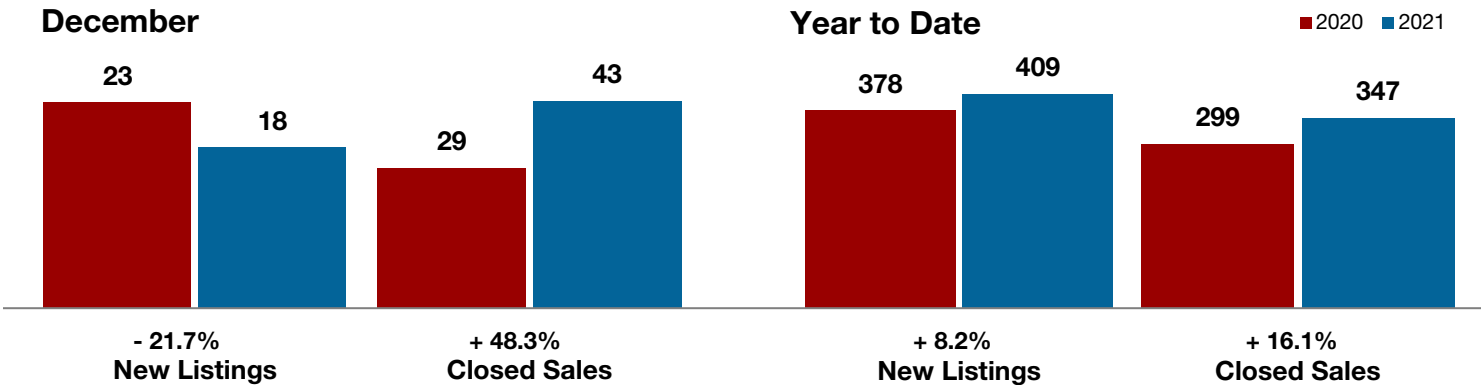
Change in
Closed Sales

Change in
Median Sales Price

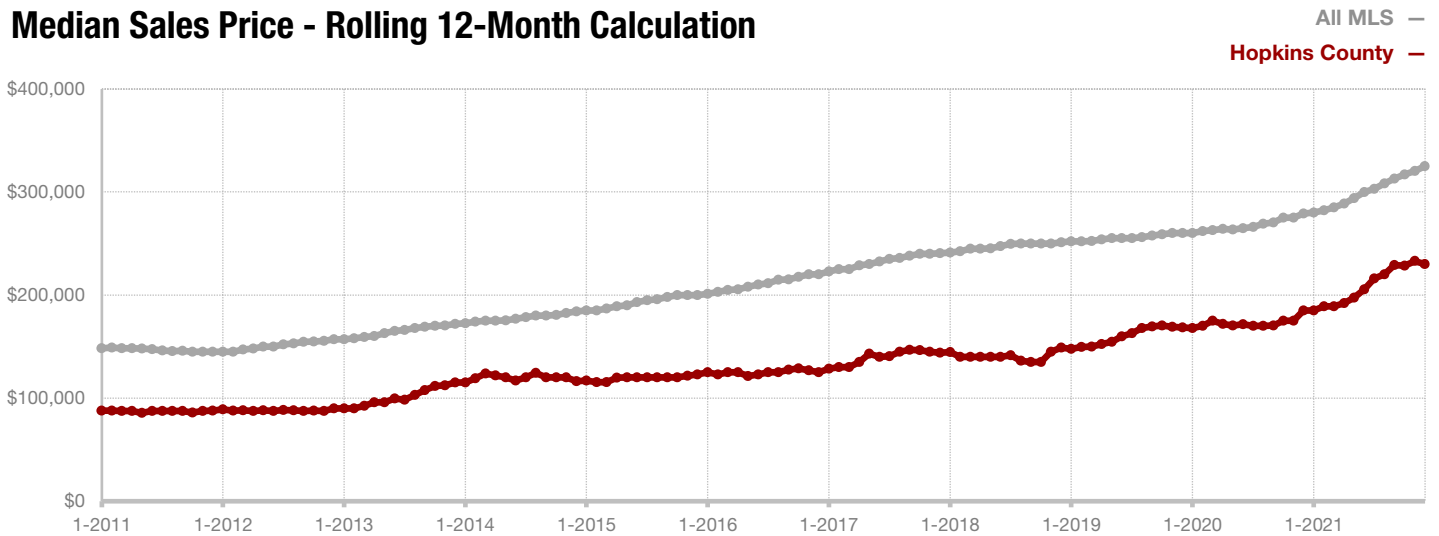
Hopkins County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	23	18	- 21.7%	378	409	+ 8.2%
Pending Sales	24	19	- 20.8%	317	342	+ 7.9%
Closed Sales	29	43	+ 48.3%	299	347	+ 16.1%
Average Sales Price*	\$293,684	\$345,386	+ 17.6%	\$222,528	\$291,061	+ 30.8%
Median Sales Price*	\$276,500	\$225,000	- 18.6%	\$185,000	\$230,000	+ 24.3%
Percent of Original List Price Received*	95.8%	96.1%	+ 0.3%	95.2%	96.1%	+ 0.9%
Days on Market Until Sale	48	32	- 33.3%	51	40	- 21.6%
Inventory of Homes for Sale	58	41	- 29.3%	--	--	--
Months Supply of Inventory	2.2	1.4	- 36.4%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 7.4%

+ 14.4%

+ 25.9%

Change in
New Listings

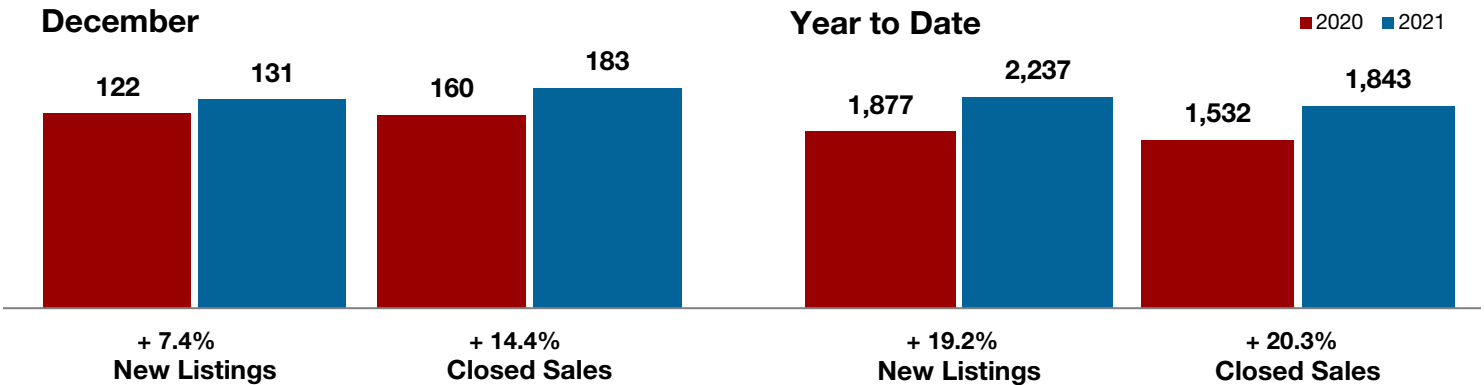
Change in
Closed Sales

Change in
Median Sales Price

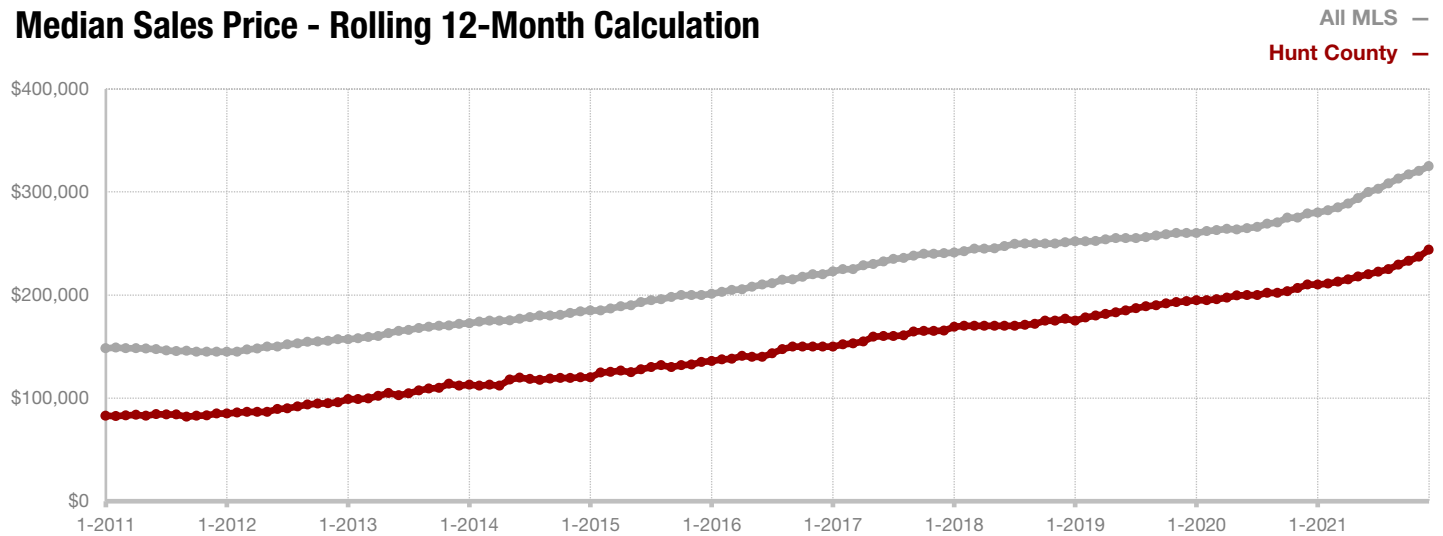
Hunt County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	122	131	+ 7.4%	1,877	2,237	+ 19.2%
Pending Sales	131	122	- 6.9%	1,606	1,892	+ 17.8%
Closed Sales	160	183	+ 14.4%	1,532	1,843	+ 20.3%
Average Sales Price*	\$250,143	\$319,048	+ 27.5%	\$239,464	\$283,382	+ 18.3%
Median Sales Price*	\$218,500	\$275,000	+ 25.9%	\$210,000	\$244,000	+ 16.2%
Percent of Original List Price Received*	96.3%	98.7%	+ 2.5%	96.1%	98.6%	+ 2.6%
Days on Market Until Sale	47	32	- 31.9%	52	28	- 46.2%
Inventory of Homes for Sale	240	251	+ 4.6%	--	--	--
Months Supply of Inventory	1.8	1.6	- 11.1%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Jack County

0.0%

+ 100.0%

+ 60.7%

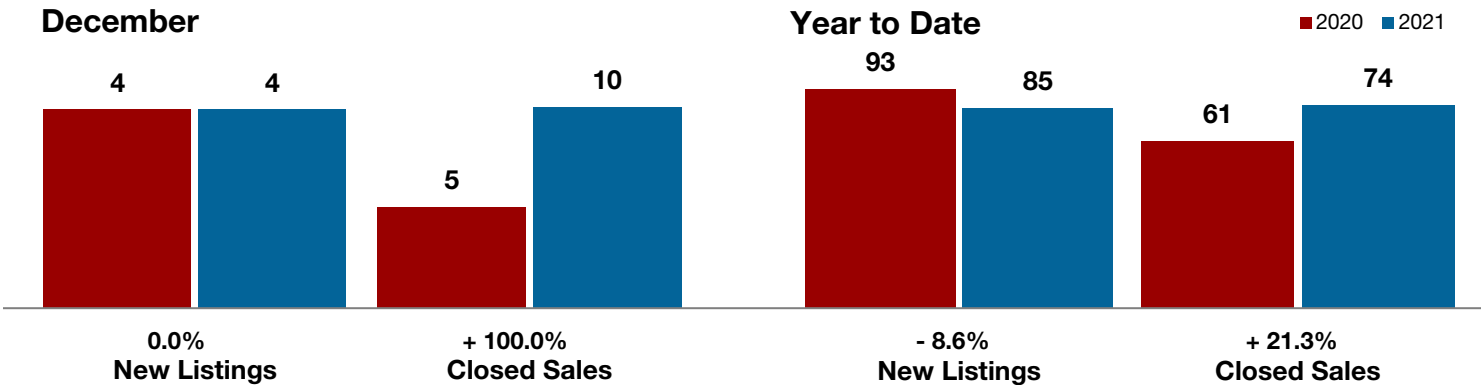
Change in
New Listings

Change in
Closed Sales

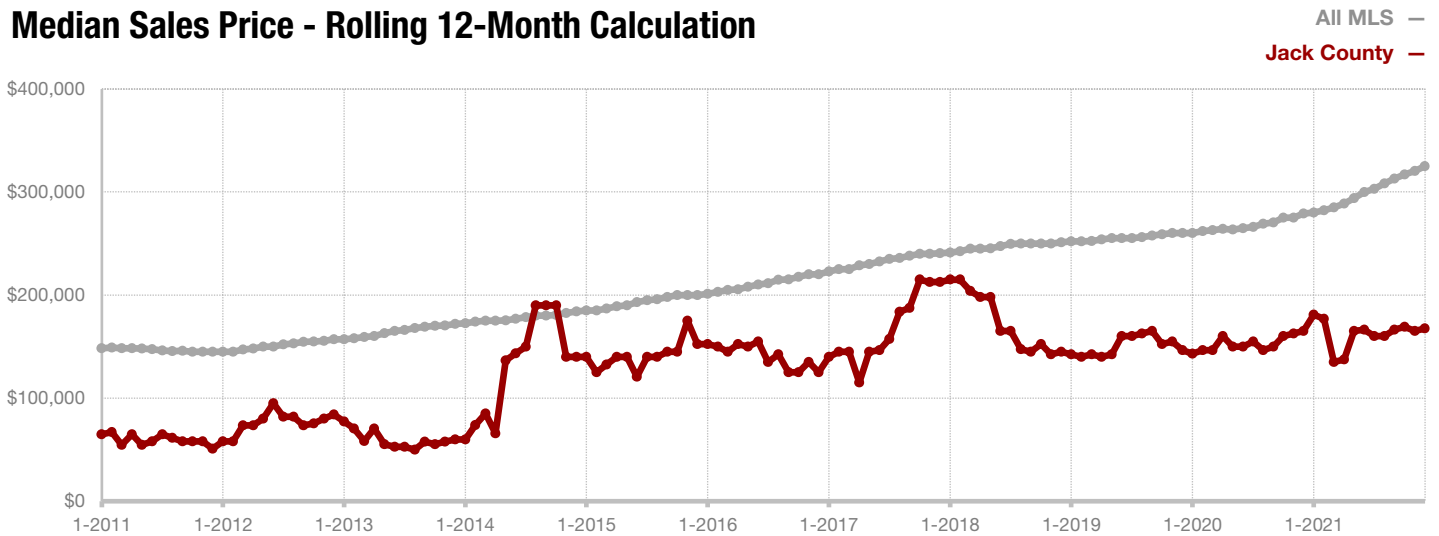
Change in
Median Sales Price

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	4	4	0.0%	93	85	- 8.6%
Pending Sales	6	2	- 66.7%	65	67	+ 3.1%
Closed Sales	5	10	+ 100.0%	61	74	+ 21.3%
Average Sales Price*	\$298,450	\$329,600	+ 10.4%	\$224,897	\$278,899	+ 24.0%
Median Sales Price*	\$140,000	\$225,000	+ 60.7%	\$165,000	\$167,500	+ 1.5%
Percent of Original List Price Received*	96.3%	88.7%	- 7.9%	92.0%	88.8%	- 3.5%
Days on Market Until Sale	149	77	- 48.3%	75	135	+ 80.0%
Inventory of Homes for Sale	29	25	- 13.8%	--	--	--
Months Supply of Inventory	5.4	4.5	- 16.7%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 7.5%

Change in
New Listings

- 6.3%

Change in
Closed Sales

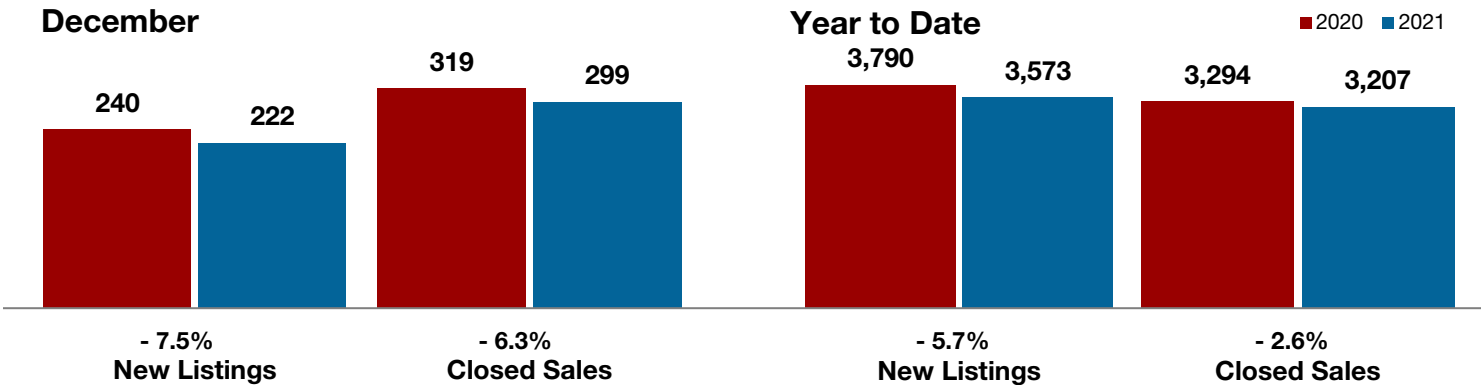
+ 29.8%

Change in
Median Sales Price

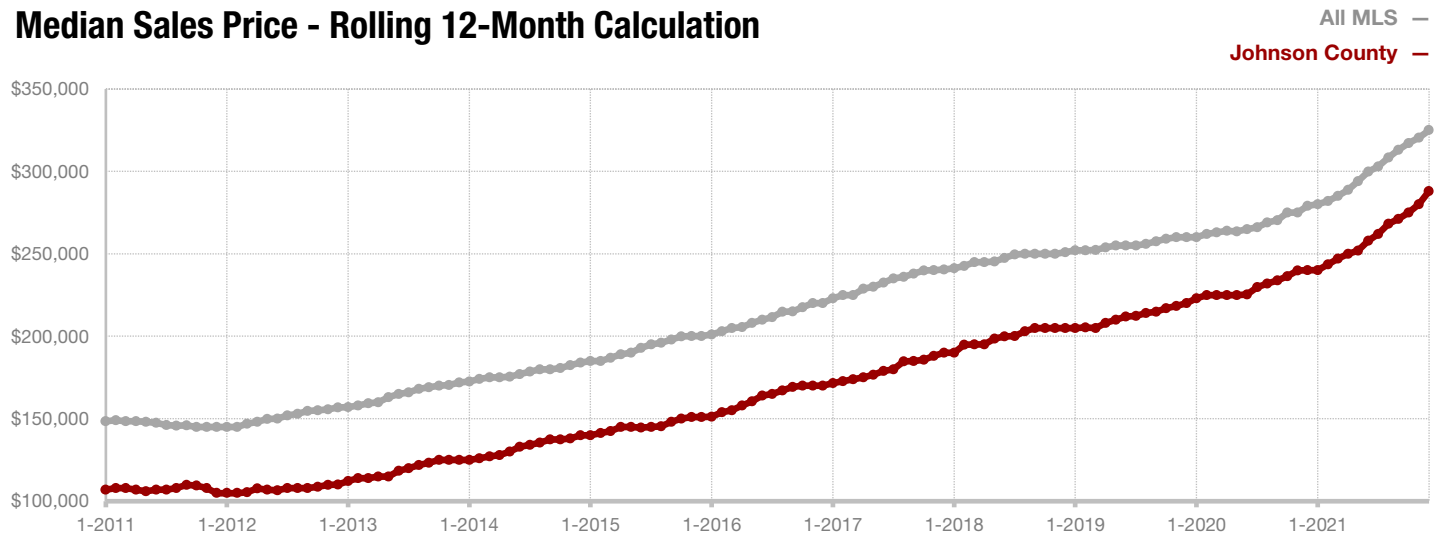
Johnson County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	240	222	- 7.5%	3,790	3,573	- 5.7%
Pending Sales	222	229	+ 3.2%	3,400	3,278	- 3.6%
Closed Sales	319	299	- 6.3%	3,294	3,207	- 2.6%
Average Sales Price*	\$271,738	\$342,570	+ 26.1%	\$266,497	\$313,354	+ 17.6%
Median Sales Price*	\$247,070	\$320,708	+ 29.8%	\$240,000	\$288,000	+ 20.0%
Percent of Original List Price Received*	98.2%	99.5%	+ 1.3%	97.7%	100.0%	+ 2.4%
Days on Market Until Sale	31	28	- 9.7%	47	27	- 42.6%
Inventory of Homes for Sale	395	286	- 27.6%	--	--	--
Months Supply of Inventory	1.4	1.0	- 28.6%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



0.0%

+ 25.0%

- 24.6%

Change in
New Listings

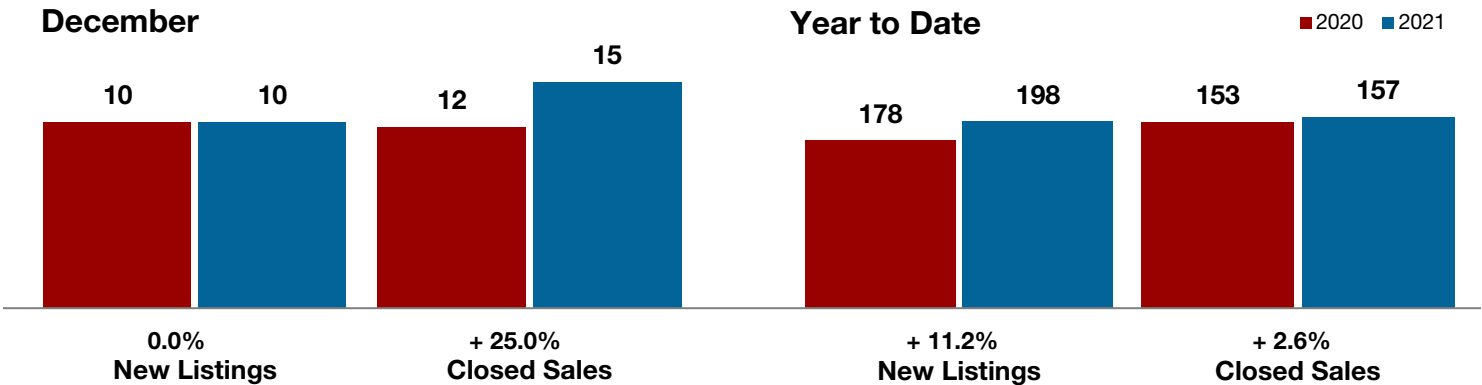
Change in
Closed Sales

Change in
Median Sales Price

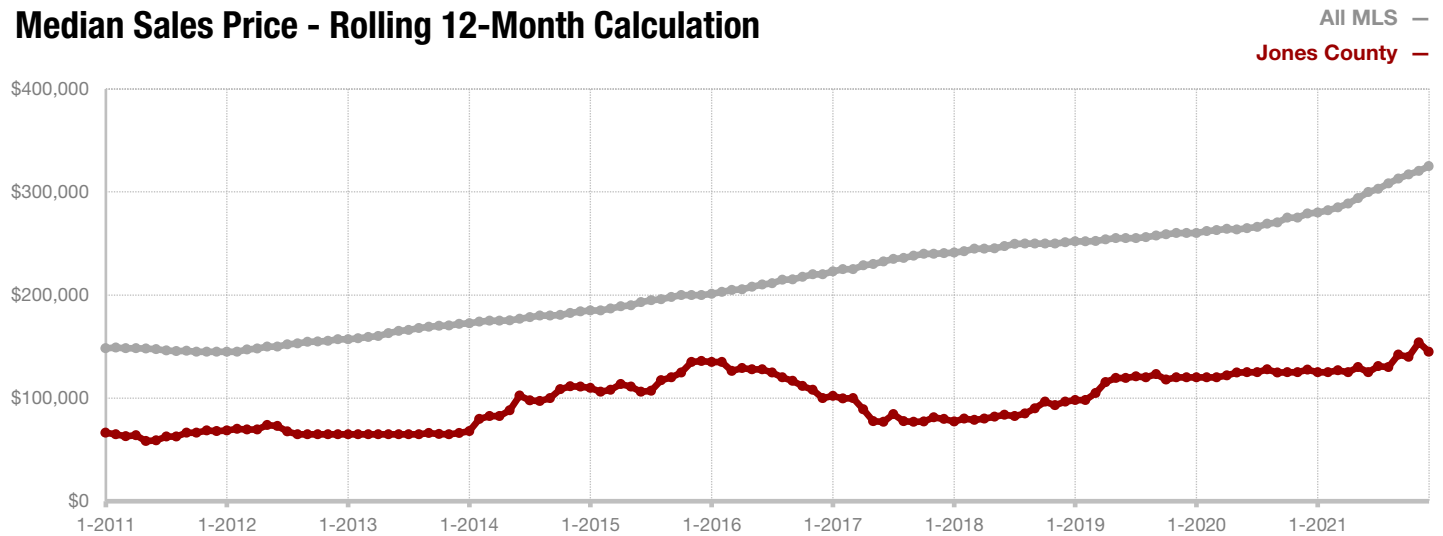
Jones County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	10	10	0.0%	178	198	+ 11.2%
Pending Sales	8	7	- 12.5%	156	157	+ 0.6%
Closed Sales	12	15	+ 25.0%	153	157	+ 2.6%
Average Sales Price*	\$216,236	\$164,432	- 24.0%	\$155,024	\$182,294	+ 17.6%
Median Sales Price*	\$205,000	\$154,650	- 24.6%	\$127,450	\$145,000	+ 13.8%
Percent of Original List Price Received*	93.4%	90.5%	- 3.1%	92.5%	92.8%	+ 0.3%
Days on Market Until Sale	78	62	- 20.5%	80	50	- 37.5%
Inventory of Homes for Sale	31	29	- 6.5%	--	--	--
Months Supply of Inventory	2.4	2.2	- 8.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 6.8%

Change in
New Listings

+ 8.5%

Change in
Closed Sales

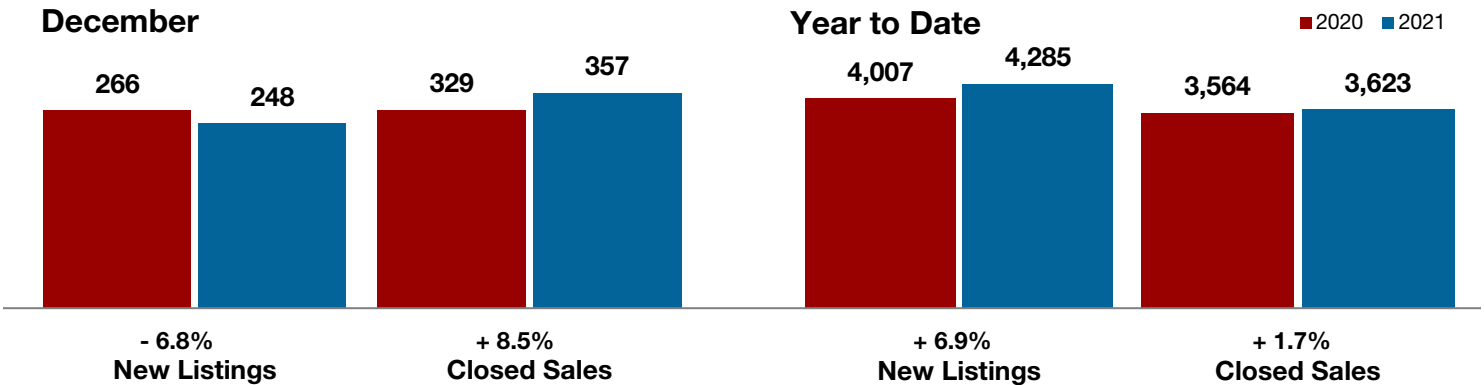
+ 27.0%

Change in
Median Sales Price

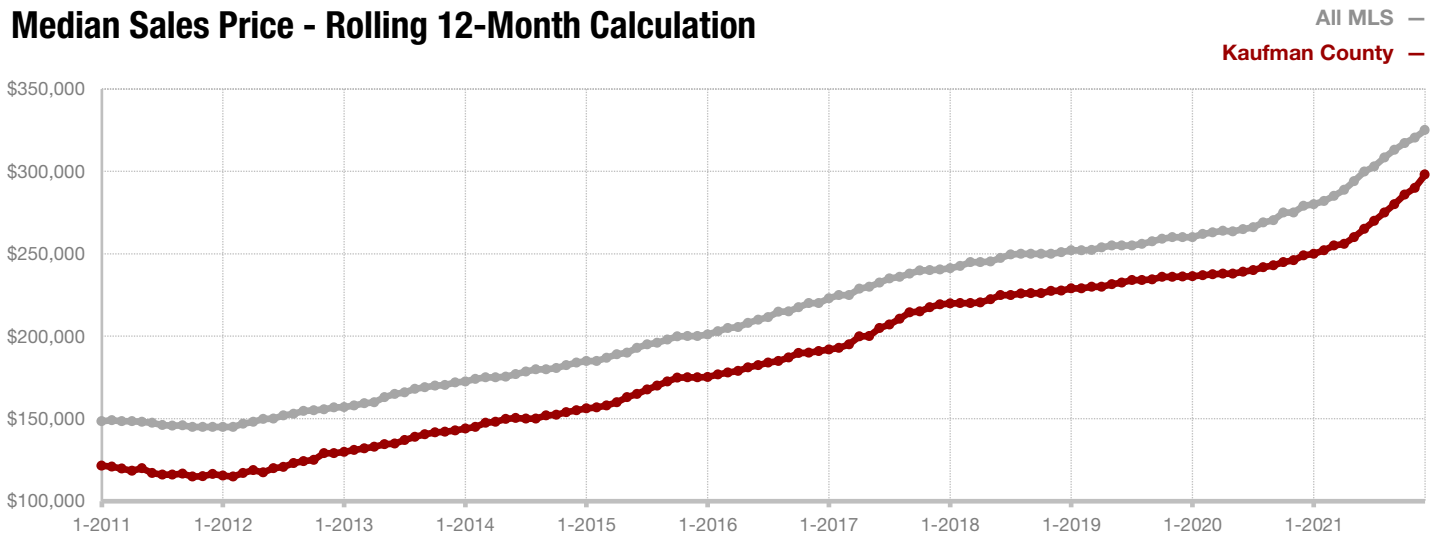
Kaufman County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	266	248	- 6.8%	4,007	4,285	+ 6.9%
Pending Sales	217	304	+ 40.1%	3,659	3,886	+ 6.2%
Closed Sales	329	357	+ 8.5%	3,564	3,623	+ 1.7%
Average Sales Price*	\$279,216	\$357,593	+ 28.1%	\$263,614	\$319,052	+ 21.0%
Median Sales Price*	\$259,900	\$330,000	+ 27.0%	\$249,000	\$298,000	+ 19.7%
Percent of Original List Price Received*	97.9%	99.9%	+ 2.0%	97.0%	101.1%	+ 4.2%
Days on Market Until Sale	35	32	- 8.6%	49	27	- 44.9%
Inventory of Homes for Sale	442	404	- 8.6%	--	--	--
Months Supply of Inventory	1.4	1.2	- 14.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 19.0%

+ 19.0%

+ 31.1%

Change in
New Listings

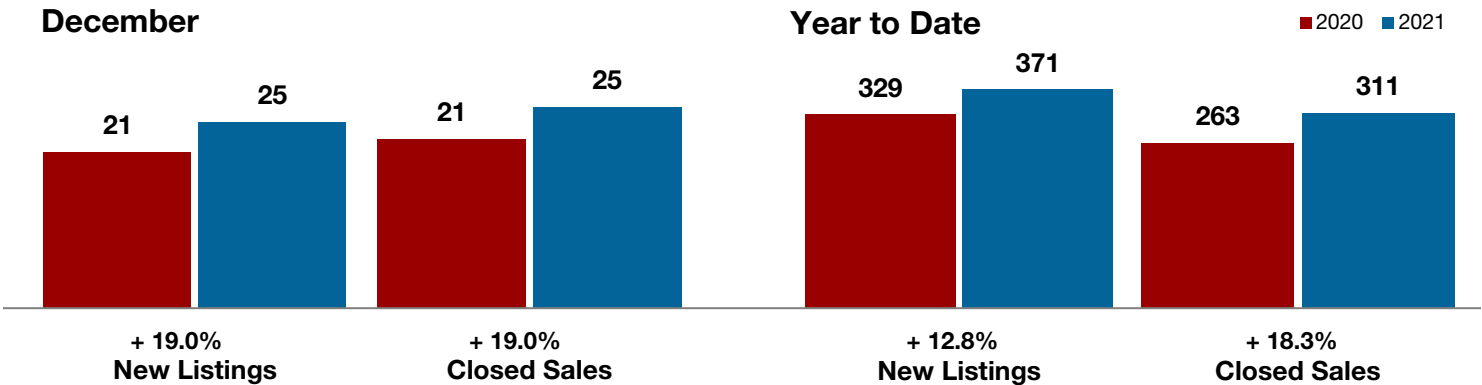
Change in
Closed Sales

Change in
Median Sales Price

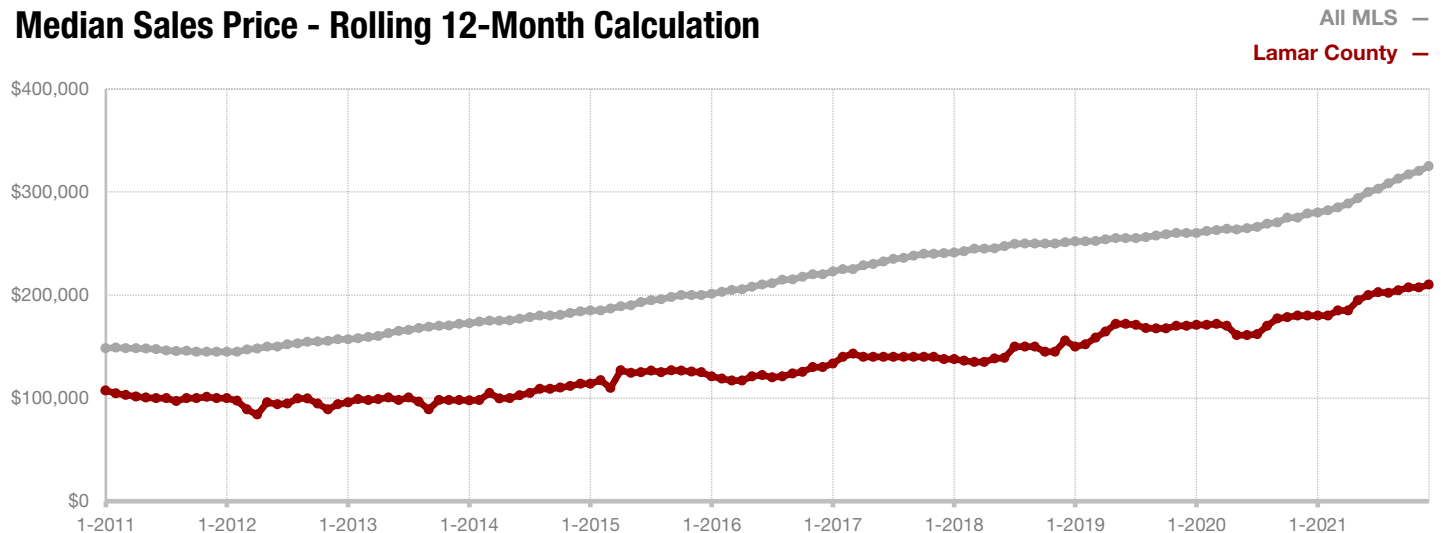
Lamar County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	21	25	+ 19.0%	329	371	+ 12.8%
Pending Sales	24	15	- 37.5%	281	310	+ 10.3%
Closed Sales	21	25	+ 19.0%	263	311	+ 18.3%
Average Sales Price*	\$198,357	\$282,050	+ 42.2%	\$190,374	\$237,514	+ 24.8%
Median Sales Price*	\$185,000	\$242,500	+ 31.1%	\$180,000	\$210,000	+ 16.7%
Percent of Original List Price Received*	95.8%	97.2%	+ 1.5%	93.3%	95.8%	+ 2.7%
Days on Market Until Sale	56	36	- 35.7%	70	40	- 42.9%
Inventory of Homes for Sale	63	54	- 14.3%	--	--	--
Months Supply of Inventory	2.7	2.1	- 22.2%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 66.7% **+ 200.0%** **- 57.3%**

Change in
New Listings

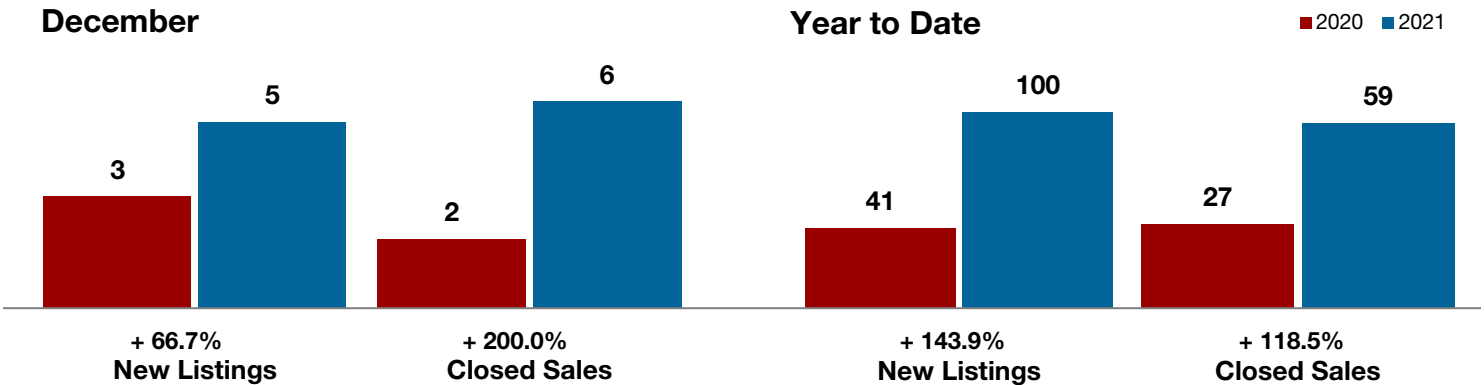
Change in
Closed Sales

Change in
Median Sales Price

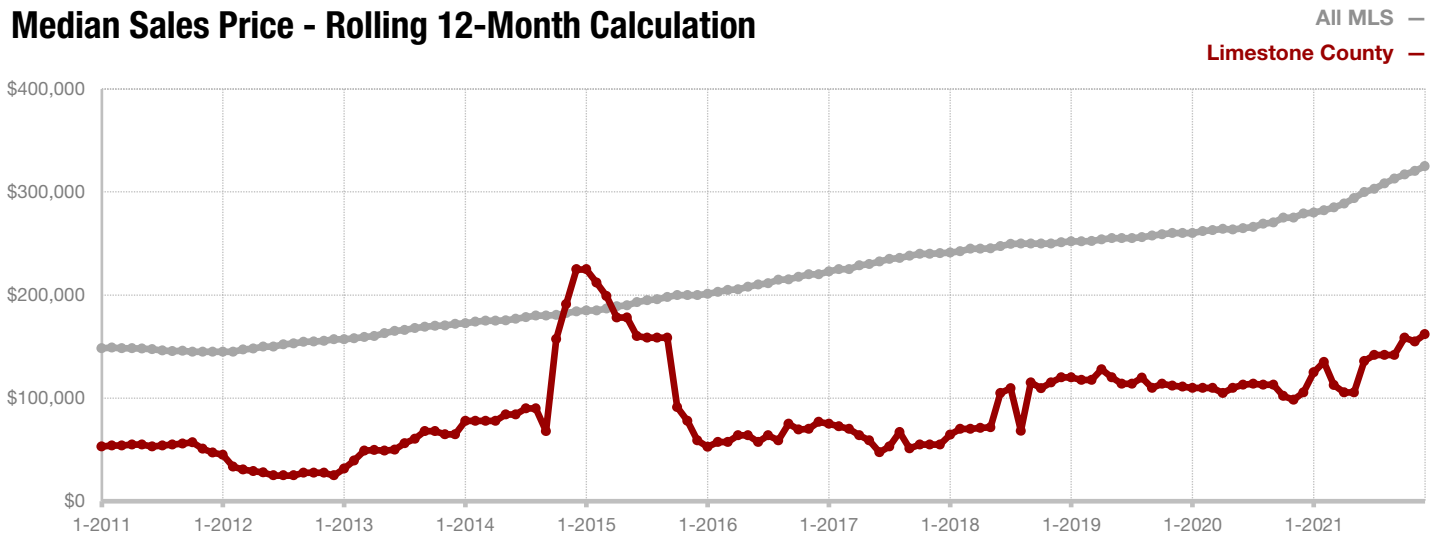
Limestone County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	3	5	+ 66.7%	41	100	+ 143.9%
Pending Sales	5	10	+ 100.0%	30	67	+ 123.3%
Closed Sales	2	6	+ 200.0%	27	59	+ 118.5%
Average Sales Price*	\$412,500	\$222,600	- 46.0%	\$147,435	\$183,540	+ 24.5%
Median Sales Price*	\$412,500	\$176,000	- 57.3%	\$105,400	\$162,000	+ 53.7%
Percent of Original List Price Received*	89.8%	96.3%	+ 7.2%	90.6%	97.4%	+ 7.5%
Days on Market Until Sale	92	57	- 38.0%	97	61	- 37.1%
Inventory of Homes for Sale	11	24	+ 118.2%	--	--	--
Months Supply of Inventory	4.4	4.3	- 2.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 9.5%

Change in
New Listings

- 3.7%

Change in
Closed Sales

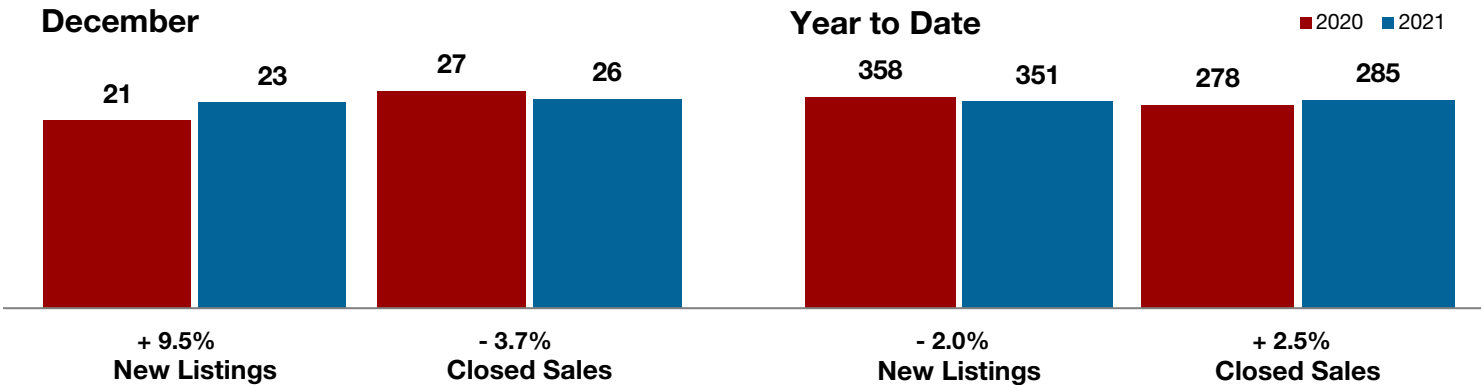
+ 68.5%

Change in
Median Sales Price

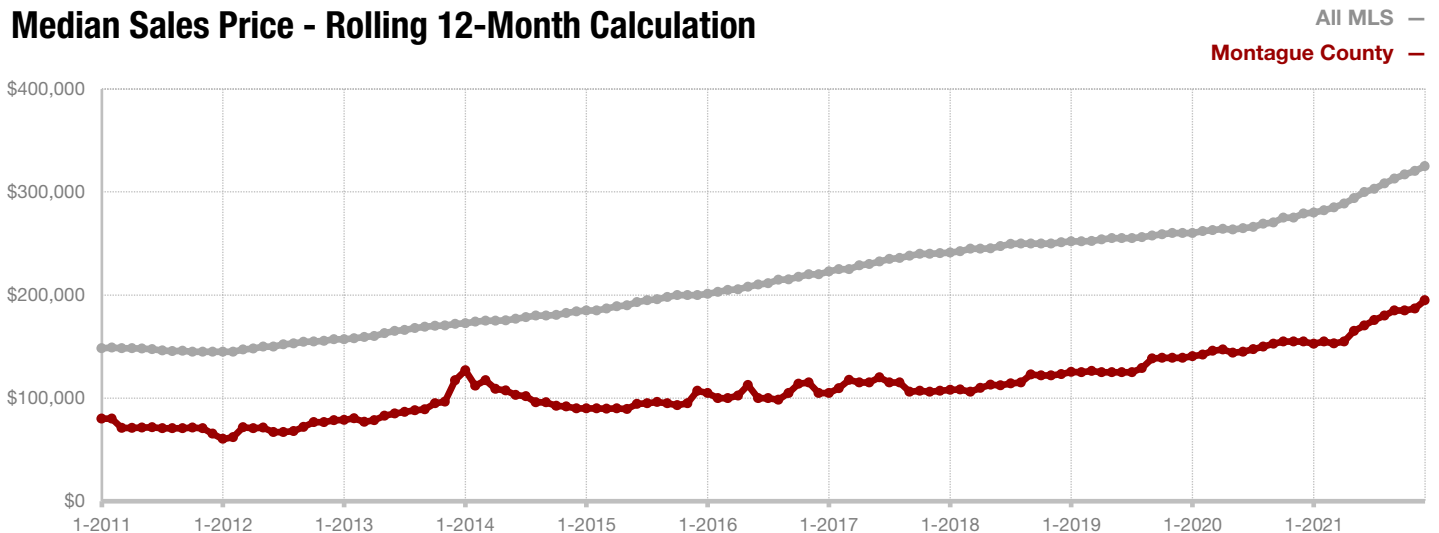
Montague County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	21	23	+ 9.5%	358	351	- 2.0%
Pending Sales	21	22	+ 4.8%	279	292	+ 4.7%
Closed Sales	27	26	- 3.7%	278	285	+ 2.5%
Average Sales Price*	\$178,950	\$229,065	+ 28.0%	\$198,474	\$266,795	+ 34.4%
Median Sales Price*	\$132,750	\$223,700	+ 68.5%	\$155,000	\$195,000	+ 25.8%
Percent of Original List Price Received*	92.8%	92.9%	+ 0.1%	92.9%	93.6%	+ 0.8%
Days on Market Until Sale	67	42	- 37.3%	68	51	- 25.0%
Inventory of Homes for Sale	68	60	- 11.8%	--	--	--
Months Supply of Inventory	2.9	2.5	- 13.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 17.9%

+ 25.5%

+ 2.1%

Change in
New Listings

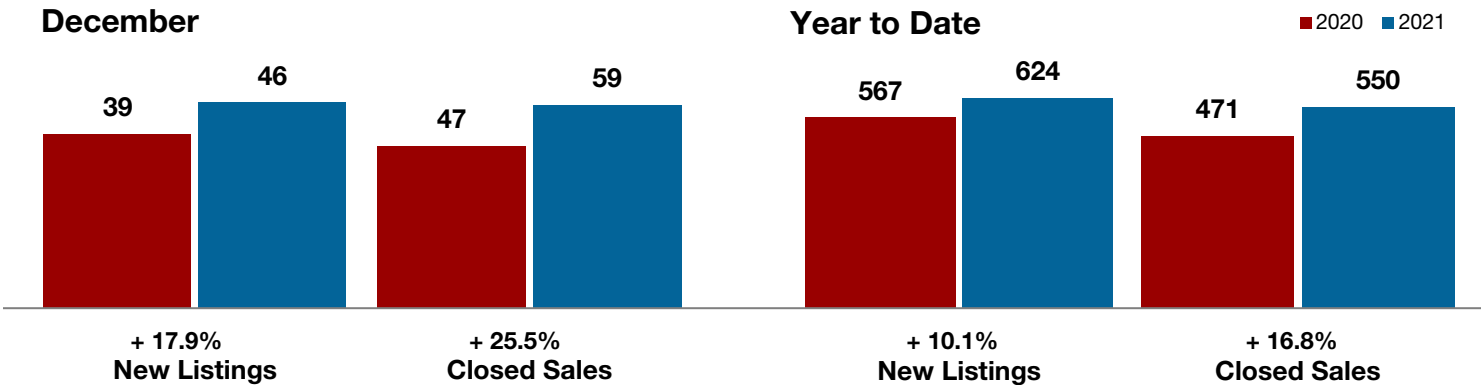
Change in
Closed Sales

Change in
Median Sales Price

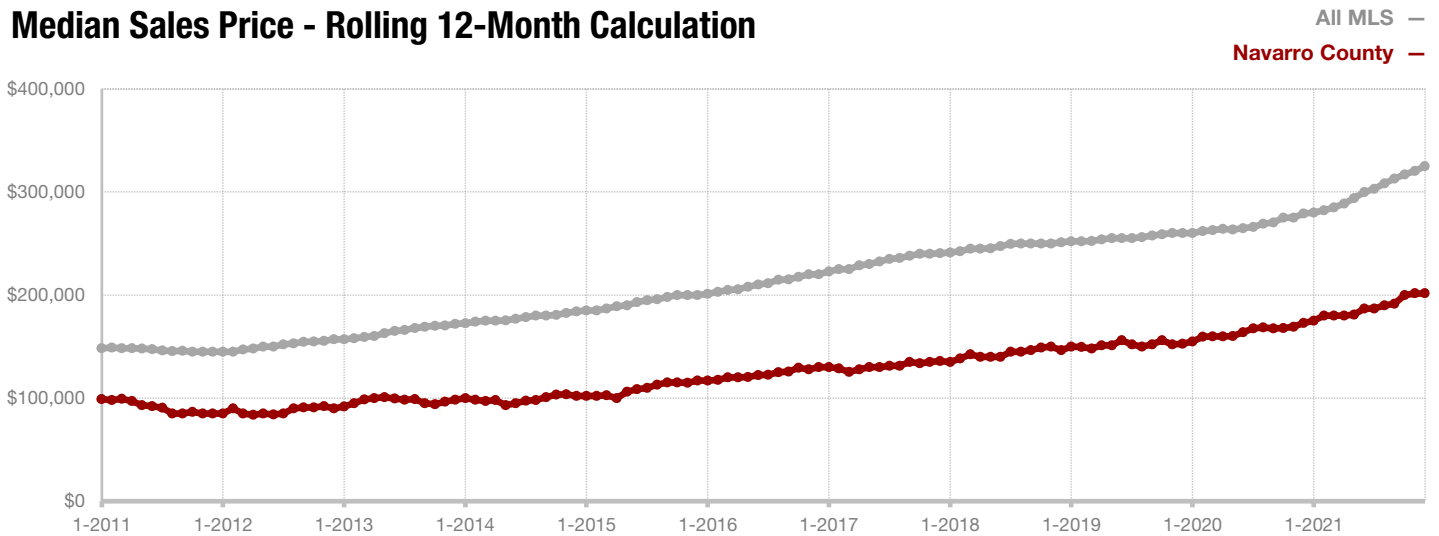
Navarro County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	39	46	+ 17.9%	567	624	+ 10.1%
Pending Sales	38	34	- 10.5%	502	533	+ 6.2%
Closed Sales	47	59	+ 25.5%	471	550	+ 16.8%
Average Sales Price*	\$225,202	\$276,974	+ 23.0%	\$222,546	\$281,643	+ 26.6%
Median Sales Price*	\$195,900	\$200,000	+ 2.1%	\$173,000	\$201,700	+ 16.6%
Percent of Original List Price Received*	95.4%	97.1%	+ 1.8%	95.0%	97.6%	+ 2.7%
Days on Market Until Sale	52	37	- 28.8%	69	38	- 44.9%
Inventory of Homes for Sale	91	87	- 4.4%	--	--	--
Months Supply of Inventory	2.2	2.0	- 9.1%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 300.0% **+ 200.0%** **- 88.0%**

Change in
New Listings

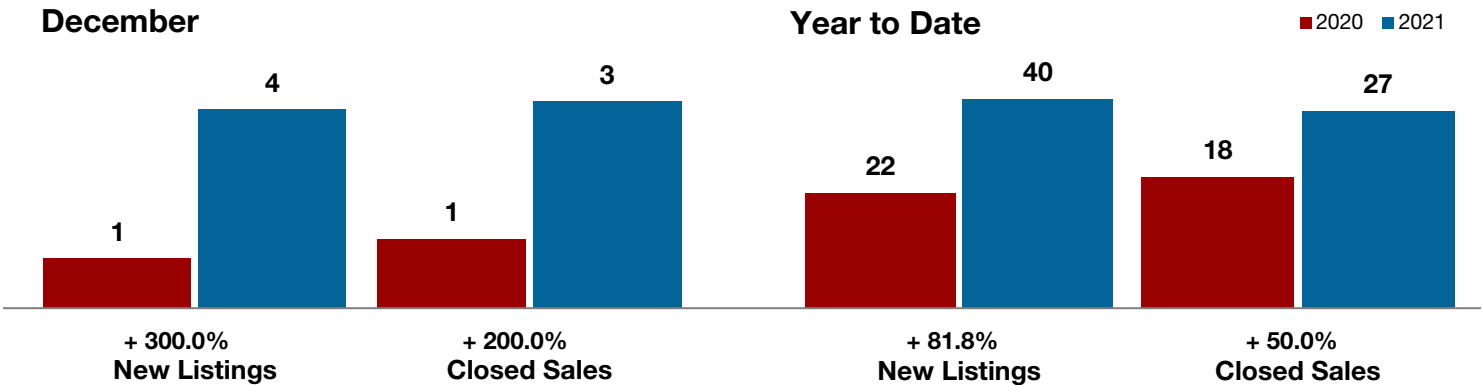
Change in
Closed Sales

Change in
Median Sales Price

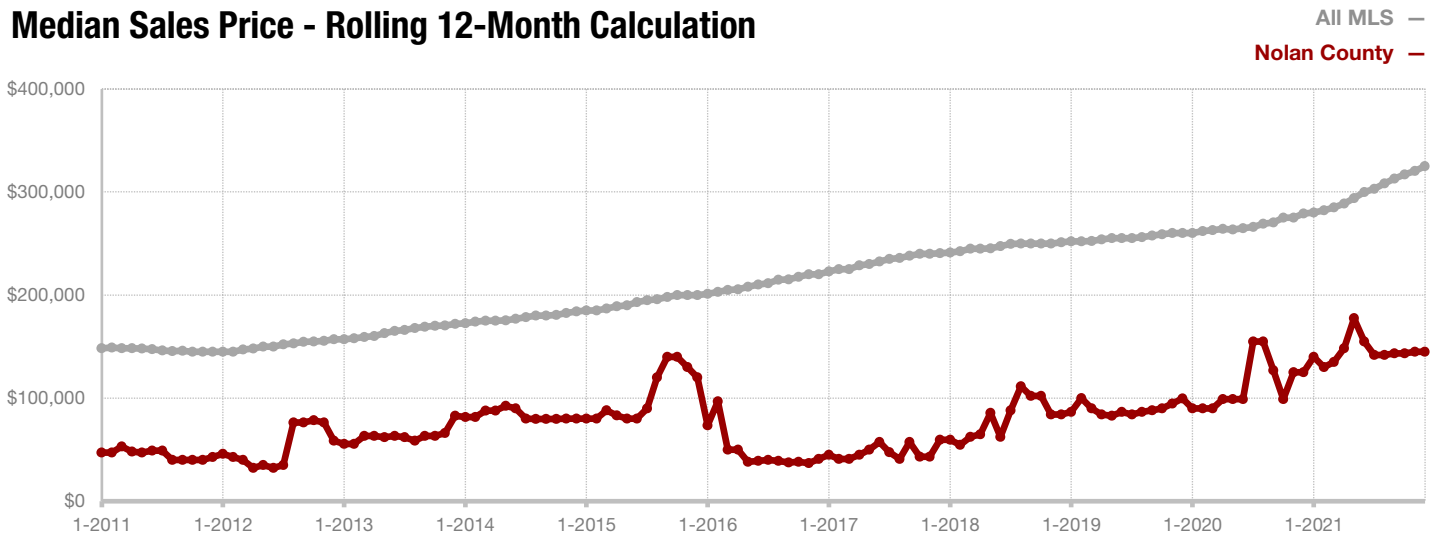
Nolan County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1	4	+ 300.0%	22	40	+ 81.8%
Pending Sales	0	2	--	16	30	+ 87.5%
Closed Sales	1	3	+ 200.0%	18	27	+ 50.0%
Average Sales Price*	\$1,400,000	\$163,260	- 88.3%	\$235,765	\$164,567	- 30.2%
Median Sales Price*	\$1,400,000	\$168,000	- 88.0%	\$124,999	\$145,000	+ 16.0%
Percent of Original List Price Received*	83.6%	86.9%	+ 3.9%	87.4%	93.4%	+ 6.9%
Days on Market Until Sale	488	104	- 78.7%	120	49	- 59.2%
Inventory of Homes for Sale	8	7	- 12.5%	--	--	--
Months Supply of Inventory	4.0	2.6	- 35.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 24.0%

+ 58.8%

+ 20.2%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

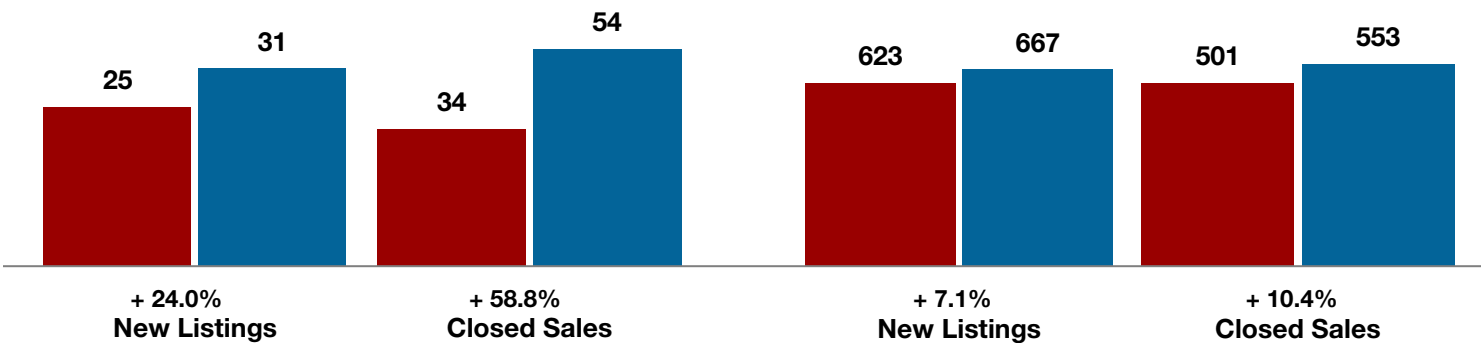
Palo Pinto County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	25	31	+ 24.0%	623	667	+ 7.1%
Pending Sales	30	34	+ 13.3%	515	543	+ 5.4%
Closed Sales	34	54	+ 58.8%	501	553	+ 10.4%
Average Sales Price*	\$276,999	\$347,759	+ 25.5%	\$372,104	\$504,339	+ 35.5%
Median Sales Price*	\$193,500	\$232,500	+ 20.2%	\$247,500	\$285,000	+ 15.2%
Percent of Original List Price Received*	92.9%	93.4%	+ 0.5%	92.6%	94.3%	+ 1.8%
Days on Market Until Sale	73	54	- 26.0%	97	63	- 35.1%
Inventory of Homes for Sale	133	102	- 23.3%	--	--	--
Months Supply of Inventory	3.1	2.3	- 25.8%	--	--	--

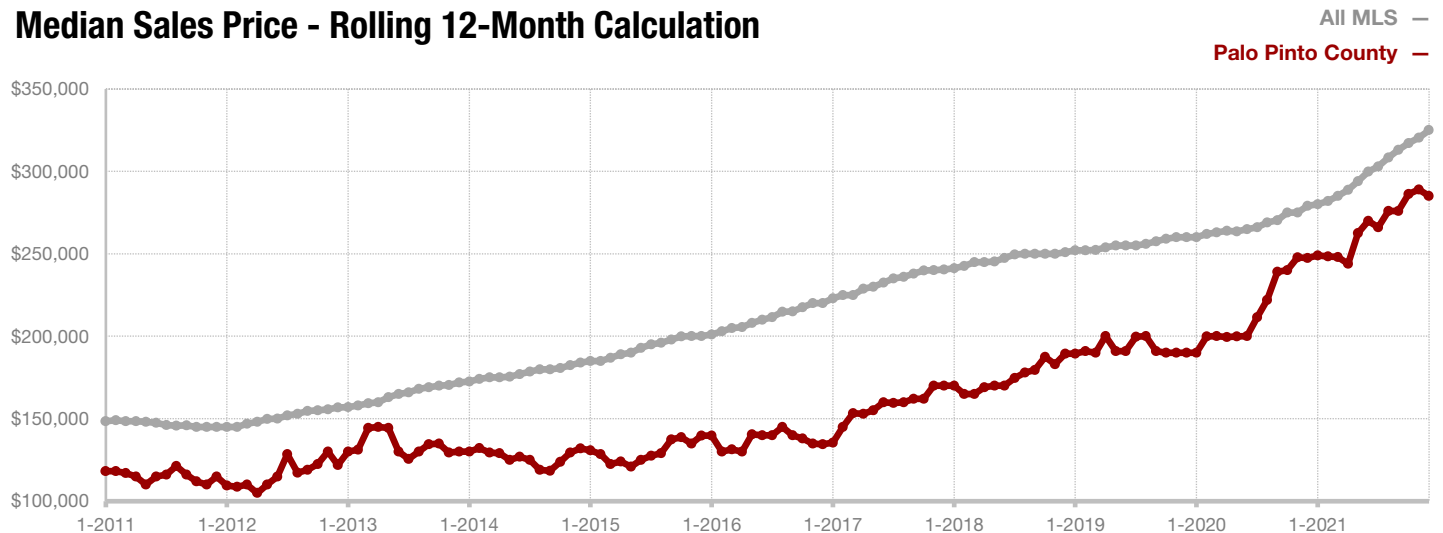
* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

Year to Date



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 21.7%

- 3.0%

+ 29.3%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

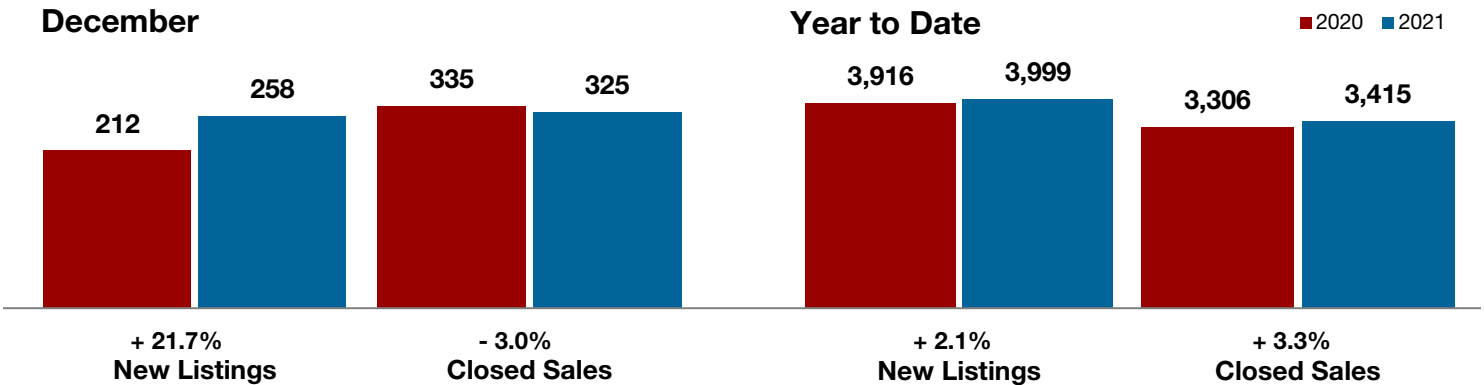
Parker County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	212	258	+ 21.7%	3,916	3,999	+ 2.1%
Pending Sales	212	223	+ 5.2%	3,449	3,487	+ 1.1%
Closed Sales	335	325	- 3.0%	3,306	3,415	+ 3.3%
Average Sales Price*	\$371,752	\$484,369	+ 30.3%	\$359,655	\$436,842	+ 21.5%
Median Sales Price*	\$321,057	\$415,000	+ 29.3%	\$324,925	\$383,745	+ 18.1%
Percent of Original List Price Received*	97.8%	99.5%	+ 1.7%	96.9%	99.5%	+ 2.7%
Days on Market Until Sale	51	36	- 29.4%	65	36	- 44.6%
Inventory of Homes for Sale	509	485	- 4.7%	--	--	--
Months Supply of Inventory	1.8	1.7	- 5.6%	--	--	--

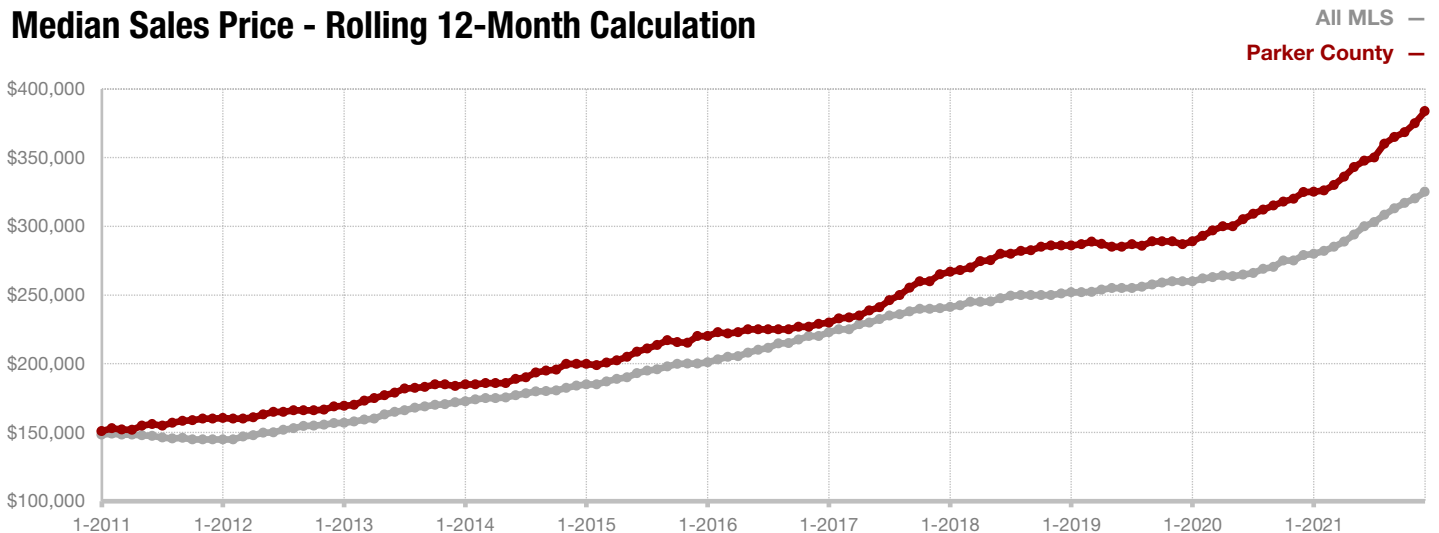
* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

Year to Date



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 28.6%

+ 25.0%

+ 9.6%

Change in
New Listings

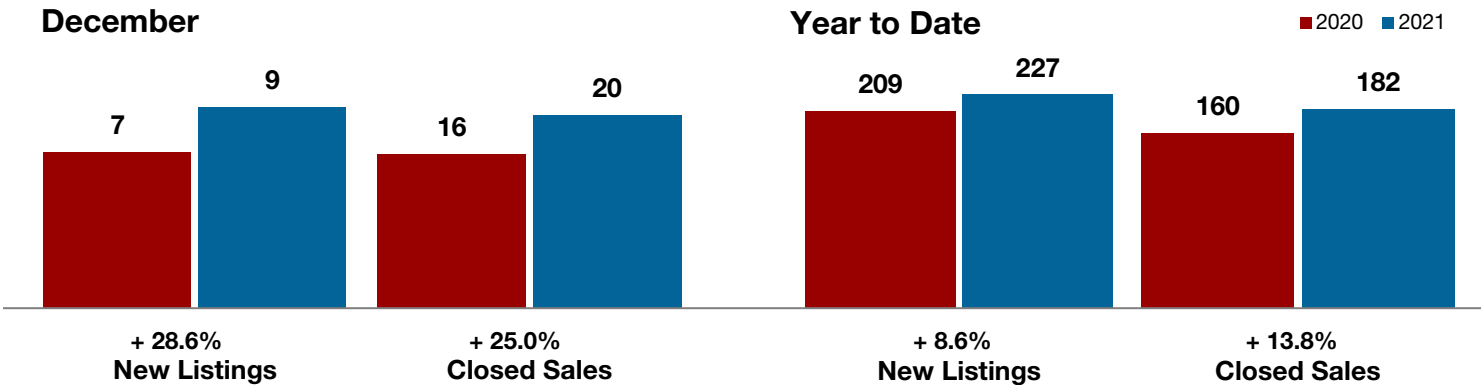
Change in
Closed Sales

Change in
Median Sales Price

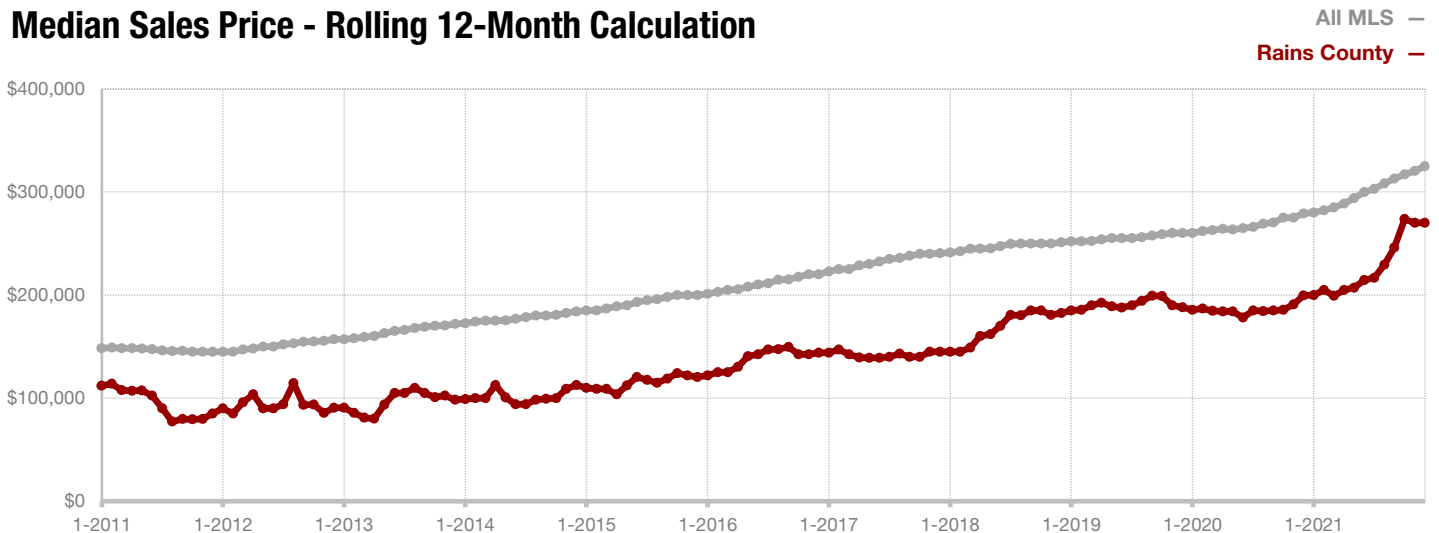
Rains County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	7	9	+ 28.6%	209	227	+ 8.6%
Pending Sales	10	17	+ 70.0%	166	194	+ 16.9%
Closed Sales	16	20	+ 25.0%	160	182	+ 13.8%
Average Sales Price*	\$261,306	\$303,902	+ 16.3%	\$239,426	\$310,374	+ 29.6%
Median Sales Price*	\$231,000	\$253,100	+ 9.6%	\$199,700	\$270,000	+ 35.2%
Percent of Original List Price Received*	91.5%	92.9%	+ 1.5%	93.4%	94.0%	+ 0.6%
Days on Market Until Sale	72	59	- 18.1%	79	44	- 44.3%
Inventory of Homes for Sale	34	36	+ 5.9%	--	--	--
Months Supply of Inventory	2.5	2.2	- 12.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 0.6%

Change in
New Listings

- 3.9%

Change in
Closed Sales

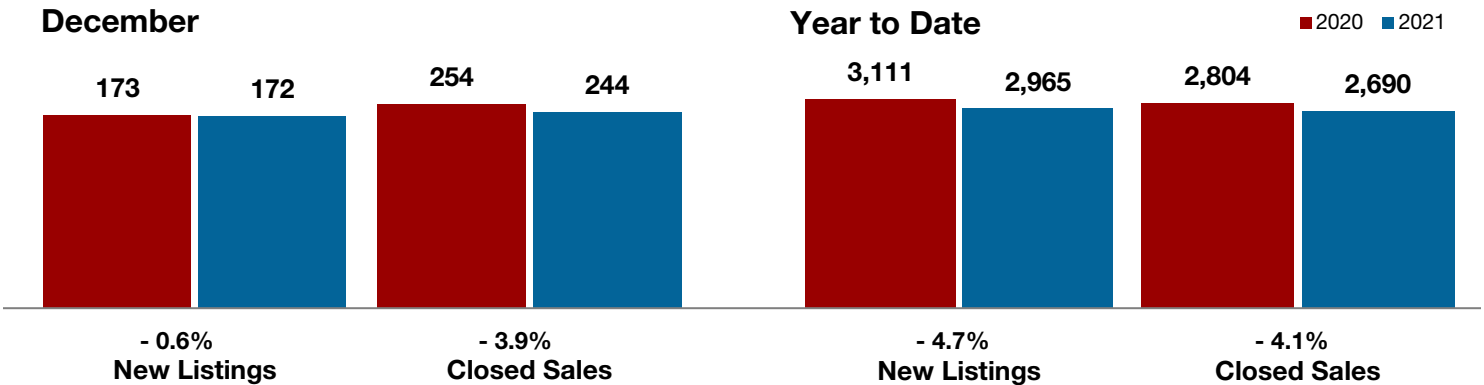
+ 24.1%

Change in
Median Sales Price

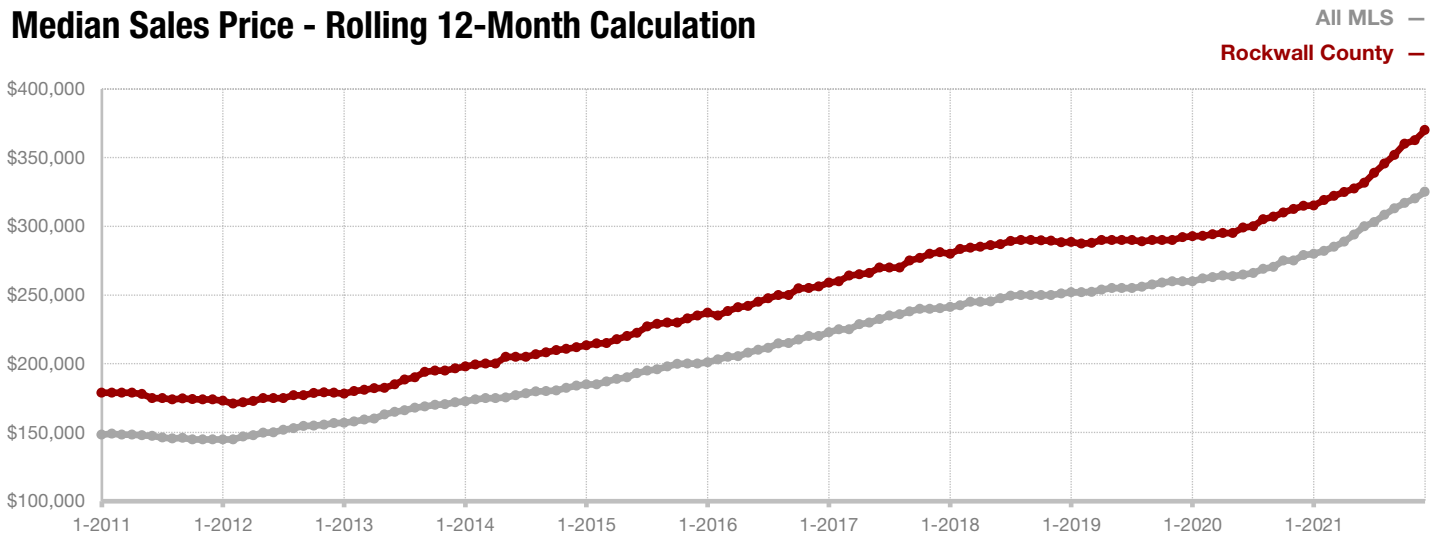
Rockwall County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	173	172	- 0.6%	3,111	2,965	- 4.7%
Pending Sales	184	208	+ 13.0%	2,921	2,737	- 6.3%
Closed Sales	254	244	- 3.9%	2,804	2,690	- 4.1%
Average Sales Price*	\$394,923	\$481,427	+ 21.9%	\$363,455	\$435,436	+ 19.8%
Median Sales Price*	\$319,396	\$396,500	+ 24.1%	\$314,771	\$370,000	+ 17.5%
Percent of Original List Price Received*	98.4%	100.8%	+ 2.4%	97.0%	101.8%	+ 4.9%
Days on Market Until Sale	38	35	- 7.9%	55	25	- 54.5%
Inventory of Homes for Sale	266	223	- 16.2%	--	--	--
Months Supply of Inventory	1.1	1.0	- 9.1%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Shackelford County

0.0%

- 100.0%

--

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

December

Year to Date

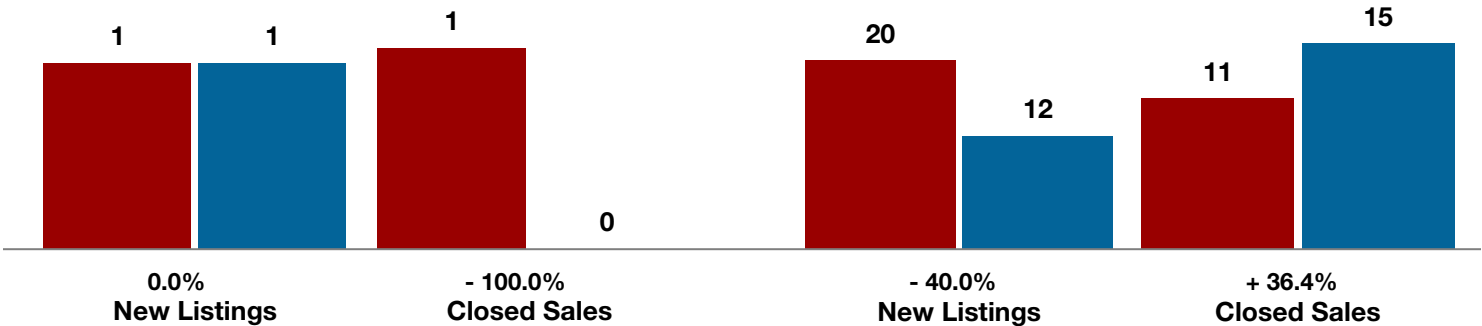
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1	1	0.0%	20	12	- 40.0%
Pending Sales	2	0	- 100.0%	14	13	- 7.1%
Closed Sales	1	0	- 100.0%	11	15	+ 36.4%
Average Sales Price*	\$79,000	--	--	\$245,182	\$216,500	- 11.7%
Median Sales Price*	\$79,000	--	--	\$255,000	\$175,000	- 31.4%
Percent of Original List Price Received*	72.1%	--	--	98.4%	89.8%	- 8.7%
Days on Market Until Sale	373	--	--	88	100	+ 13.6%
Inventory of Homes for Sale	7	2	- 71.4%	--	--	--
Months Supply of Inventory	4.5	0.9	- 80.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

Year to Date

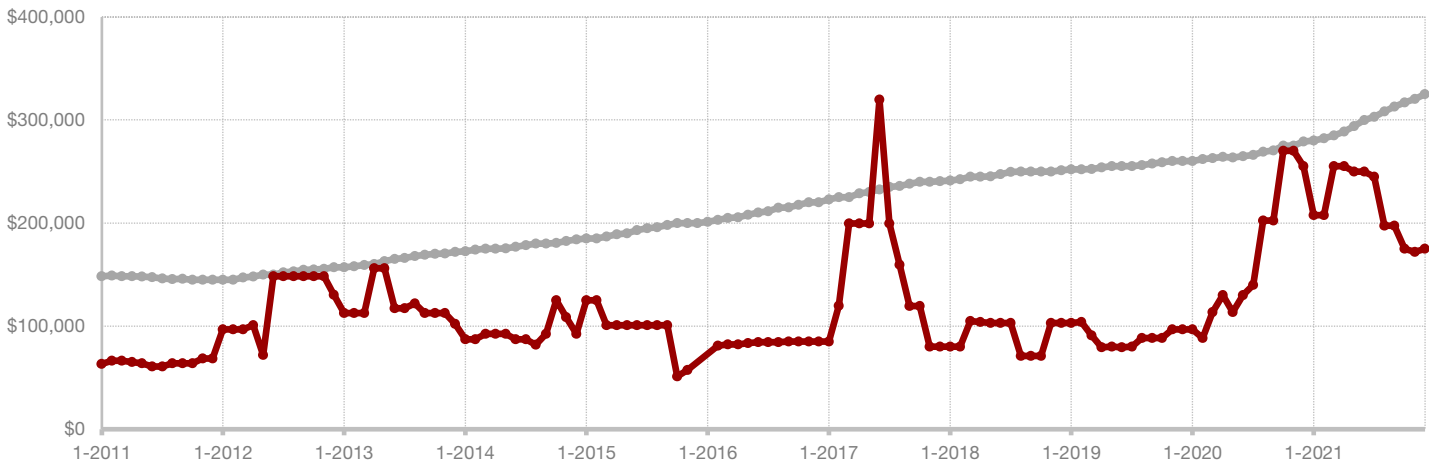
■ 2020 ■ 2021



Median Sales Price - Rolling 12-Month Calculation

All MLS —

Shackelford County —



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 42.1%

- 39.0%

+ 20.8%

Change in
New Listings

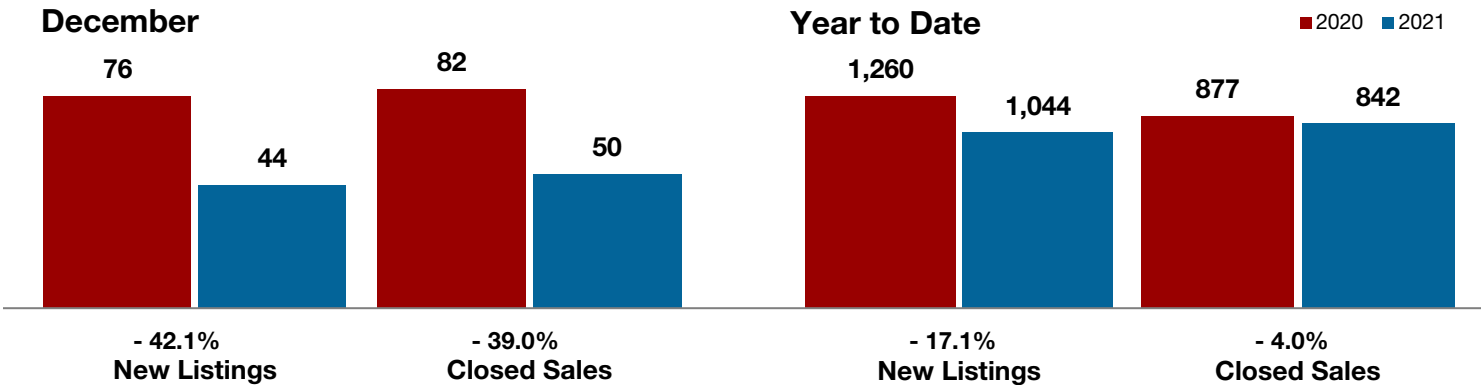
Change in
Closed Sales

Change in
Median Sales Price

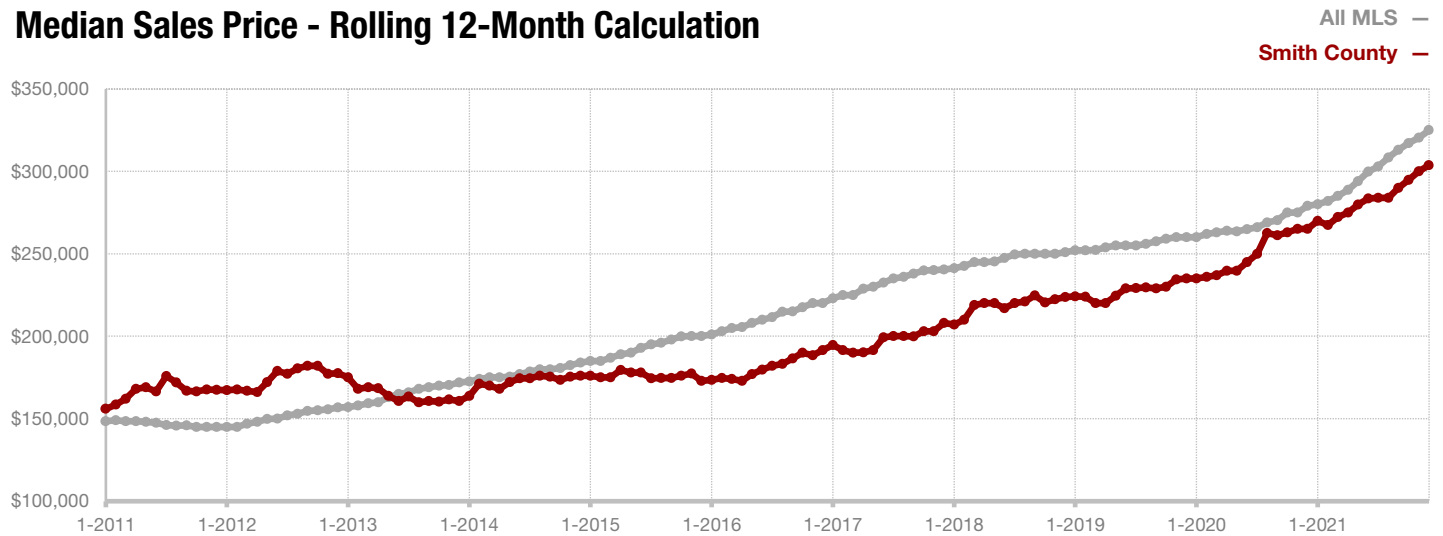
Smith County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	76	44	- 42.1%	1,260	1,044	- 17.1%
Pending Sales	48	37	- 22.9%	912	837	- 8.2%
Closed Sales	82	50	- 39.0%	877	842	- 4.0%
Average Sales Price*	\$337,848	\$394,335	+ 16.7%	\$321,923	\$367,070	+ 14.0%
Median Sales Price*	\$274,000	\$330,900	+ 20.8%	\$265,000	\$303,700	+ 14.6%
Percent of Original List Price Received*	96.9%	95.2%	- 1.8%	96.6%	97.3%	+ 0.7%
Days on Market Until Sale	57	52	- 8.8%	56	43	- 23.2%
Inventory of Homes for Sale	219	118	- 46.1%	--	--	--
Months Supply of Inventory	2.9	1.7	- 41.4%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 16.7%

Change in
New Listings

- 9.1%

Change in
Closed Sales

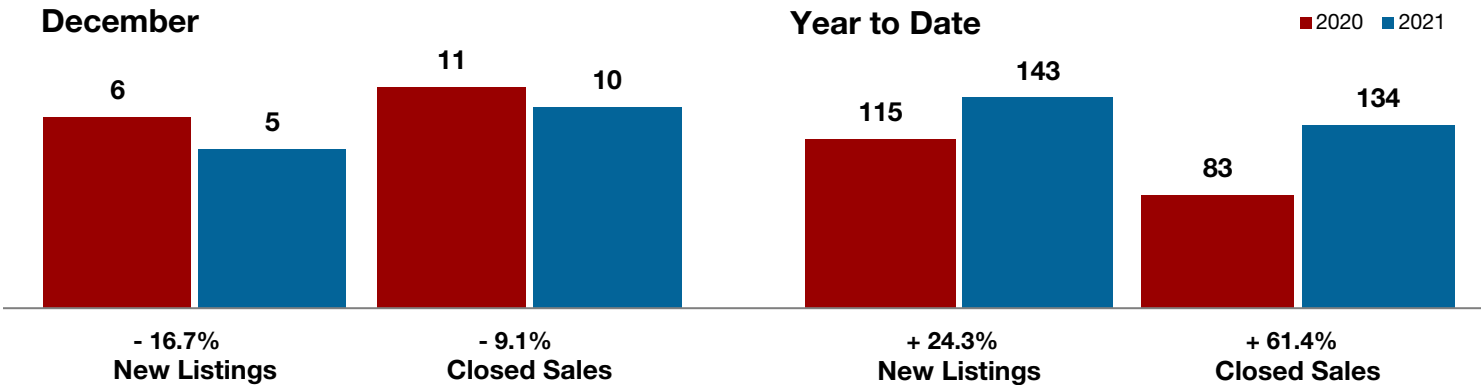
+ 55.7%

Change in
Median Sales Price

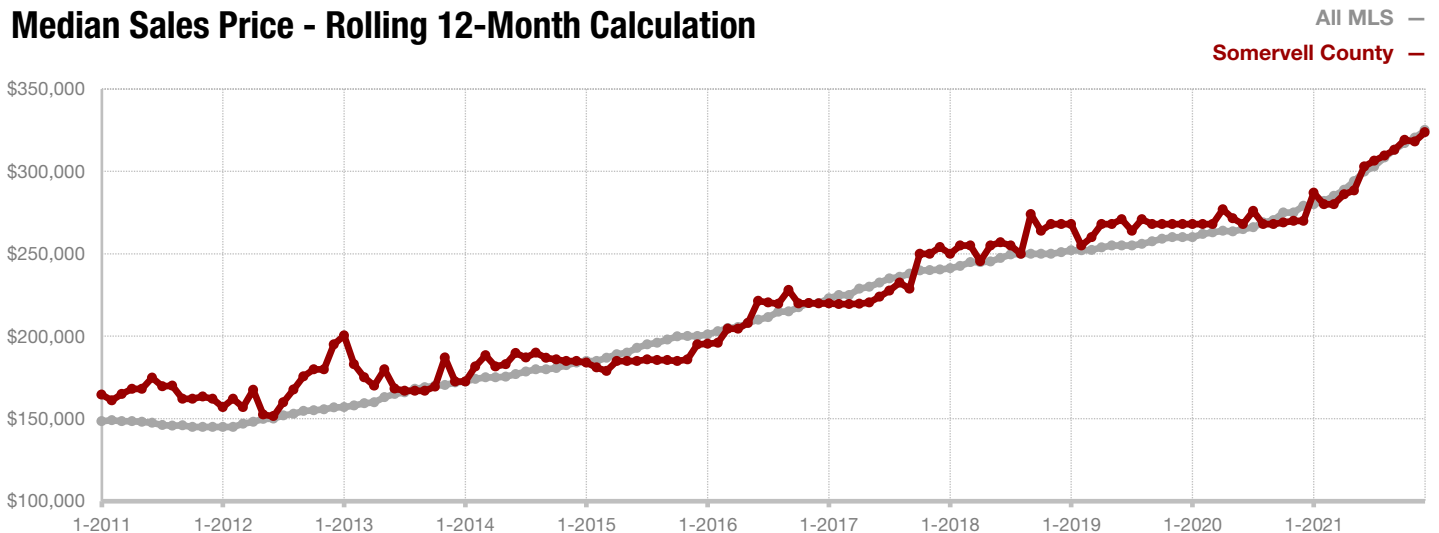
Somervell County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	6	5	- 16.7%	115	143	+ 24.3%
Pending Sales	10	4	- 60.0%	93	125	+ 34.4%
Closed Sales	11	10	- 9.1%	83	134	+ 61.4%
Average Sales Price*	\$389,206	\$440,080	+ 13.1%	\$294,641	\$370,374	+ 25.7%
Median Sales Price*	\$264,900	\$412,500	+ 55.7%	\$270,000	\$323,750	+ 19.9%
Percent of Original List Price Received*	87.0%	93.0%	+ 6.9%	93.9%	97.4%	+ 3.7%
Days on Market Until Sale	126	41	- 67.5%	72	54	- 25.0%
Inventory of Homes for Sale	20	15	- 25.0%	--	--	--
Months Supply of Inventory	2.6	1.4	- 46.2%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 81.8%

- 28.6%

- 0.4%

Change in
New Listings

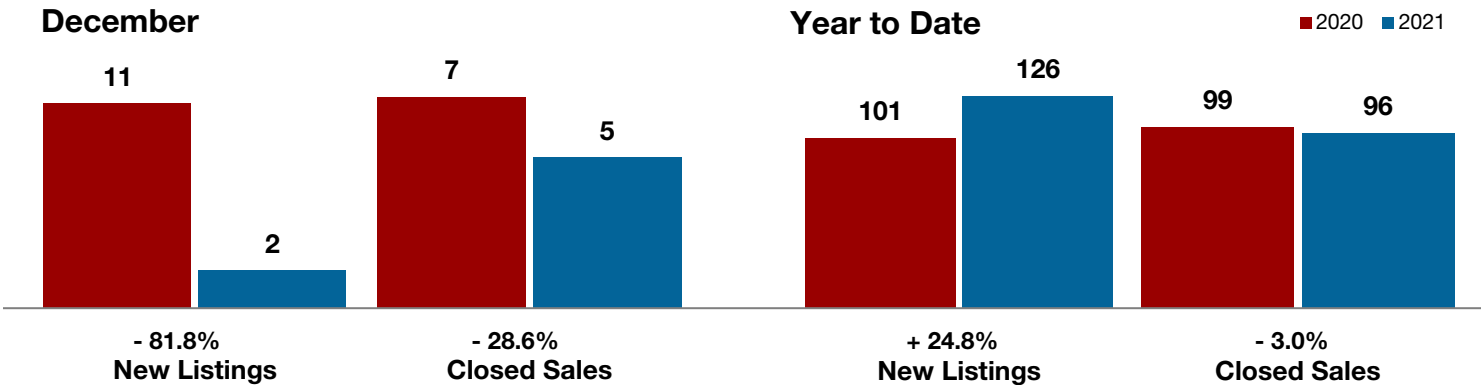
Change in
Closed Sales

Change in
Median Sales Price

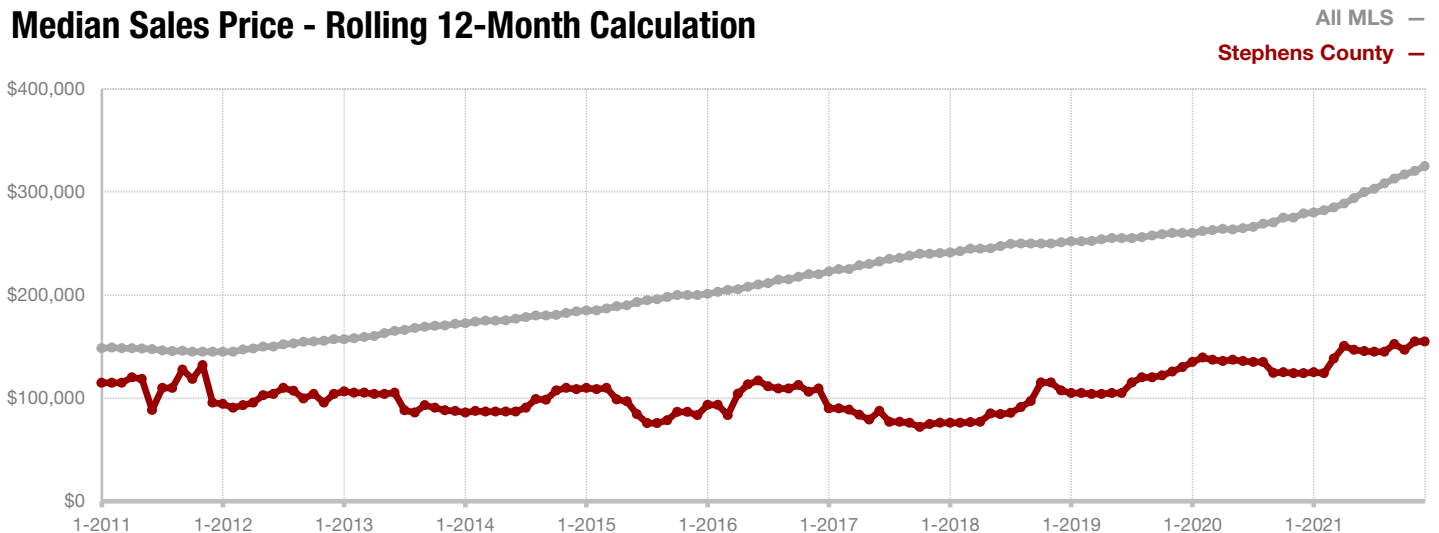
Stephens County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	11	2	- 81.8%	101	126	+ 24.8%
Pending Sales	8	8	0.0%	102	99	- 2.9%
Closed Sales	7	5	- 28.6%	99	96	- 3.0%
Average Sales Price*	\$158,054	\$181,100	+ 14.6%	\$166,966	\$219,124	+ 31.2%
Median Sales Price*	\$155,075	\$154,500	- 0.4%	\$124,000	\$154,750	+ 24.8%
Percent of Original List Price Received*	87.7%	88.0%	+ 0.3%	88.6%	93.6%	+ 5.6%
Days on Market Until Sale	87	70	- 19.5%	100	51	- 49.0%
Inventory of Homes for Sale	35	32	- 8.6%	--	--	--
Months Supply of Inventory	4.1	3.9	- 4.9%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Stonewall County

0.0%

Change in
New Listings

0.0%

Change in
Closed Sales

--

Change in
Median Sales Price

December

Year to Date

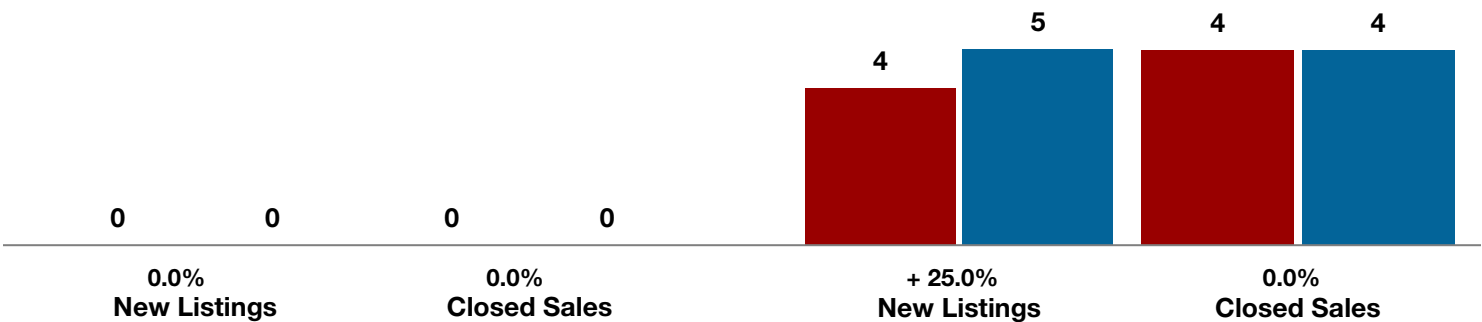
	2020	2021	+ / -	2020	2021	+ / -
New Listings	0	0	0.0%	4	5	+ 25.0%
Pending Sales	0	0	0.0%	4	4	0.0%
Closed Sales	0	0	0.0%	4	4	0.0%
Average Sales Price*	--	--	--	\$216,887	\$201,375	- 7.2%
Median Sales Price*	--	--	--	\$225,661	\$182,500	- 19.1%
Percent of Original List Price Received*	--	--	--	93.9%	90.8%	- 3.3%
Days on Market Until Sale	--	--	--	97	85	- 12.4%
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

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December

Year to Date

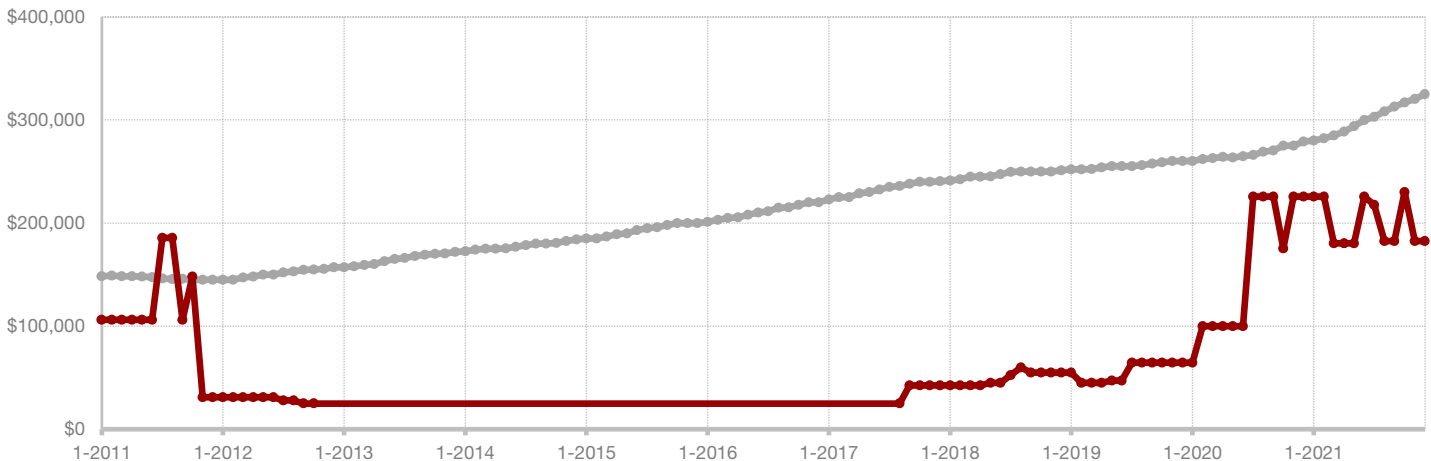
■ 2020 ■ 2021



Median Sales Price - Rolling 12-Month Calculation

All MLS —

Stonewall County —



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 5.6%

Change in
New Listings

- 9.3%

Change in
Closed Sales

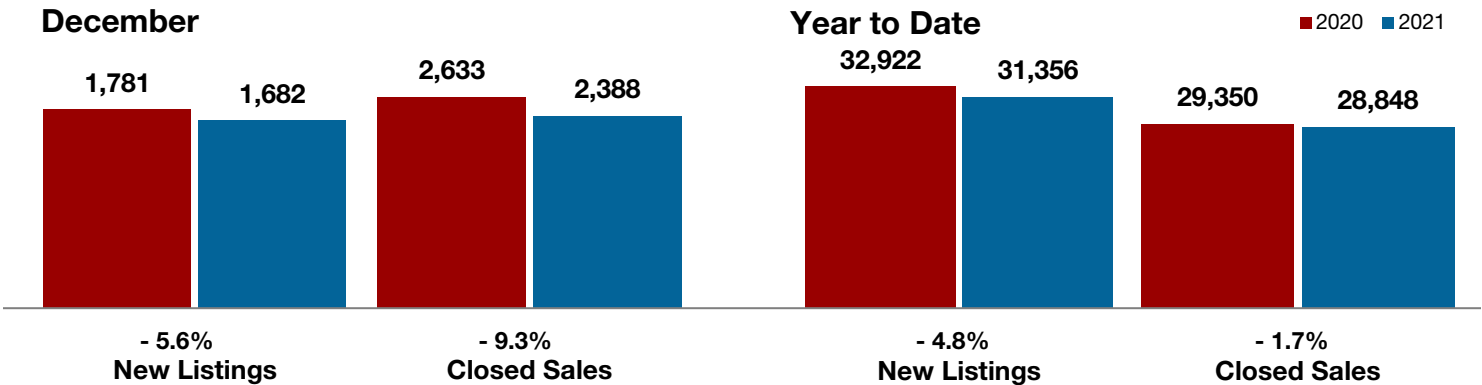
+ 22.2%

Change in
Median Sales Price

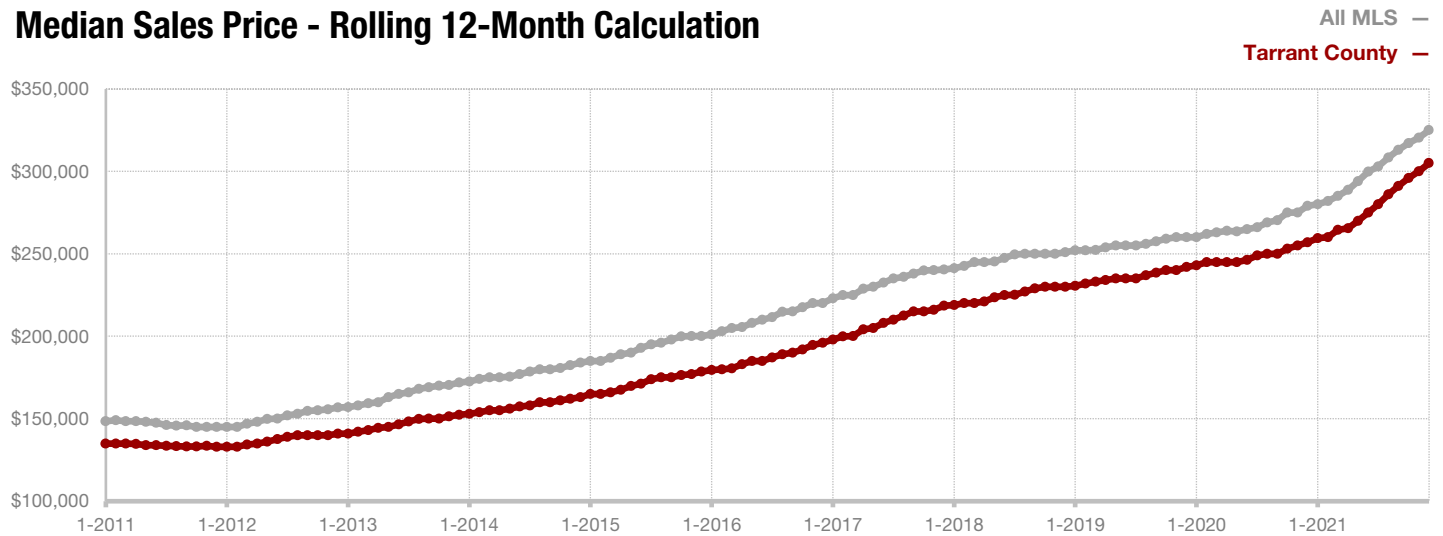
Tarrant County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1,781	1,682	- 5.6%	32,922	31,356	- 4.8%
Pending Sales	1,791	1,768	- 1.3%	29,776	29,012	- 2.6%
Closed Sales	2,633	2,388	- 9.3%	29,350	28,848	- 1.7%
Average Sales Price*	\$328,277	\$388,705	+ 18.4%	\$310,094	\$370,705	+ 19.5%
Median Sales Price*	\$270,000	\$330,000	+ 22.2%	\$257,000	\$305,000	+ 18.7%
Percent of Original List Price Received*	98.4%	100.7%	+ 2.3%	97.9%	101.5%	+ 3.7%
Days on Market Until Sale	31	25	- 19.4%	36	21	- 41.7%
Inventory of Homes for Sale	2,443	1,654	- 32.3%	--	--	--
Months Supply of Inventory	1.0	0.7	- 30.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 5.3%

Change in
New Listings

- 6.4%

Change in
Closed Sales

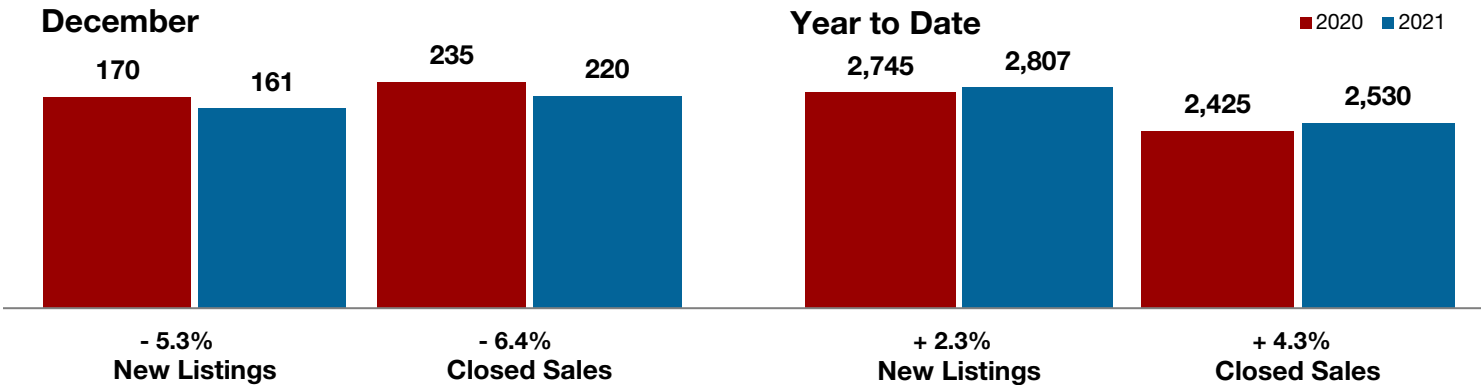
+ 12.4%

Change in
Median Sales Price

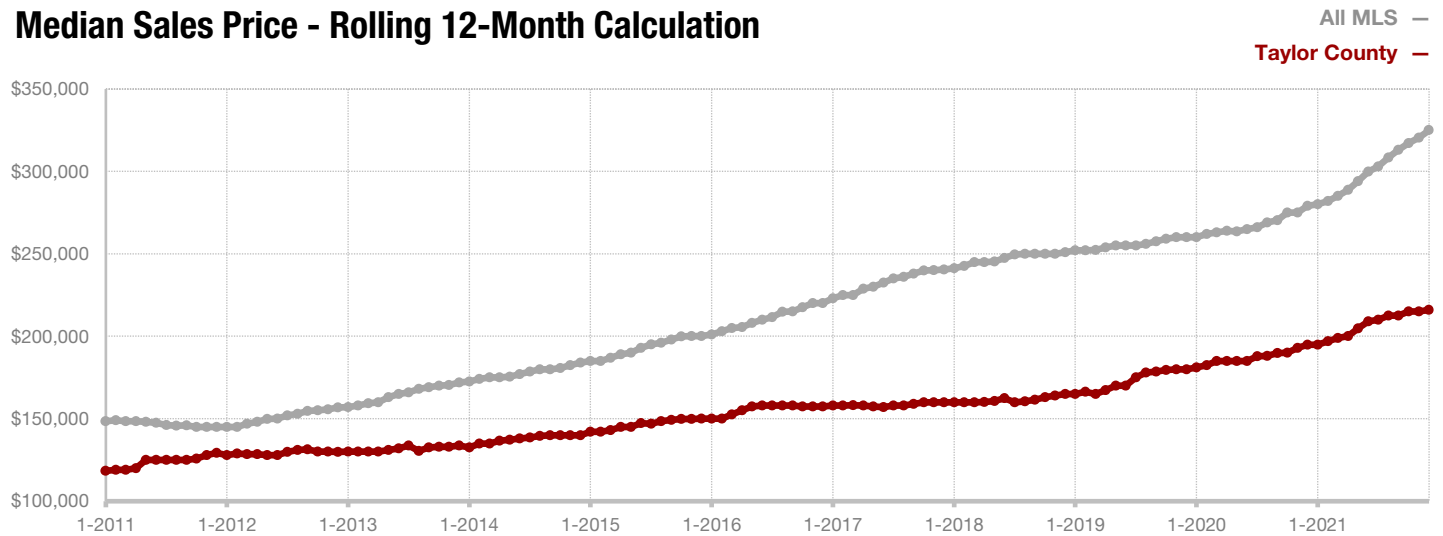
Taylor County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	170	161	- 5.3%	2,745	2,807	+ 2.3%
Pending Sales	156	160	+ 2.6%	2,496	2,541	+ 1.8%
Closed Sales	235	220	- 6.4%	2,425	2,530	+ 4.3%
Average Sales Price*	\$214,475	\$253,059	+ 18.0%	\$211,448	\$238,671	+ 12.9%
Median Sales Price*	\$199,000	\$223,750	+ 12.4%	\$194,900	\$216,000	+ 10.8%
Percent of Original List Price Received*	96.3%	97.0%	+ 0.7%	96.7%	98.1%	+ 1.4%
Days on Market Until Sale	43	31	- 27.9%	52	28	- 46.2%
Inventory of Homes for Sale	320	239	- 25.3%	--	--	--
Months Supply of Inventory	1.5	1.1	- 26.7%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Upshur County

-- + 75.0% + 14.5%

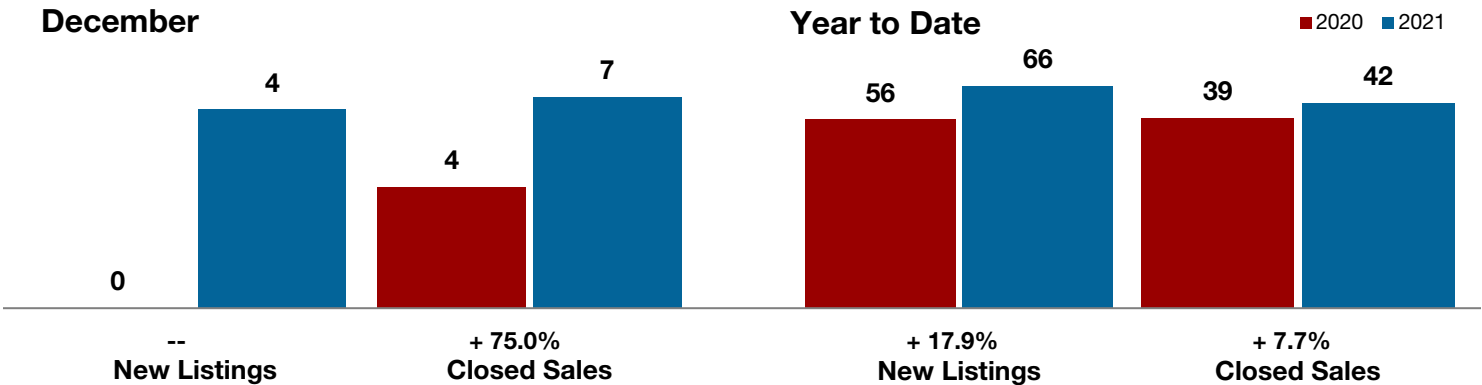
Change in
New Listings

Change in
Closed Sales

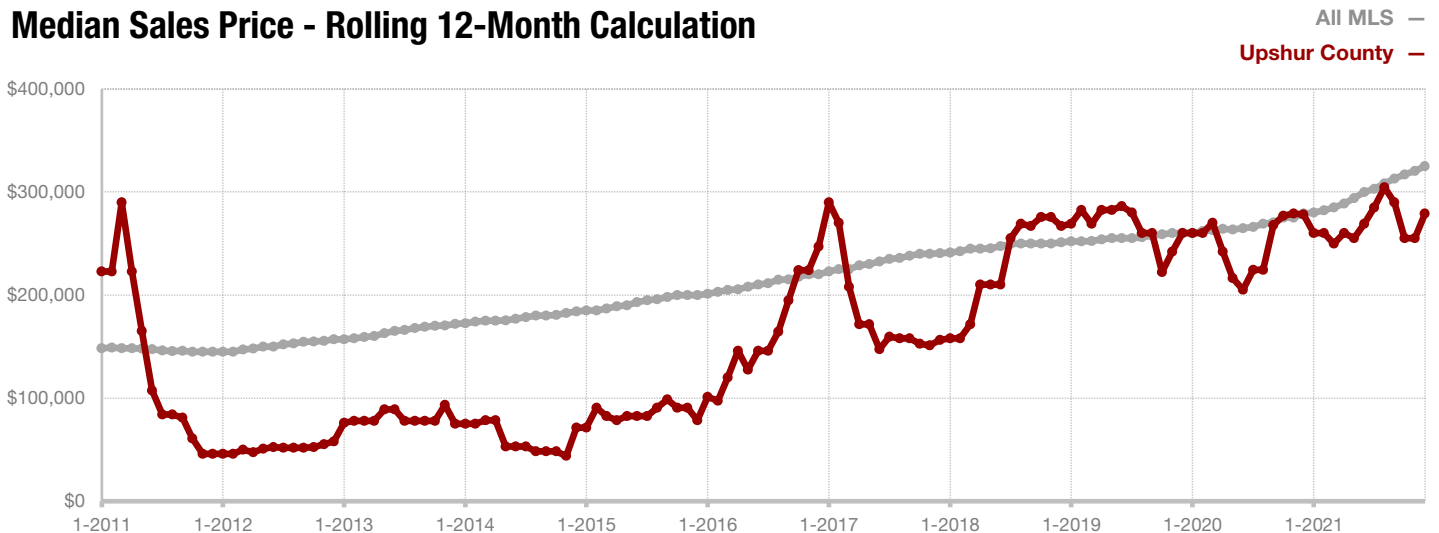
Change in
Median Sales Price

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	0	4	--	56	66	+ 17.9%
Pending Sales	4	6	+ 50.0%	40	44	+ 10.0%
Closed Sales	4	7	+ 75.0%	39	42	+ 7.7%
Average Sales Price*	\$374,600	\$570,168	+ 52.2%	\$312,312	\$343,123	+ 9.9%
Median Sales Price*	\$384,250	\$440,000	+ 14.5%	\$278,000	\$279,000	+ 0.4%
Percent of Original List Price Received*	94.5%	94.5%	0.0%	92.6%	93.2%	+ 0.6%
Days on Market Until Sale	129	67	- 48.1%	129	53	- 58.9%
Inventory of Homes for Sale	11	15	+ 36.4%	--	--	--
Months Supply of Inventory	2.8	4.1	+ 46.4%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 15.6%

- 1.6%

+ 16.5%

Change in
New Listings

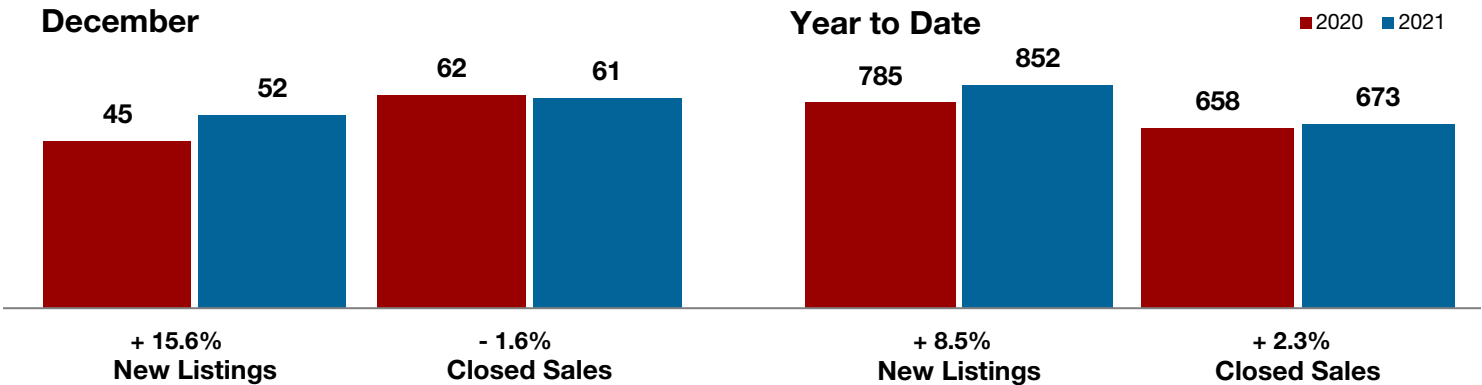
Change in
Closed Sales

Change in
Median Sales Price

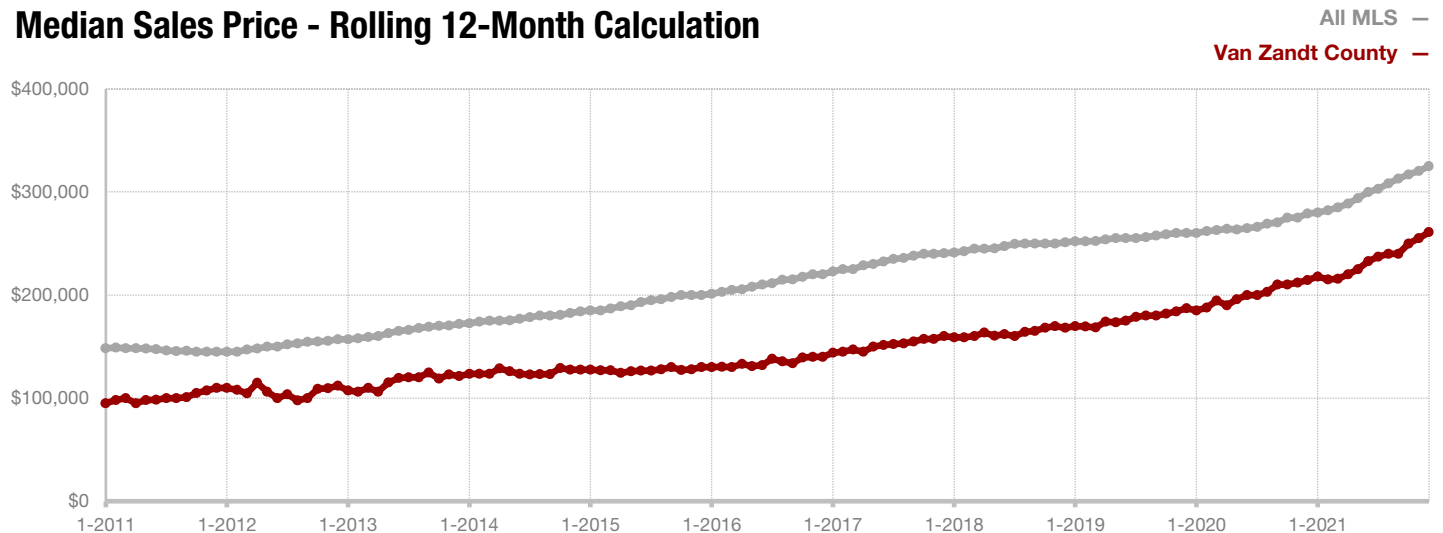
Van Zandt County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	45	52	+ 15.6%	785	852	+ 8.5%
Pending Sales	38	55	+ 44.7%	679	694	+ 2.2%
Closed Sales	62	61	- 1.6%	658	673	+ 2.3%
Average Sales Price*	\$293,092	\$329,096	+ 12.3%	\$248,099	\$322,612	+ 30.0%
Median Sales Price*	\$227,500	\$265,000	+ 16.5%	\$214,500	\$261,000	+ 21.7%
Percent of Original List Price Received*	95.1%	94.6%	- 0.5%	94.9%	95.9%	+ 1.1%
Days on Market Until Sale	61	46	- 24.6%	65	44	- 32.3%
Inventory of Homes for Sale	130	124	- 4.6%	--	--	--
Months Supply of Inventory	2.3	2.1	- 8.7%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 1.5%

Change in
New Listings

- 5.7%

Change in
Closed Sales

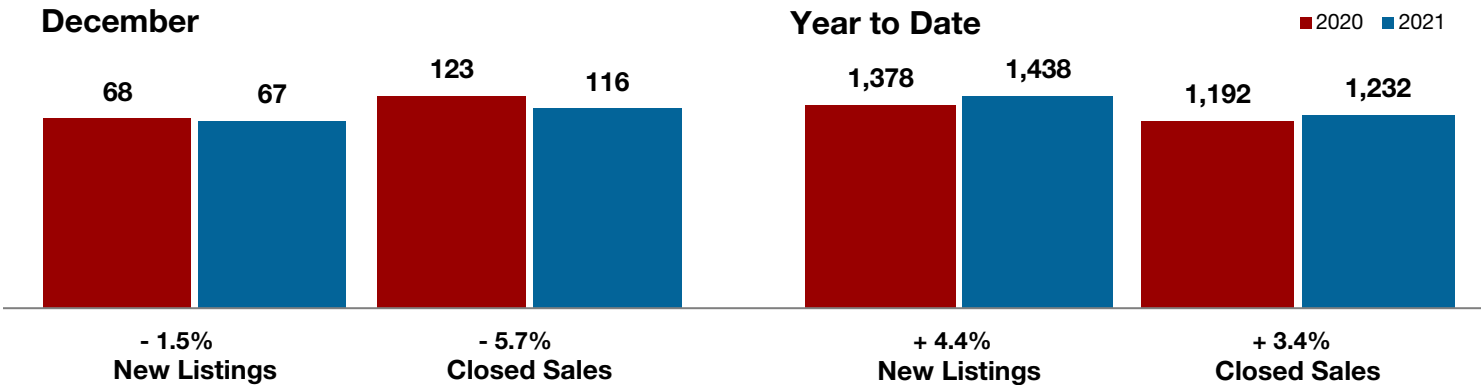
+ 27.6%

Change in
Median Sales Price

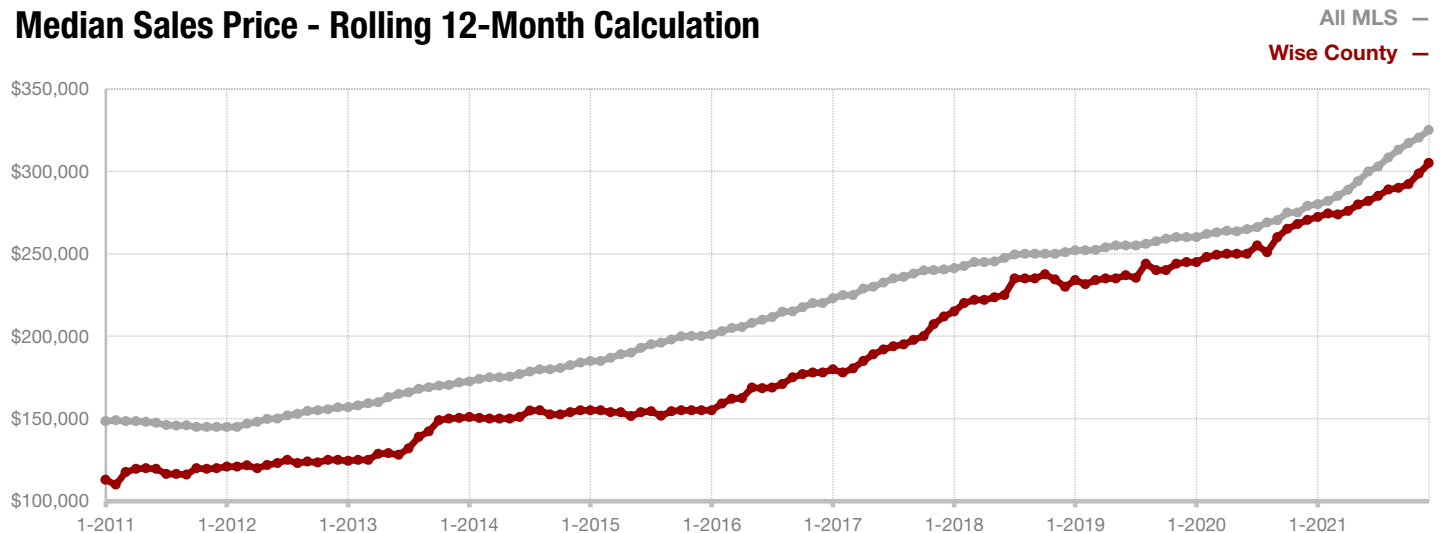
Wise County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	68	67	- 1.5%	1,378	1,438	+ 4.4%
Pending Sales	61	65	+ 6.6%	1,221	1,241	+ 1.6%
Closed Sales	123	116	- 5.7%	1,192	1,232	+ 3.4%
Average Sales Price*	\$307,567	\$418,982	+ 36.2%	\$298,955	\$366,347	+ 22.5%
Median Sales Price*	\$272,500	\$347,700	+ 27.6%	\$270,450	\$305,000	+ 12.8%
Percent of Original List Price Received*	97.7%	98.1%	+ 0.4%	96.1%	98.5%	+ 2.5%
Days on Market Until Sale	51	40	- 21.6%	63	38	- 39.7%
Inventory of Homes for Sale	198	140	- 29.3%	--	--	--
Months Supply of Inventory	1.9	1.4	- 26.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

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- 15.2%

+ 28.2%

+ 28.5%

Change in
New Listings

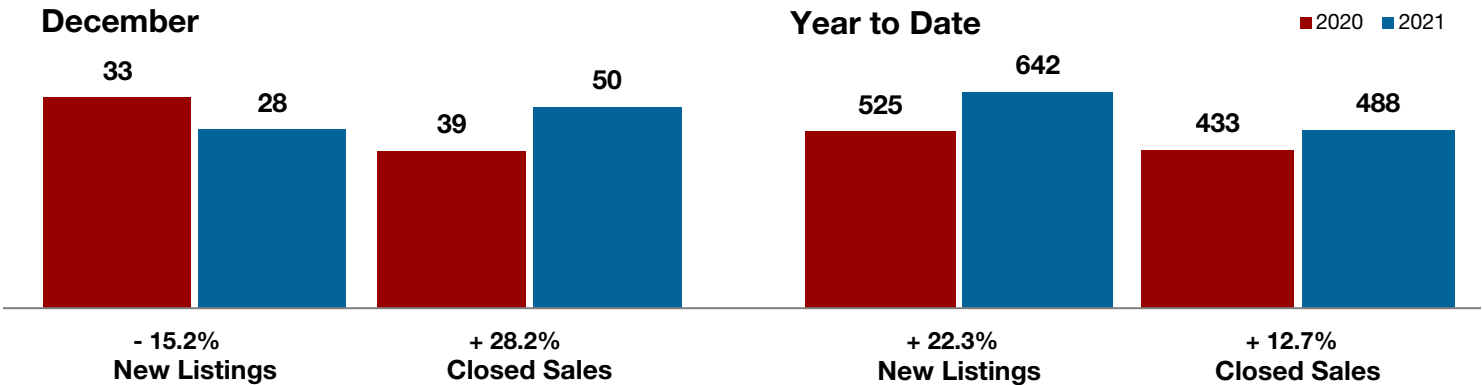
Change in
Closed Sales

Change in
Median Sales Price

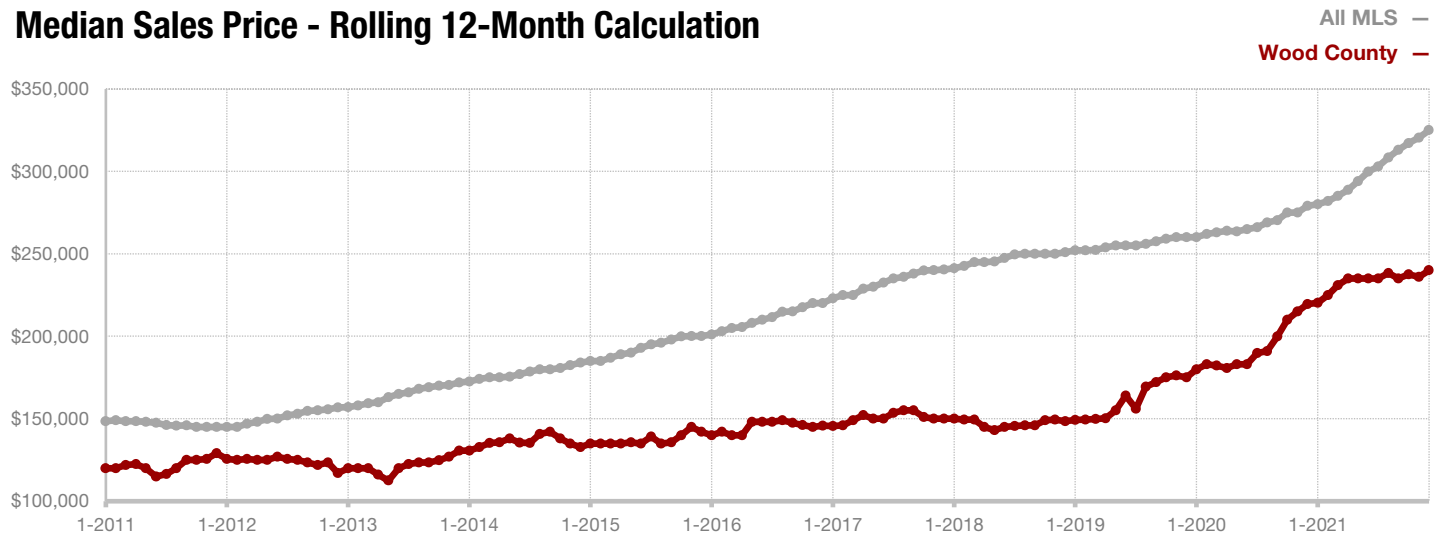
Wood County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	33	28	- 15.2%	525	642	+ 22.3%
Pending Sales	26	36	+ 38.5%	450	512	+ 13.8%
Closed Sales	39	50	+ 28.2%	433	488	+ 12.7%
Average Sales Price*	\$280,954	\$425,595	+ 51.5%	\$264,952	\$326,665	+ 23.3%
Median Sales Price*	\$191,000	\$245,450	+ 28.5%	\$219,500	\$240,000	+ 9.3%
Percent of Original List Price Received*	95.5%	96.3%	+ 0.8%	93.9%	96.5%	+ 2.8%
Days on Market Until Sale	85	60	- 29.4%	81	44	- 45.7%
Inventory of Homes for Sale	90	90	0.0%	--	--	--
Months Supply of Inventory	2.4	2.1	- 12.5%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 22.2%

+ 33.3%

+ 25.6%

Change in
New Listings

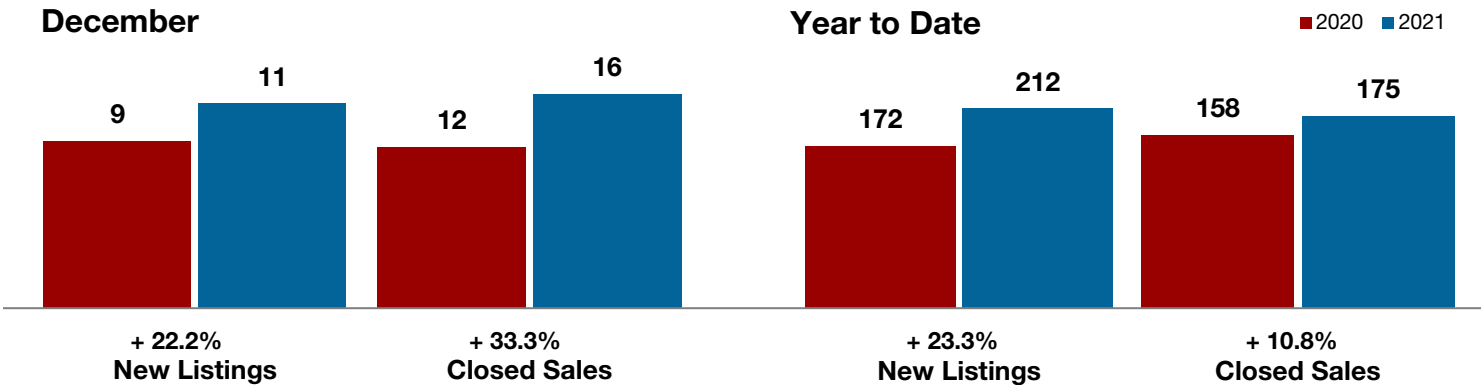
Change in
Closed Sales

Change in
Median Sales Price

Young County

	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	9	11	+ 22.2%	172	212	+ 23.3%
Pending Sales	10	6	- 40.0%	161	176	+ 9.3%
Closed Sales	12	16	+ 33.3%	158	175	+ 10.8%
Average Sales Price*	\$178,867	\$270,661	+ 51.3%	\$167,697	\$238,881	+ 42.4%
Median Sales Price*	\$142,500	\$179,000	+ 25.6%	\$132,750	\$175,000	+ 31.8%
Percent of Original List Price Received*	90.6%	88.1%	- 2.8%	90.9%	93.8%	+ 3.2%
Days on Market Until Sale	159	44	- 72.3%	122	63	- 48.4%
Inventory of Homes for Sale	46	36	- 21.7%	--	--	--
Months Supply of Inventory	3.4	2.5	- 26.5%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation

