

# Local Market Updates

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



## March 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 – March 2021

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



**0.0%**

**- 37.5%**

**+ 172.4%**

Change in  
New Listings

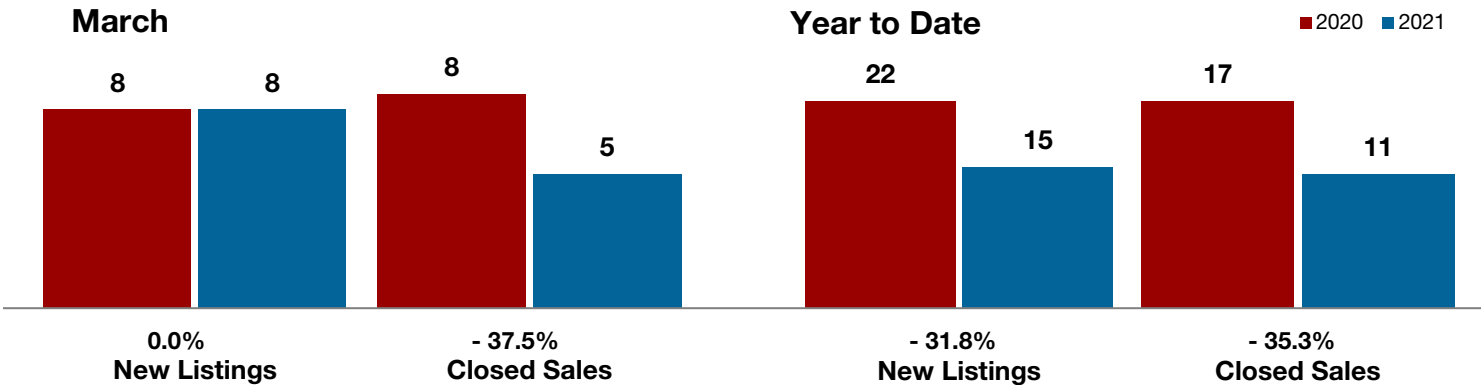
Change in  
Closed Sales

Change in  
Median Sales Price

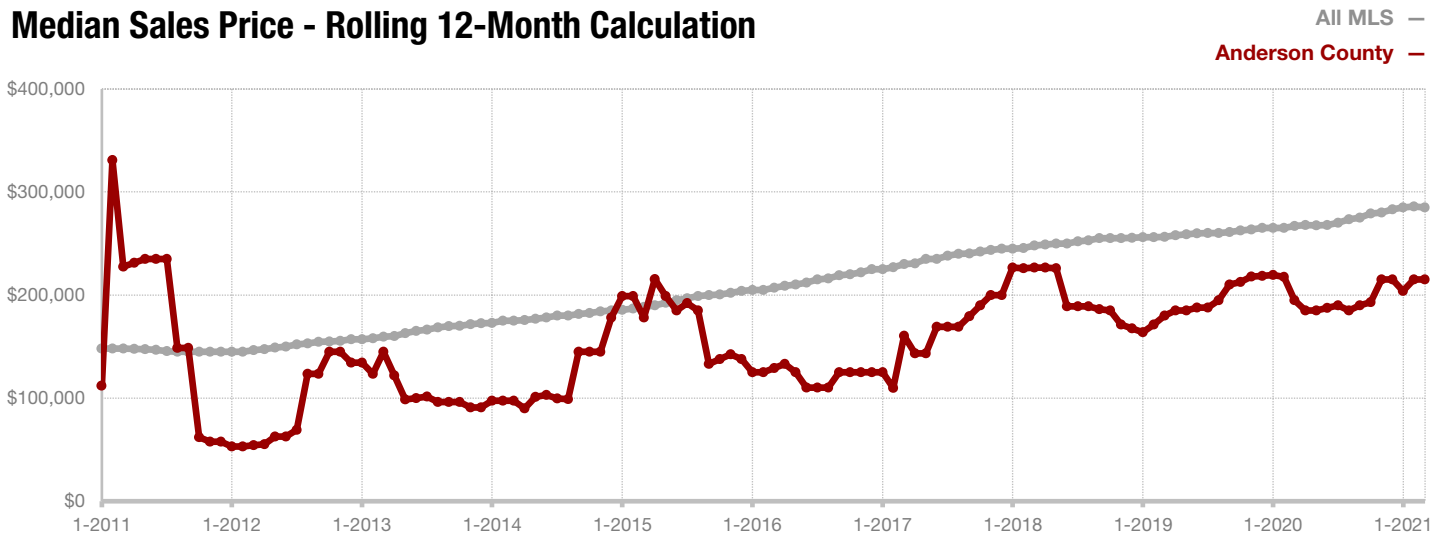
## Anderson County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	8	8	0.0%	22	15	- 31.8%
Pending Sales	5	8	+ 60.0%	15	18	+ 20.0%
Closed Sales	8	5	- 37.5%	17	11	- 35.3%
Average Sales Price*	\$197,725	<b>\$490,000</b>	+ 147.8%	\$266,100	<b>\$337,045</b>	+ 26.7%
Median Sales Price*	\$156,000	<b>\$425,000</b>	+ 172.4%	\$185,000	<b>\$265,000</b>	+ 43.2%
Percent of Original List Price Received*	94.7%	<b>95.8%</b>	+ 1.2%	93.9%	<b>96.1%</b>	+ 2.3%
Days on Market Until Sale	126	<b>139</b>	+ 10.3%	101	<b>77</b>	- 23.8%
Inventory of Homes for Sale	28	<b>5</b>	- 82.1%	--	--	--
Months Supply of Inventory	6.1	<b>1.0</b>	- 83.3%	--	--	--

\* 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 – March 2021

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**- 64.0%**

**+ 100.0%**

**+ 24.7%**

Change in  
New Listings

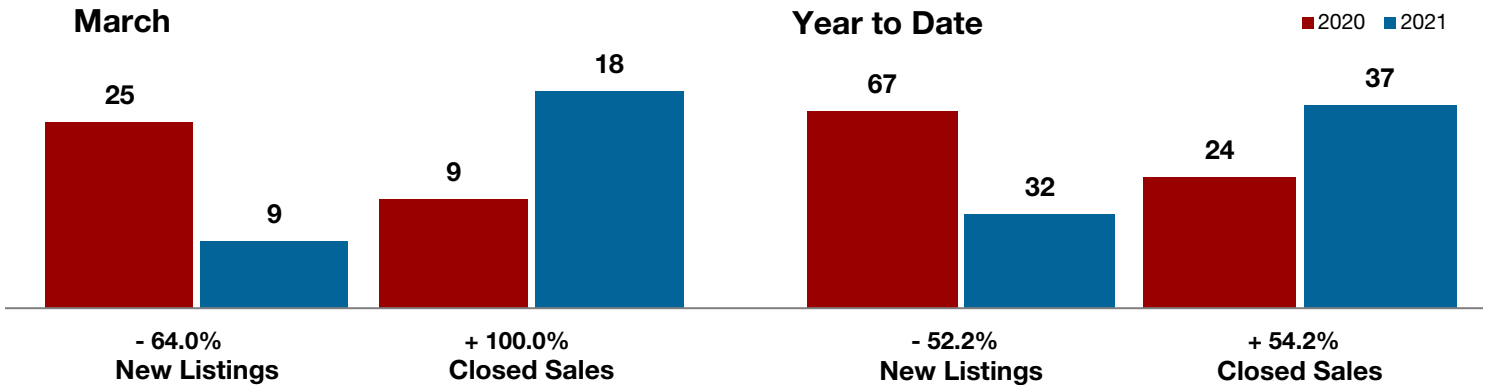
Change in  
Closed Sales

Change in  
Median Sales Price

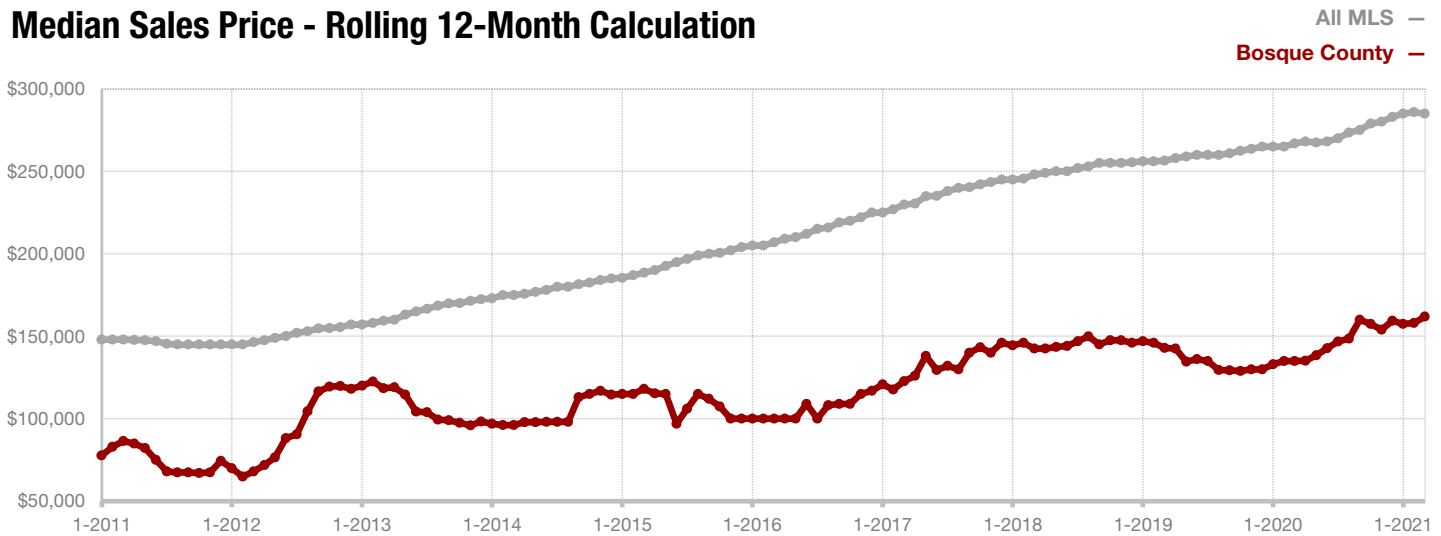
## Bosque County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	25	9	- 64.0%	67	32	- 52.2%
Pending Sales	13	9	- 30.8%	31	41	+ 32.3%
Closed Sales	9	18	+ 100.0%	24	37	+ 54.2%
Average Sales Price*	\$331,495	<b>\$389,606</b>	+ 17.5%	\$263,065	<b>\$924,266</b>	+ 251.3%
Median Sales Price*	\$182,500	<b>\$227,500</b>	+ 24.7%	\$173,750	<b>\$184,000</b>	+ 5.9%
Percent of Original List Price Received*	87.5%	<b>93.0%</b>	+ 6.3%	89.4%	<b>92.3%</b>	+ 3.2%
Days on Market Until Sale	112	61	- 45.5%	96	90	- 6.3%
Inventory of Homes for Sale	100	33	- 67.0%	--	--	--
Months Supply of Inventory	7.5	2.2	- 75.0%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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**- 4.3%**

**+ 13.6%**

**+ 18.5%**

Change in  
New Listings

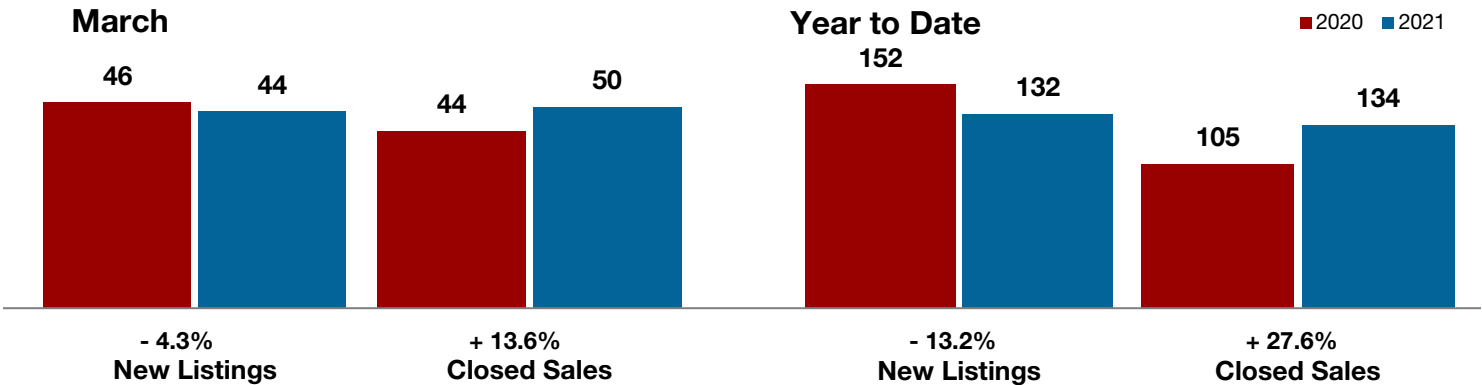
Change in  
Closed Sales

Change in  
Median Sales Price

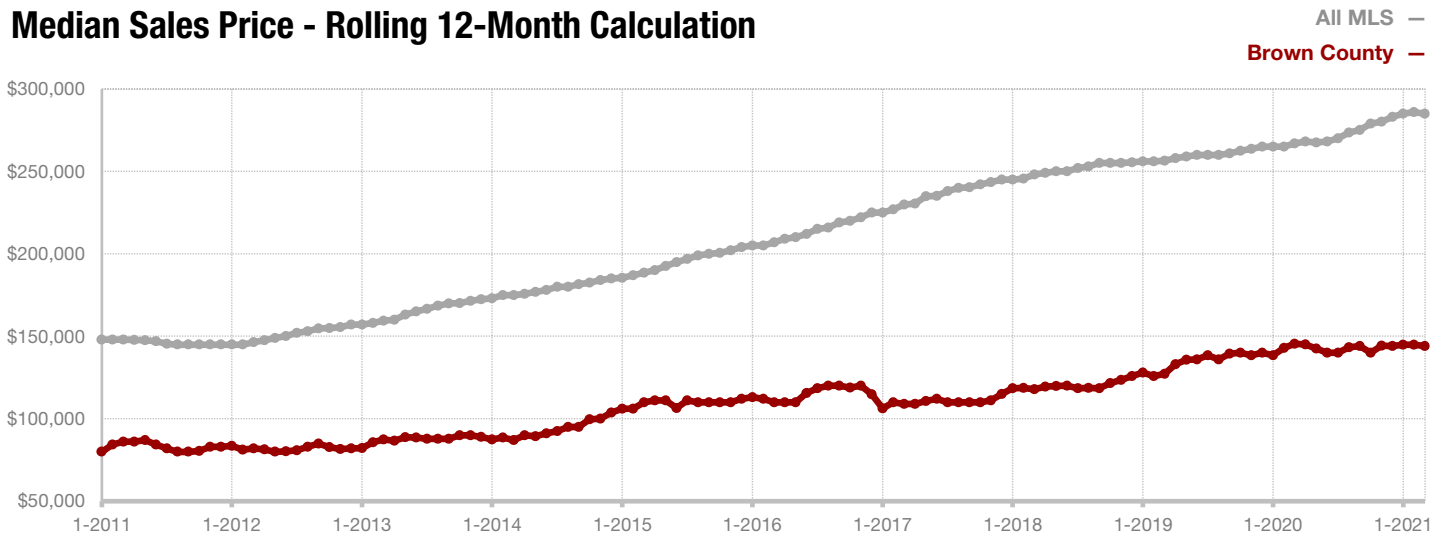
## Brown County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	46	44	- 4.3%	152	132	- 13.2%
Pending Sales	41	40	- 2.4%	120	132	+ 10.0%
Closed Sales	44	50	+ 13.6%	105	134	+ 27.6%
Average Sales Price*	\$181,175	<b>\$248,145</b>	+ 37.0%	\$170,291	<b>\$218,854</b>	+ 28.5%
Median Sales Price*	\$157,000	<b>\$186,000</b>	+ 18.5%	\$145,000	<b>\$144,000</b>	- 0.7%
Percent of Original List Price Received*	95.2%	<b>93.9%</b>	- 1.4%	93.8%	<b>93.3%</b>	- 0.5%
Days on Market Until Sale	90	<b>76</b>	- 15.6%	92	<b>77</b>	- 16.3%
Inventory of Homes for Sale	189	<b>72</b>	- 61.9%	--	--	--
Months Supply of Inventory	4.6	<b>1.6</b>	- 60.0%	--	--	--

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## Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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**- 47.6%**

**- 28.6%**

**- 17.1%**

Change in  
New Listings

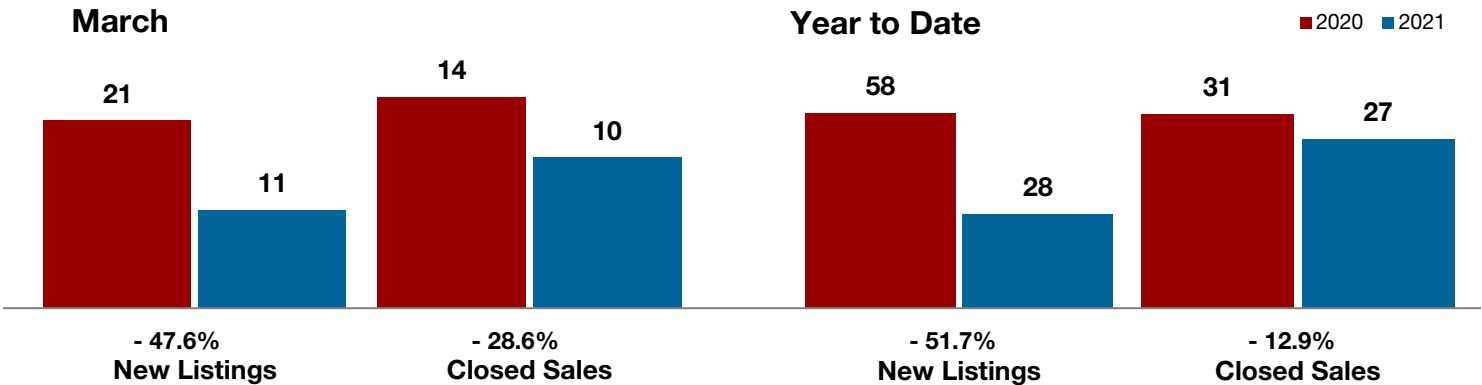
Change in  
Closed Sales

Change in  
Median Sales Price

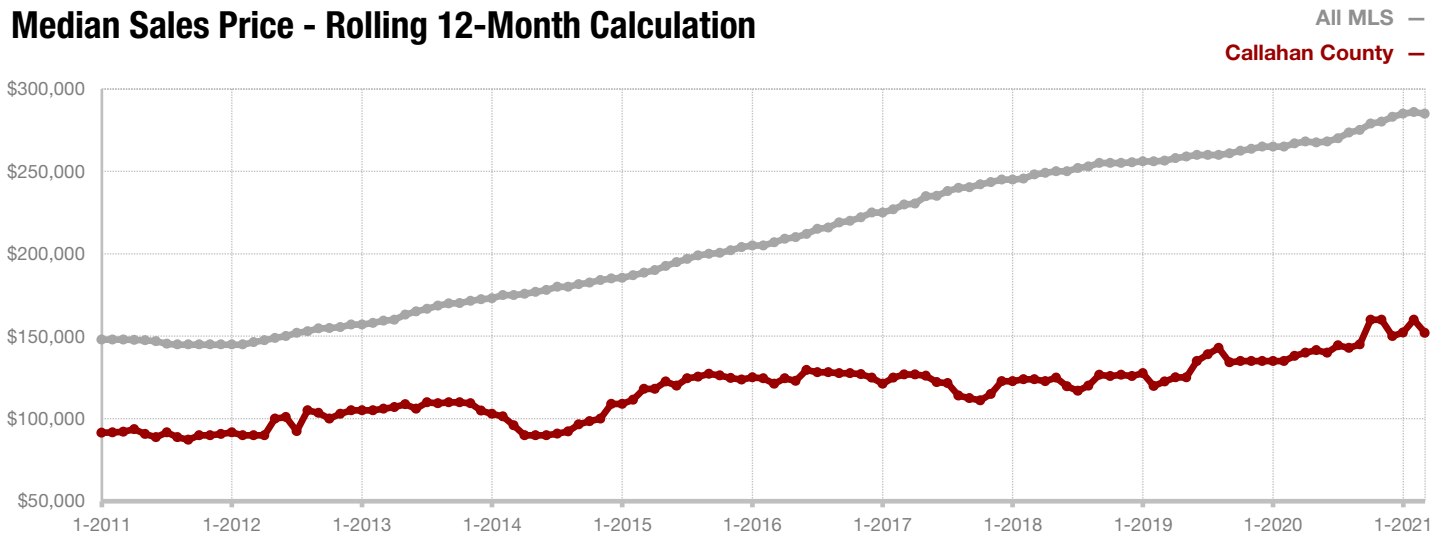
## Callahan County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	21	11	- 47.6%	58	28	- 51.7%
Pending Sales	20	14	- 30.0%	46	28	- 39.1%
Closed Sales	14	10	- 28.6%	31	27	- 12.9%
Average Sales Price*	\$145,855	<b>\$129,485</b>	- 11.2%	\$158,859	<b>\$166,154</b>	+ 4.6%
Median Sales Price*	\$159,750	<b>\$132,500</b>	- 17.1%	\$144,000	<b>\$145,000</b>	+ 0.7%
Percent of Original List Price Received*	91.2%	<b>97.2%</b>	+ 6.6%	93.3%	<b>96.8%</b>	+ 3.8%
Days on Market Until Sale	47	50	+ 6.4%	50	59	+ 18.0%
Inventory of Homes for Sale	44	17	- 61.4%	--	--	--
Months Supply of Inventory	3.3	1.4	- 66.7%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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## Clay County

**- 100.0%**

**0.0%**

**--**

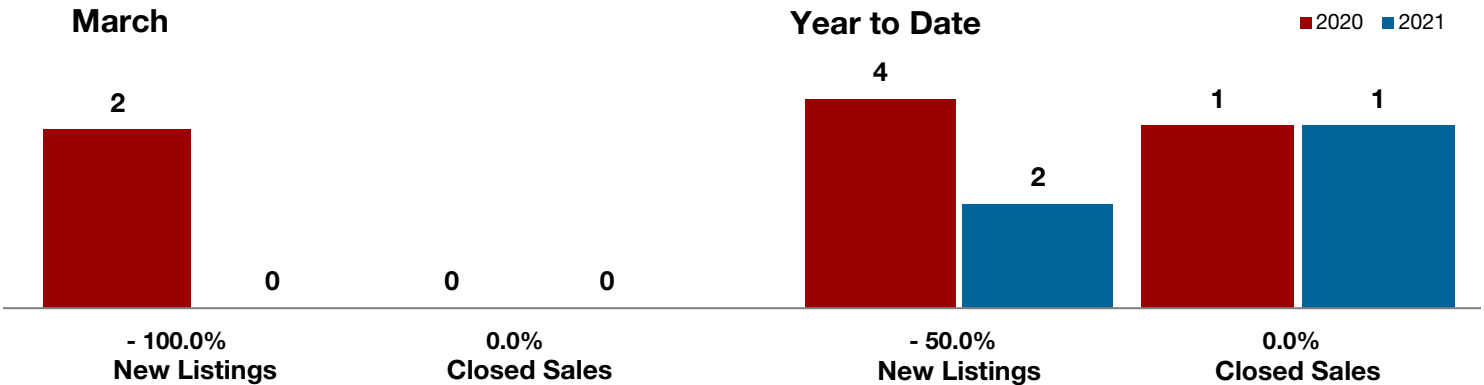
Change in  
New Listings

Change in  
Closed Sales

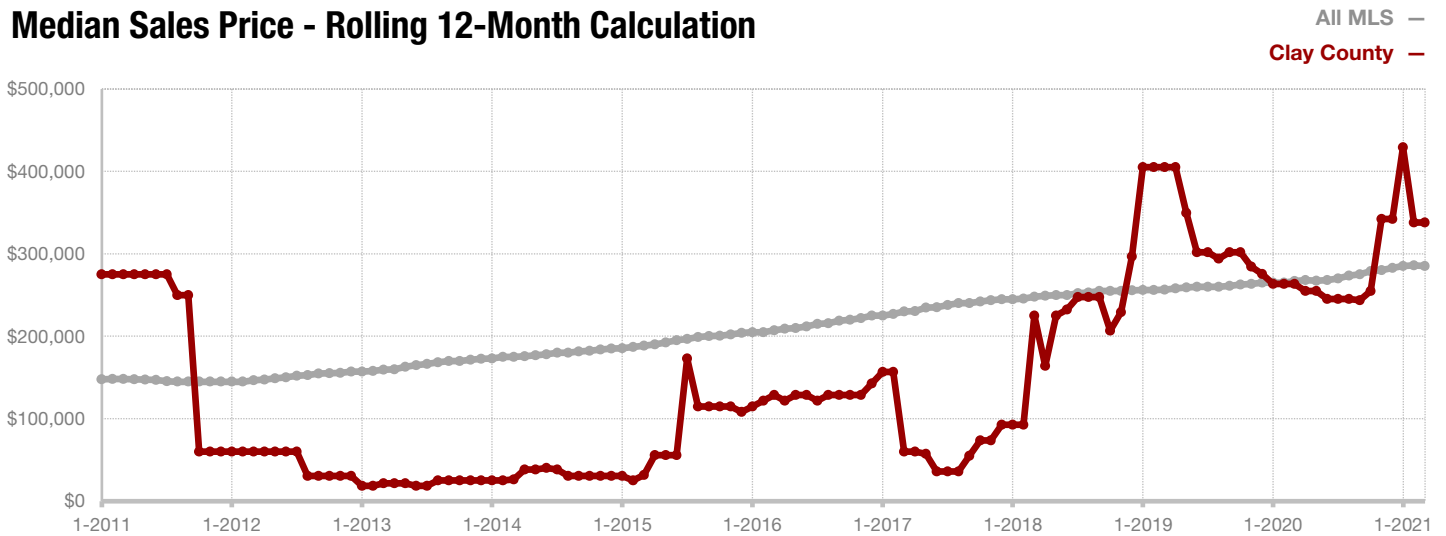
Change in  
Median Sales Price

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	2	0	- 100.0%	4	2	- 50.0%
Pending Sales	0	2	--	0	4	--
Closed Sales	0	0	0.0%	1	1	0.0%
Average Sales Price*	--	--	--	\$255,000	<b>\$67,000</b>	- 73.7%
Median Sales Price*	--	--	--	\$255,000	<b>\$67,000</b>	- 73.7%
Percent of Original List Price Received*	--	--	--	99.0%	<b>78.8%</b>	- 20.4%
Days on Market Until Sale	--	--	--	13	<b>96</b>	+ 638.5%
Inventory of Homes for Sale	8	1	- 87.5%	--	--	--
Months Supply of Inventory	5.1	<b>0.7</b>	- 80.0%	--	--	--

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## Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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**- 33.3%**

**+ 100.0%**

**- 45.8%**

Change in  
New Listings

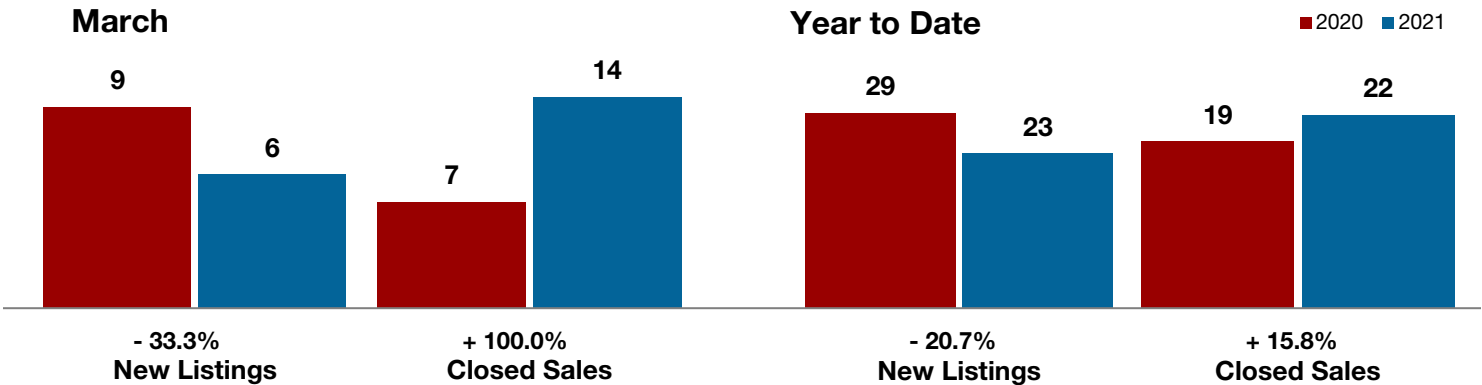
Change in  
Closed Sales

Change in  
Median Sales Price

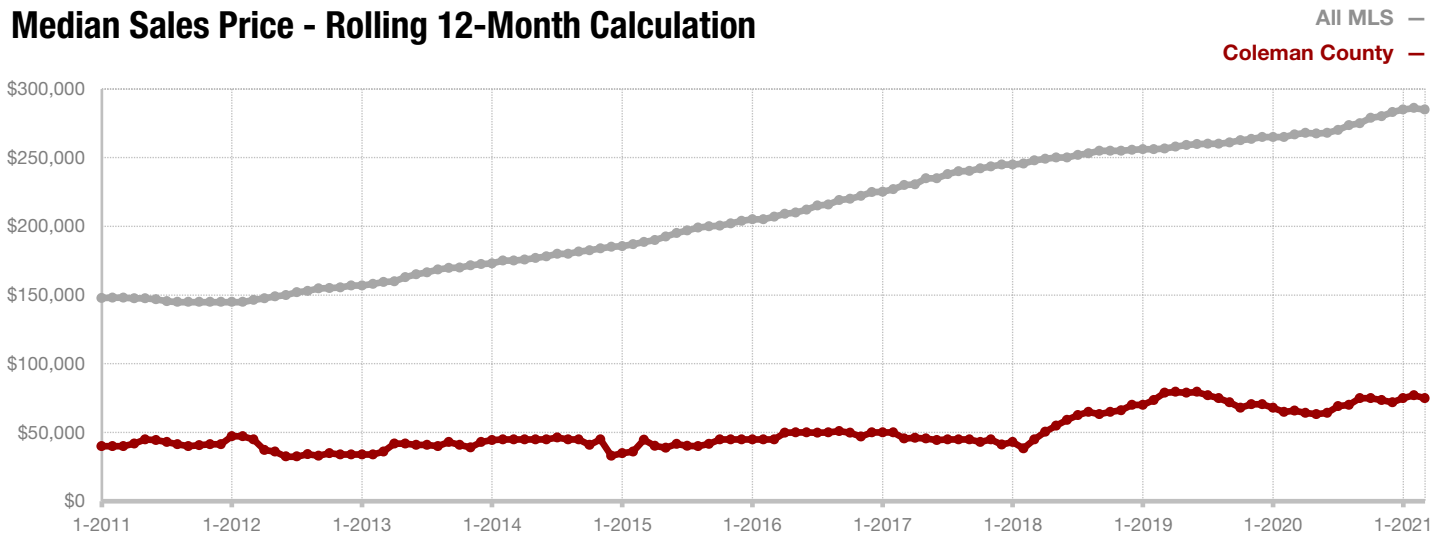
## Coleman County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	9	6	- 33.3%	29	23	- 20.7%
Pending Sales	6	7	+ 16.7%	17	27	+ 58.8%
Closed Sales	7	14	+ 100.0%	19	22	+ 15.8%
Average Sales Price*	\$228,000	<b>\$108,479</b>	- 52.4%	\$122,926	<b>\$109,541</b>	- 10.9%
Median Sales Price*	\$155,000	<b>\$83,950</b>	- 45.8%	\$71,500	<b>\$76,500</b>	+ 7.0%
Percent of Original List Price Received*	90.9%	<b>85.2%</b>	- 6.3%	88.5%	<b>88.5%</b>	0.0%
Days on Market Until Sale	117	133	+ 13.7%	144	137	- 4.9%
Inventory of Homes for Sale	59	23	- 61.0%	--	--	--
Months Supply of Inventory	8.6	2.7	- 66.7%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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**- 13.2%**

Change in  
New Listings

**- 4.8%**

Change in  
Closed Sales

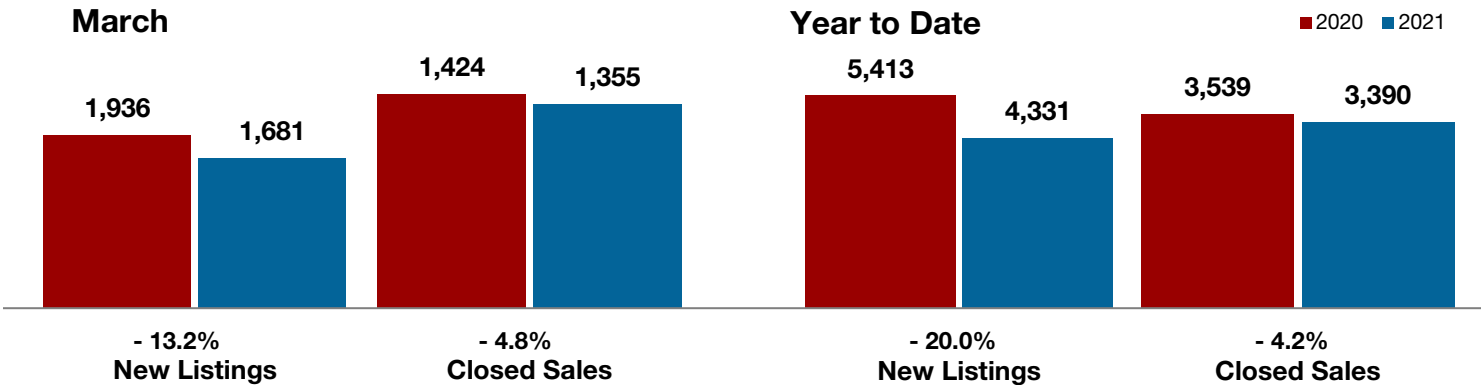
**+ 14.5%**

Change in  
Median Sales Price

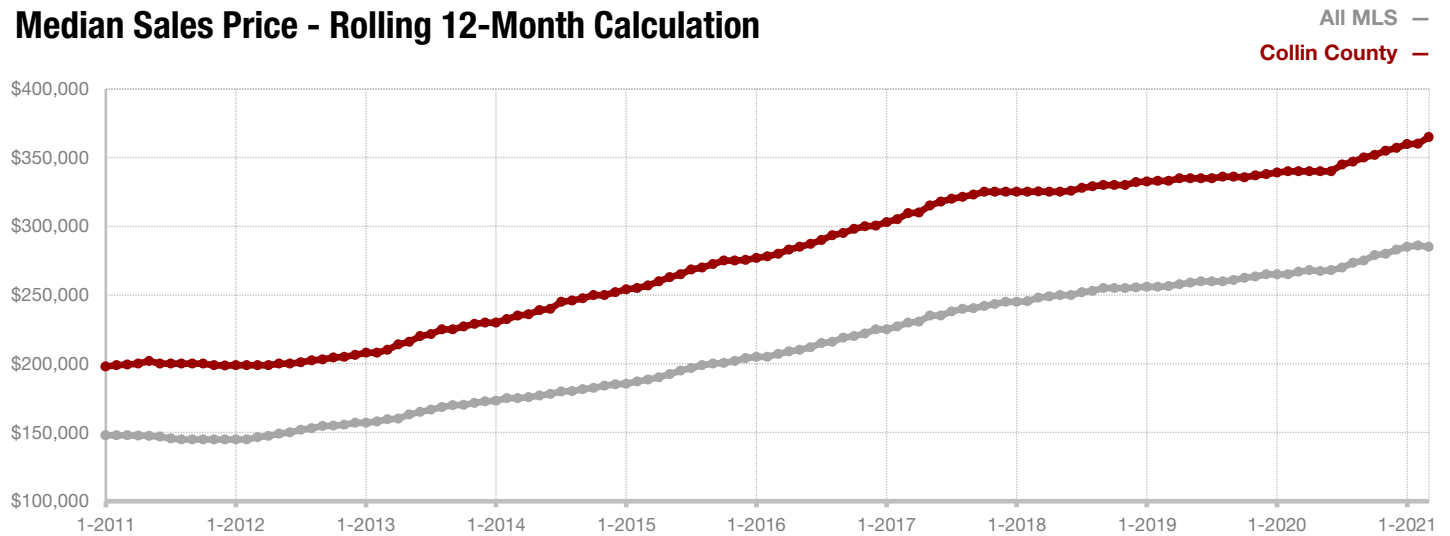
## Collin County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1,936	<b>1,681</b>	- 13.2%	5,413	<b>4,331</b>	- 20.0%
Pending Sales	1,370	<b>1,439</b>	+ 5.0%	4,085	<b>4,047</b>	- 0.9%
Closed Sales	1,424	<b>1,355</b>	- 4.8%	3,539	<b>3,390</b>	- 4.2%
Average Sales Price*	\$384,984	<b>\$461,807</b>	+ 20.0%	\$377,402	<b>\$445,413</b>	+ 18.0%
Median Sales Price*	\$345,000	<b>\$395,000</b>	+ 14.5%	\$340,000	<b>\$381,000</b>	+ 12.1%
Percent of Original List Price Received*	96.9%	<b>102.4%</b>	+ 5.7%	96.1%	<b>100.8%</b>	+ 4.9%
Days on Market Until Sale	58	<b>25</b>	- 56.9%	65	<b>31</b>	- 52.3%
Inventory of Homes for Sale	3,774	<b>1,035</b>	- 72.6%	--	--	--
Months Supply of Inventory	2.6	<b>0.7</b>	- 66.7%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation





# Local Market Update – March 2021

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**- 62.5%**

**+ 13.3%**

**+ 1.4%**

Change in  
New Listings

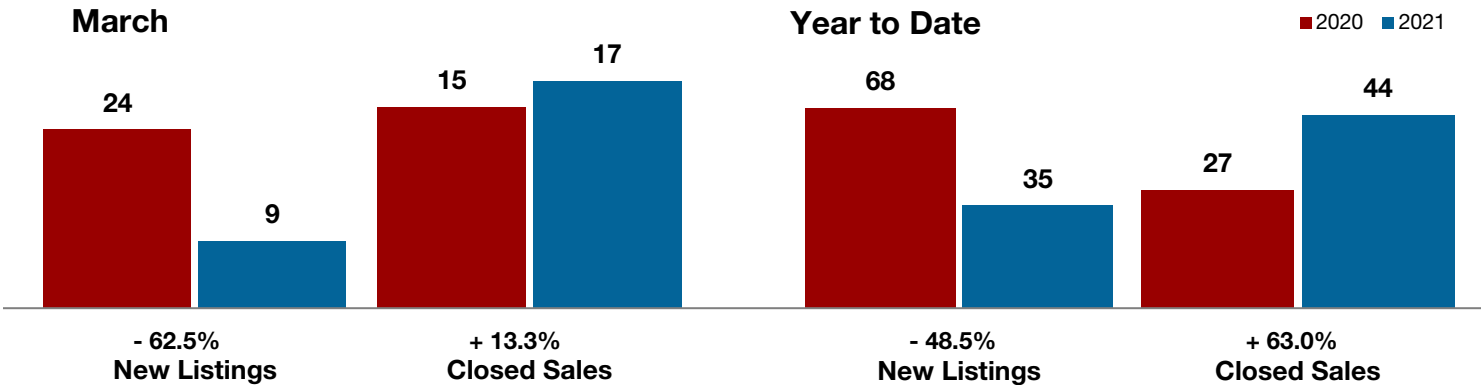
Change in  
Closed Sales

Change in  
Median Sales Price

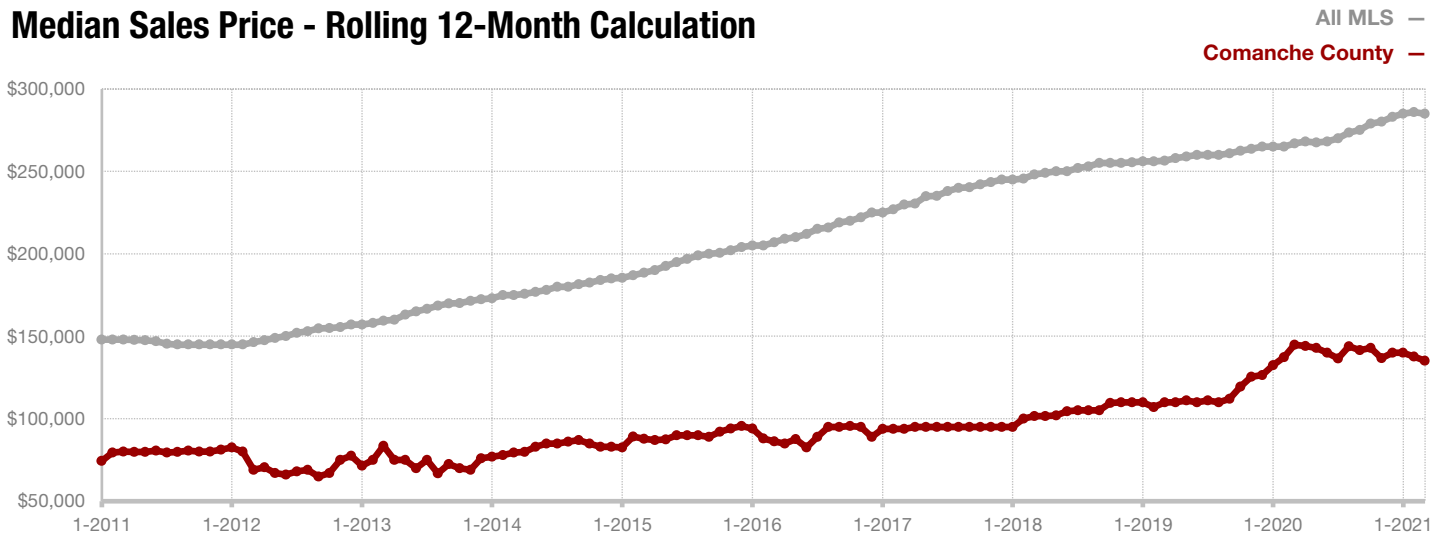
## Comanche County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	24	9	- 62.5%	68	35	- 48.5%
Pending Sales	13	6	- 53.8%	32	30	- 6.3%
Closed Sales	15	17	+ 13.3%	27	44	+ 63.0%
Average Sales Price*	\$247,775	<b>\$254,509</b>	+ 2.7%	\$211,534	<b>\$229,818</b>	+ 8.6%
Median Sales Price*	\$147,900	<b>\$150,000</b>	+ 1.4%	\$151,000	<b>\$145,000</b>	- 4.0%
Percent of Original List Price Received*	86.7%	<b>91.2%</b>	+ 5.2%	88.8%	<b>92.0%</b>	+ 3.6%
Days on Market Until Sale	147	<b>73</b>	- 50.3%	122	<b>80</b>	- 34.4%
Inventory of Homes for Sale	93	<b>42</b>	- 54.8%	--	--	--
Months Supply of Inventory	8.9	<b>2.9</b>	- 66.7%	--	--	--

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## Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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**- 42.9%**

**- 14.6%**

**+ 19.8%**

Change in  
New Listings

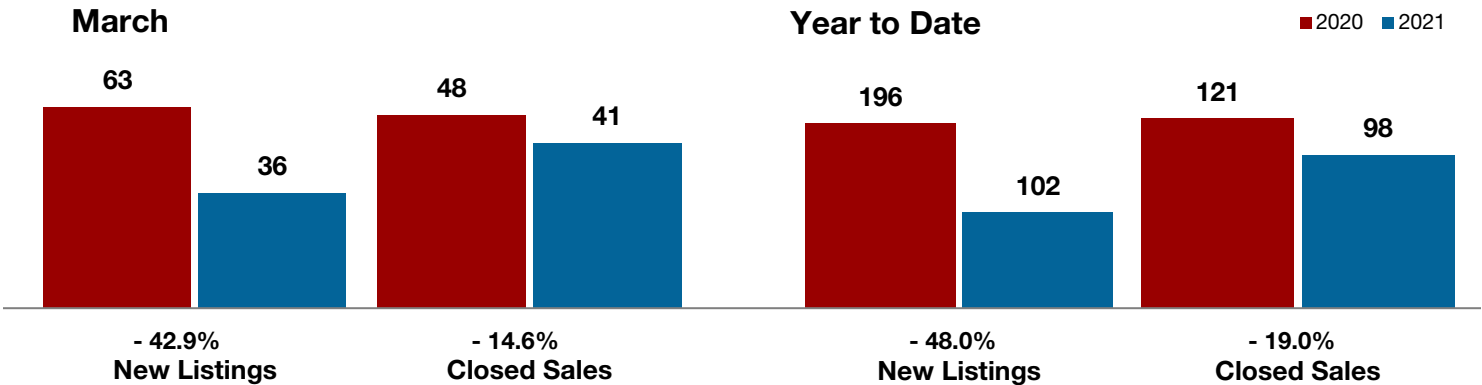
Change in  
Closed Sales

Change in  
Median Sales Price

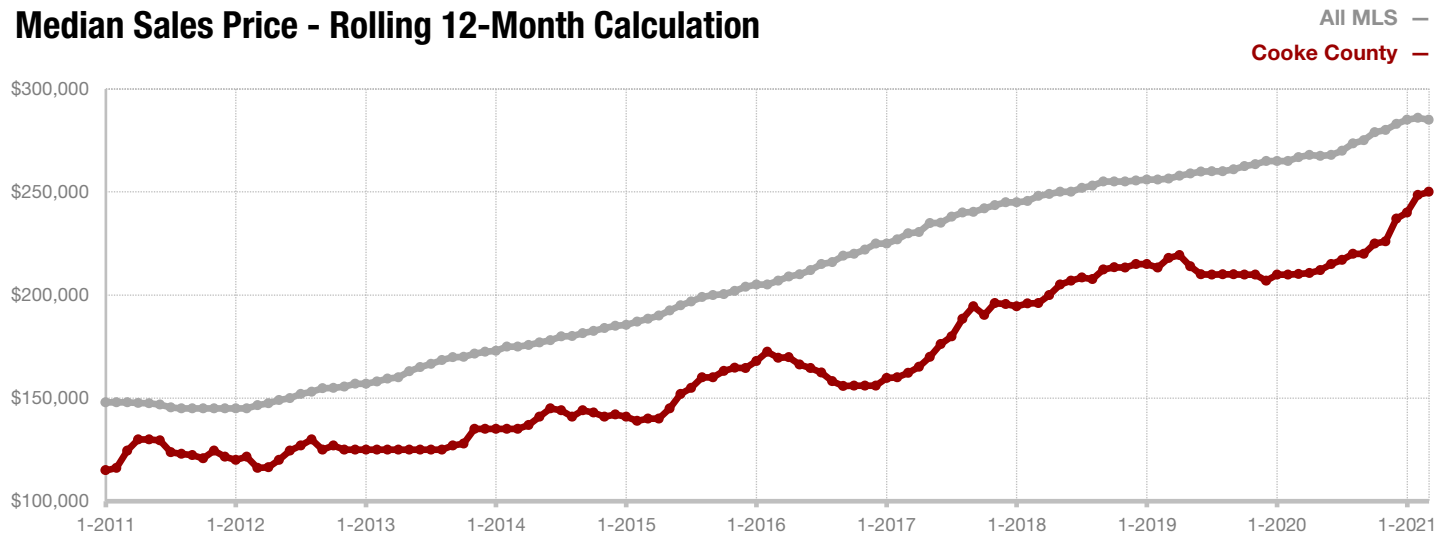
## Cooke County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	63	36	- 42.9%	196	102	- 48.0%
Pending Sales	44	33	- 25.0%	136	97	- 28.7%
Closed Sales	48	41	- 14.6%	121	98	- 19.0%
Average Sales Price*	\$340,186	<b>\$431,167</b>	+ 26.7%	\$274,962	<b>\$371,445</b>	+ 35.1%
Median Sales Price*	\$248,106	<b>\$297,119</b>	+ 19.8%	\$220,000	<b>\$262,450</b>	+ 19.3%
Percent of Original List Price Received*	94.1%	<b>98.2%</b>	+ 4.4%	94.2%	<b>96.9%</b>	+ 2.9%
Days on Market Until Sale	88	57	- 35.2%	88	56	- 36.4%
Inventory of Homes for Sale	183	51	- 72.1%	--	--	--
Months Supply of Inventory	4.6	1.2	- 80.0%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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**- 4.0%**

**+ 12.6%**

**+ 16.5%**

Change in  
New Listings

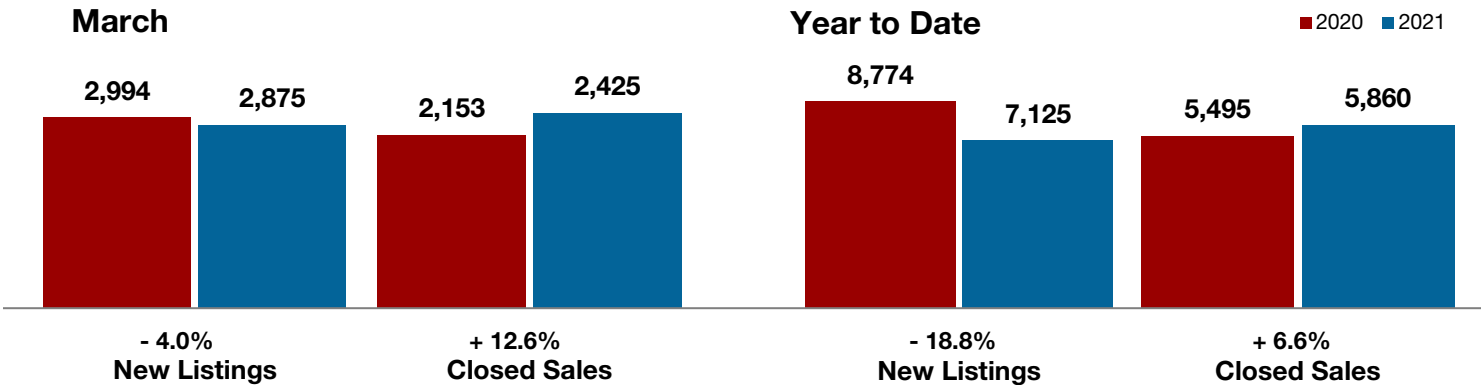
Change in  
Closed Sales

Change in  
Median Sales Price

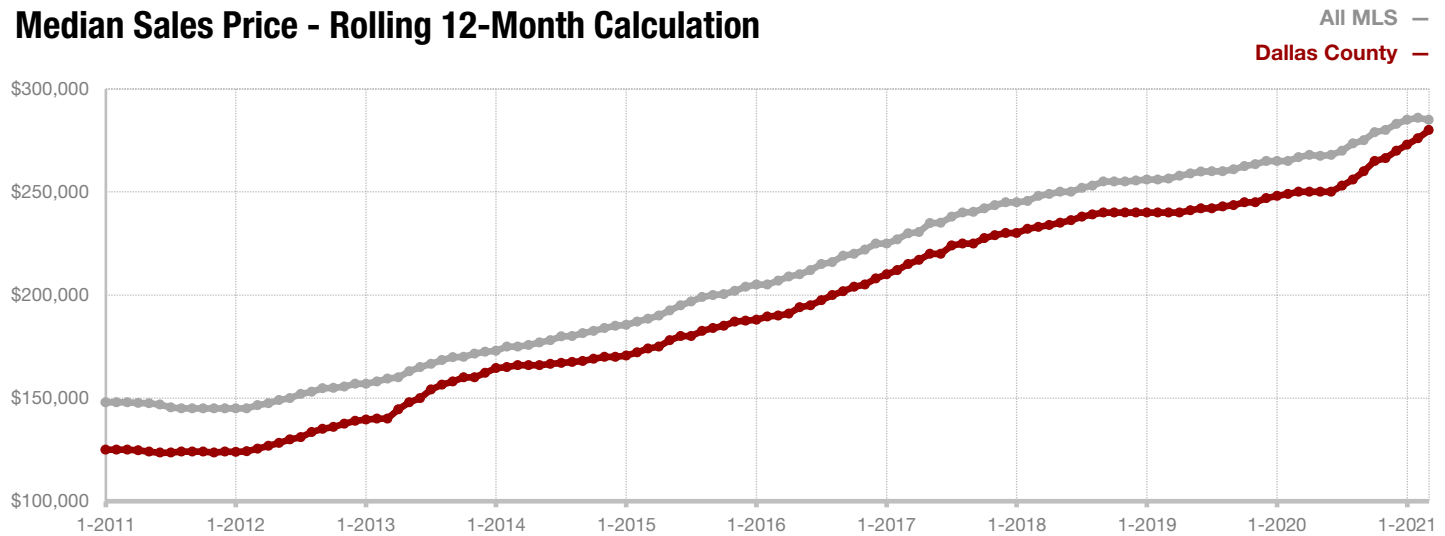
## Dallas County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	2,994	<b>2,875</b>	- 4.0%	8,774	<b>7,125</b>	- 18.8%
Pending Sales	1,886	<b>2,442</b>	+ 29.5%	6,005	<b>6,663</b>	+ 11.0%
Closed Sales	2,153	<b>2,425</b>	+ 12.6%	5,495	<b>5,860</b>	+ 6.6%
Average Sales Price*	\$374,086	<b>\$456,713</b>	+ 22.1%	\$361,733	<b>\$439,586</b>	+ 21.5%
Median Sales Price*	\$261,900	<b>\$305,000</b>	+ 16.5%	\$248,875	<b>\$295,000</b>	+ 18.5%
Percent of Original List Price Received*	96.3%	<b>98.8%</b>	+ 2.6%	95.7%	<b>98.1%</b>	+ 2.5%
Days on Market Until Sale	46	<b>37</b>	- 19.6%	52	<b>40</b>	- 23.1%
Inventory of Homes for Sale	6,036	<b>2,610</b>	- 56.8%	--	--	--
Months Supply of Inventory	2.9	<b>1.1</b>	- 66.7%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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## Delta County

**0.0%**

**+ 60.0%**

**+ 49.1%**

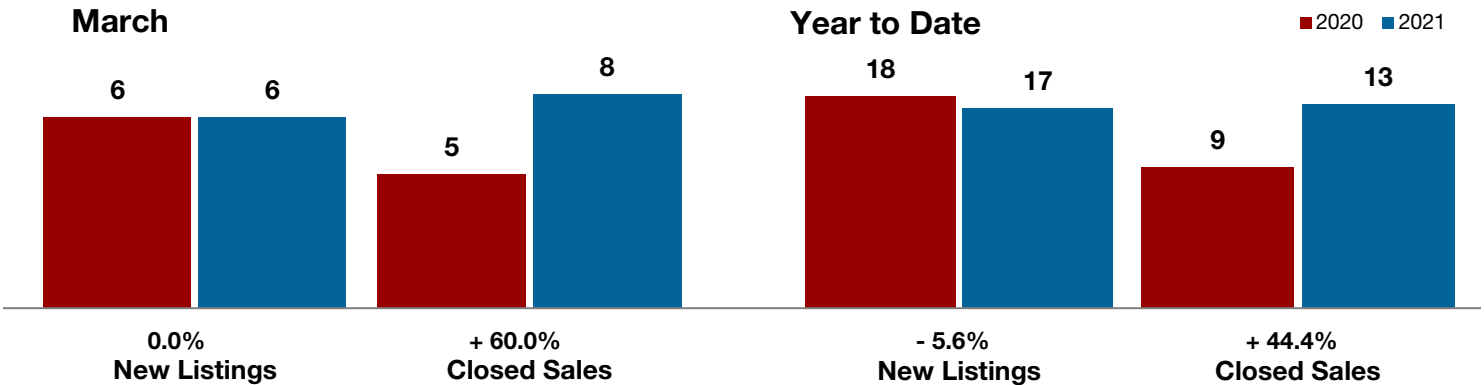
Change in  
New Listings

Change in  
Closed Sales

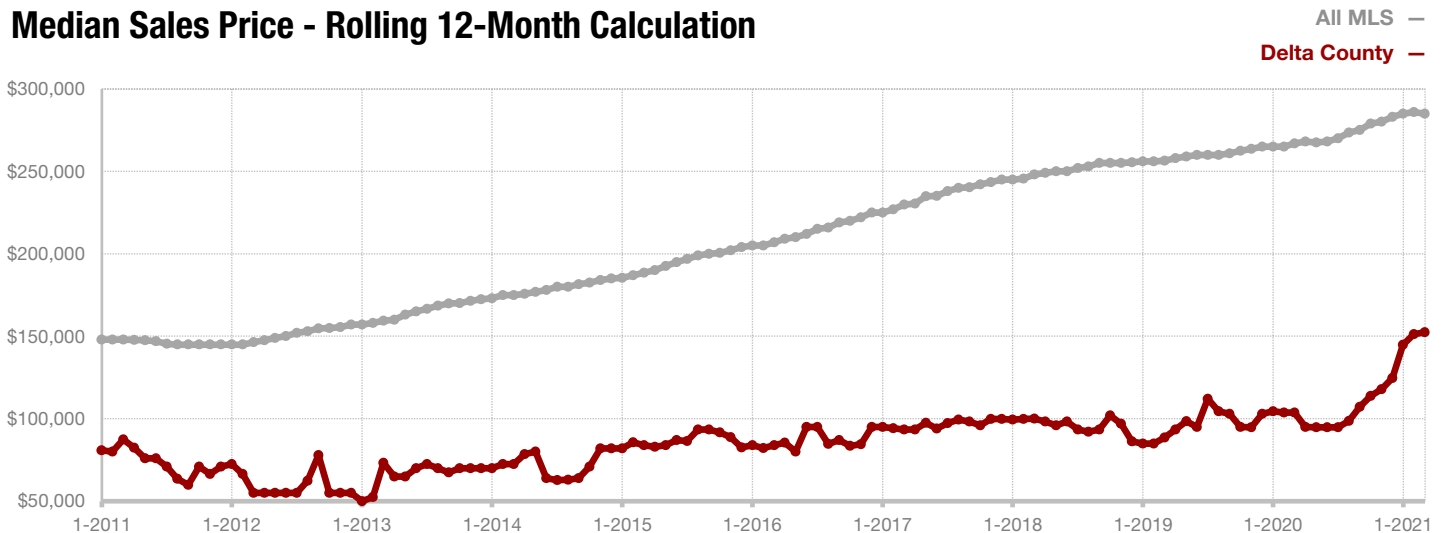
Change in  
Median Sales Price

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	6	6	0.0%	18	17	- 5.6%
Pending Sales	6	3	- 50.0%	16	13	- 18.8%
Closed Sales	5	8	+ 60.0%	9	13	+ 44.4%
Average Sales Price*	\$134,780	<b>\$258,609</b>	+ 91.9%	\$118,822	<b>\$261,952</b>	+ 120.5%
Median Sales Price*	\$110,000	<b>\$164,000</b>	+ 49.1%	\$85,000	<b>\$196,000</b>	+ 130.6%
Percent of Original List Price Received*	92.4%	<b>104.3%</b>	+ 12.9%	89.6%	<b>98.1%</b>	+ 9.5%
Days on Market Until Sale	69	25	- 63.8%	61	54	- 11.5%
Inventory of Homes for Sale	12	7	- 41.7%	--	--	--
Months Supply of Inventory	2.5	1.6	- 33.3%	--	--	--

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## Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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**- 17.5%**

**- 12.1%**

**+ 16.0%**

Change in  
New Listings

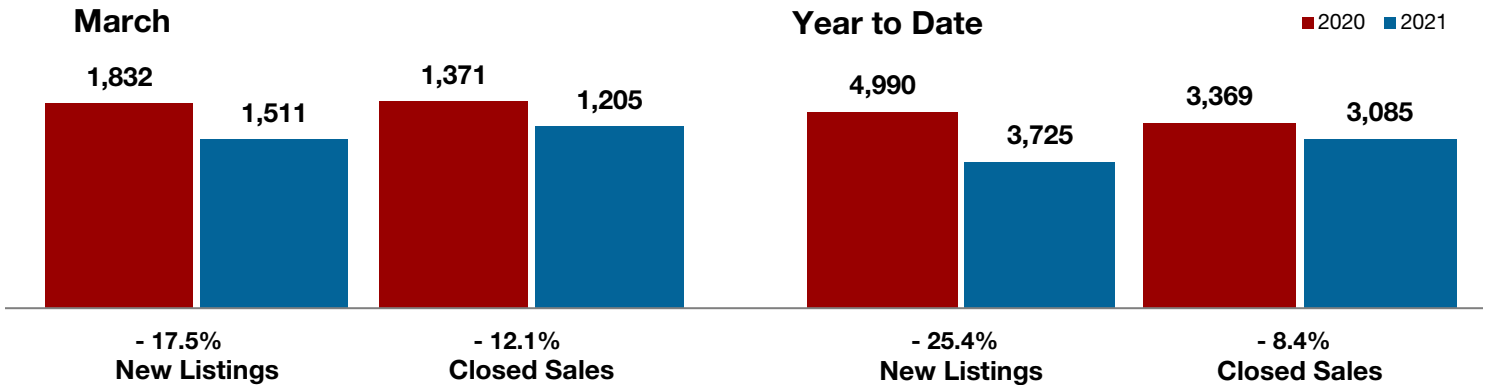
Change in  
Closed Sales

Change in  
Median Sales Price

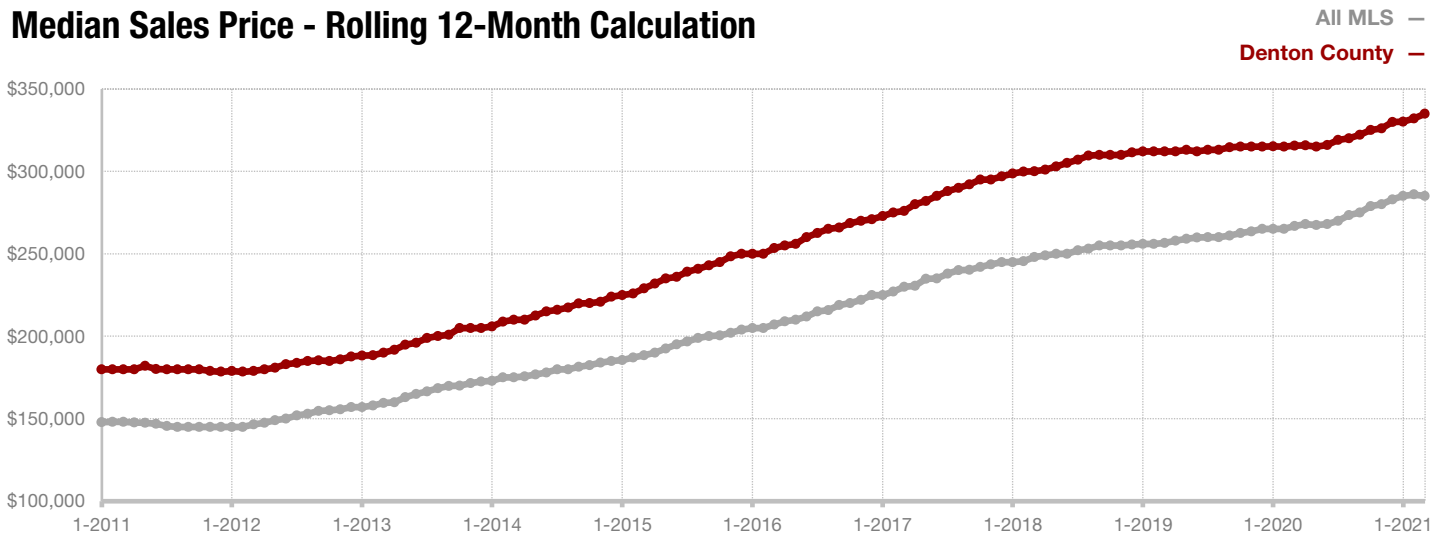
## Denton County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1,832	1,511	- 17.5%	4,990	3,725	- 25.4%
Pending Sales	1,336	1,336	0.0%	3,906	3,586	- 8.2%
Closed Sales	1,371	1,205	- 12.1%	3,369	3,085	- 8.4%
Average Sales Price*	\$363,148	\$447,704	+ 23.3%	\$358,115	\$423,258	+ 18.2%
Median Sales Price*	\$319,000	\$370,000	+ 16.0%	\$313,300	\$350,100	+ 11.7%
Percent of Original List Price Received*	97.2%	101.5%	+ 4.4%	96.5%	100.3%	+ 3.9%
Days on Market Until Sale	55	26	- 52.7%	61	30	- 50.8%
Inventory of Homes for Sale	3,358	991	- 70.5%	--	--	--
Months Supply of Inventory	2.5	0.7	- 66.7%	--	--	--

\* 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 – March 2021

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



**+ 11.1%**

**+ 36.4%**

**+ 17.8%**

Change in  
New Listings

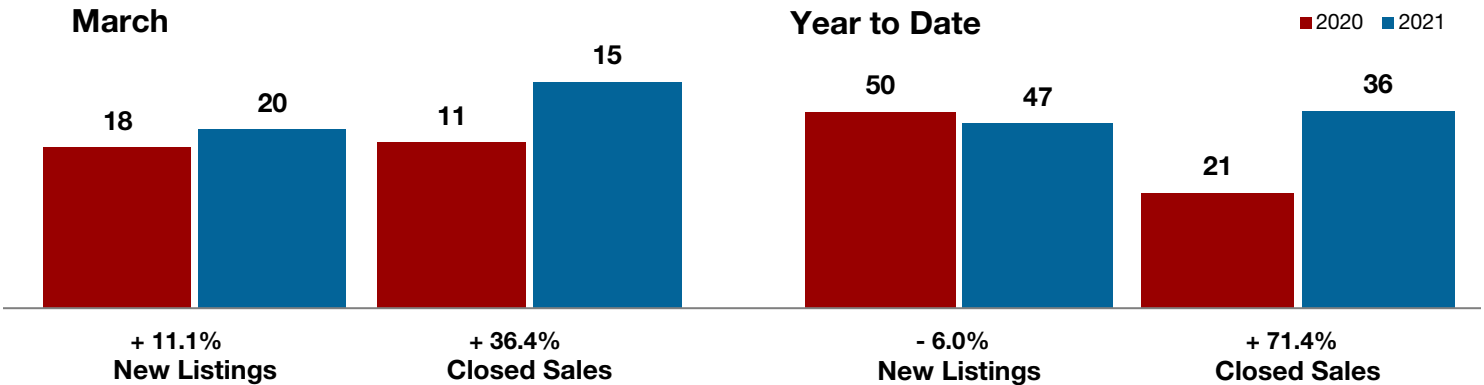
Change in  
Closed Sales

Change in  
Median Sales Price

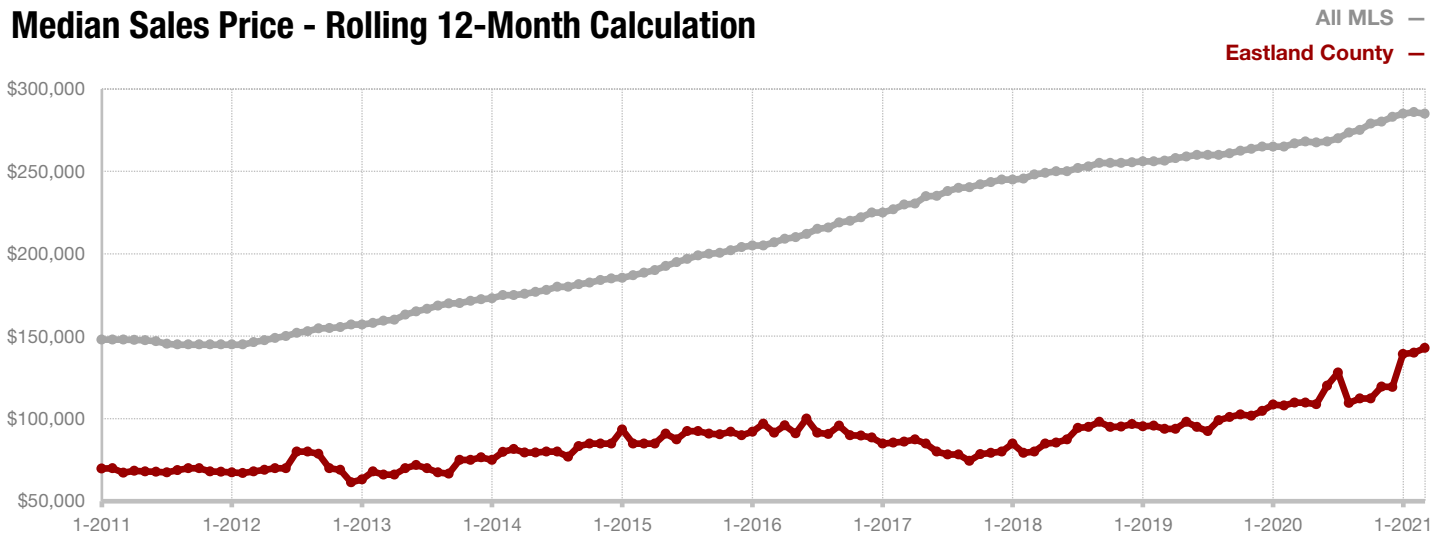
## Eastland County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	18	20	+ 11.1%	50	47	- 6.0%
Pending Sales	12	15	+ 25.0%	29	49	+ 69.0%
Closed Sales	11	15	+ 36.4%	21	36	+ 71.4%
Average Sales Price*	\$174,655	<b>\$179,653</b>	+ 2.9%	\$156,286	<b>\$224,661</b>	+ 43.7%
Median Sales Price*	\$135,000	<b>\$159,000</b>	+ 17.8%	\$90,000	<b>\$156,000</b>	+ 73.3%
Percent of Original List Price Received*	89.4%	<b>91.5%</b>	+ 2.3%	88.9%	<b>91.6%</b>	+ 3.0%
Days on Market Until Sale	81	<b>112</b>	+ 38.3%	86	<b>83</b>	- 3.5%
Inventory of Homes for Sale	89	<b>45</b>	- 49.4%	--	--	--
Months Supply of Inventory	7.2	<b>3.3</b>	- 57.1%	--	--	--

\* 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 – March 2021

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



**- 20.1%**

**- 24.1%**

**+ 12.5%**

Change in  
New Listings

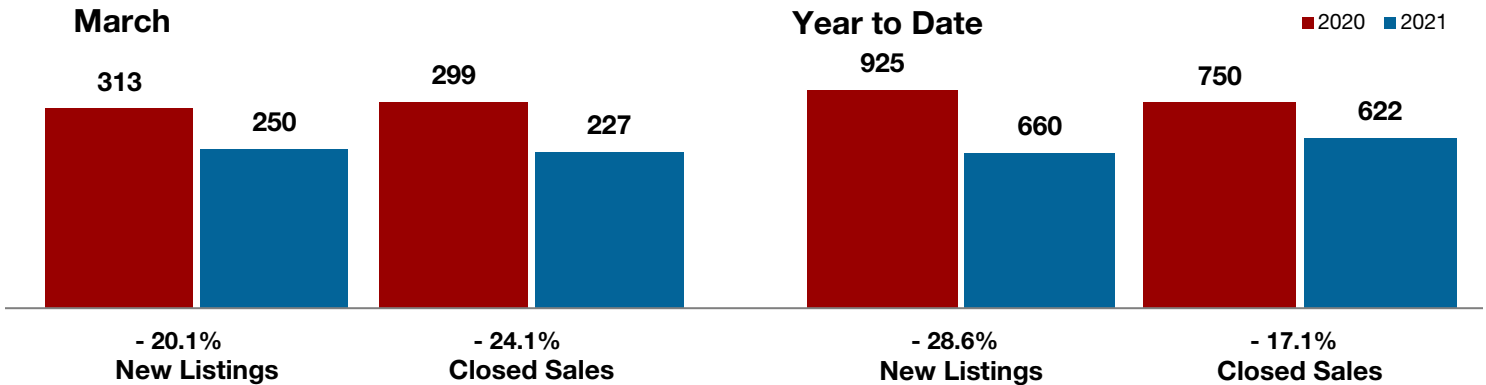
Change in  
Closed Sales

Change in  
Median Sales Price

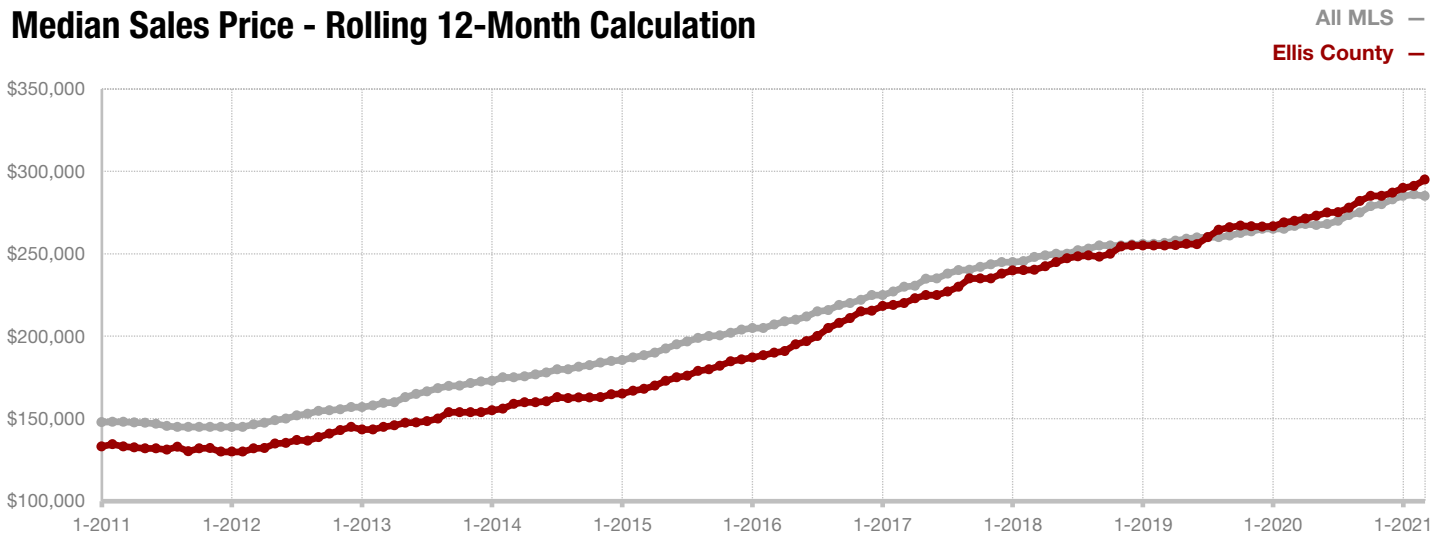
## Ellis County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	313	250	- 20.1%	925	660	- 28.6%
Pending Sales	257	264	+ 2.7%	830	681	- 18.0%
Closed Sales	299	227	- 24.1%	750	622	- 17.1%
Average Sales Price*	\$292,459	<b>\$318,496</b>	+ 8.9%	\$289,390	<b>\$316,271</b>	+ 9.3%
Median Sales Price*	\$271,990	<b>\$306,000</b>	+ 12.5%	\$265,000	<b>\$300,000</b>	+ 13.2%
Percent of Original List Price Received*	97.4%	100.0%	+ 2.7%	96.7%	99.3%	+ 2.7%
Days on Market Until Sale	58	27	- 53.4%	63	33	- 47.6%
Inventory of Homes for Sale	725	220	- 69.7%	--	--	--
Months Supply of Inventory	2.7	0.8	- 66.7%	--	--	--

\* 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 – March 2021

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



**+ 17.0%**

**+ 15.9%**

**+ 18.8%**

Change in  
New Listings

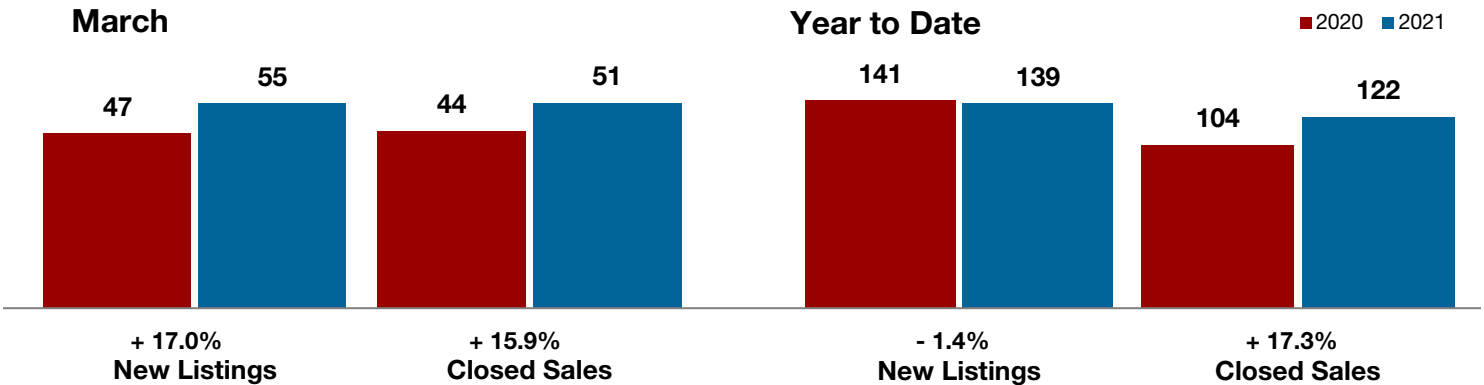
Change in  
Closed Sales

Change in  
Median Sales Price

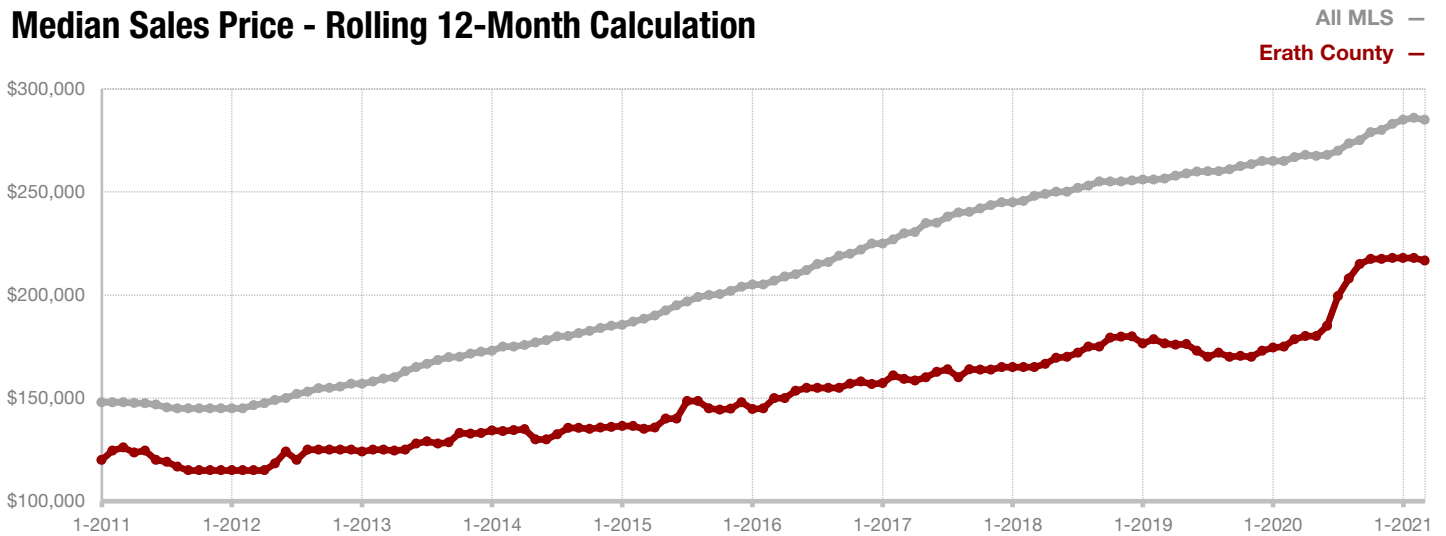
## Erath County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	47	55	+ 17.0%	141	139	- 1.4%
Pending Sales	25	39	+ 56.0%	106	117	+ 10.4%
Closed Sales	44	51	+ 15.9%	104	122	+ 17.3%
Average Sales Price*	\$287,899	<b>\$324,419</b>	+ 12.7%	\$258,582	<b>\$328,547</b>	+ 27.1%
Median Sales Price*	\$176,392	<b>\$209,500</b>	+ 18.8%	\$215,000	<b>\$209,500</b>	- 2.6%
Percent of Original List Price Received*	95.2%	<b>96.2%</b>	+ 1.1%	93.9%	<b>95.3%</b>	+ 1.5%
Days on Market Until Sale	66	61	- 7.6%	65	69	+ 6.2%
Inventory of Homes for Sale	162	85	- 47.5%	--	--	--
Months Supply of Inventory	4.1	2.0	- 50.0%	--	--	--

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## Median Sales Price - Rolling 12-Month Calculation





# Local Market Update – March 2021

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



**+ 50.0%**

Change in  
New Listings

**+ 52.2%**

Change in  
Closed Sales

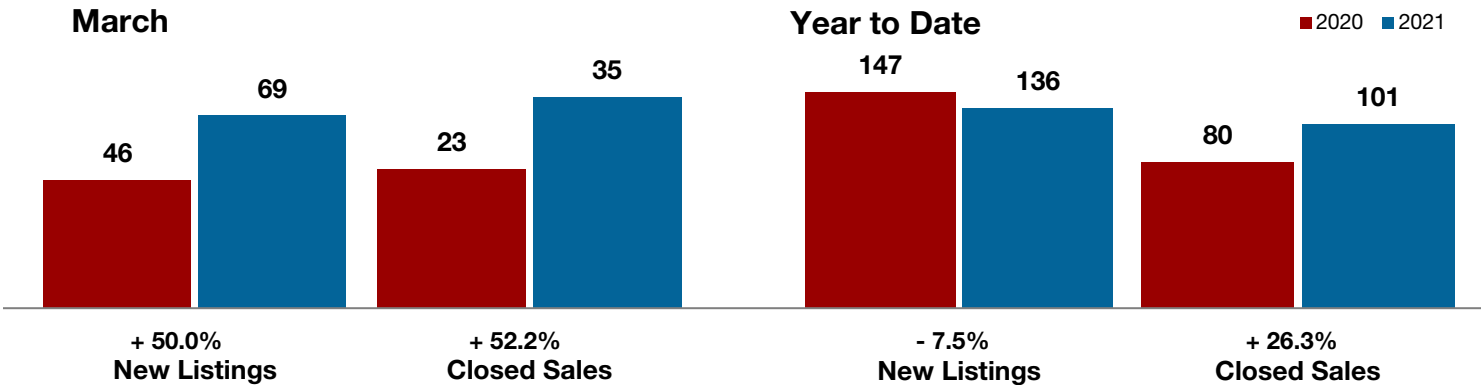
**+ 37.6%**

Change in  
Median Sales Price

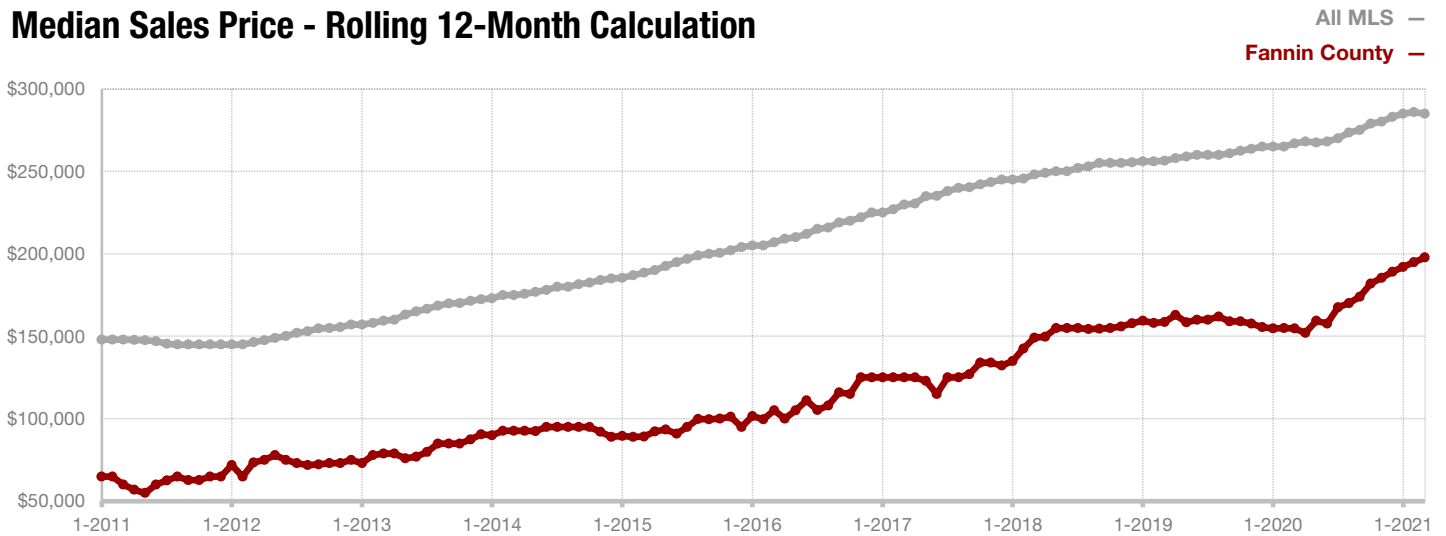
## Fannin County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	46	<b>69</b>	+ 50.0%	147	<b>136</b>	- 7.5%
Pending Sales	30	<b>37</b>	+ 23.3%	86	<b>107</b>	+ 24.4%
Closed Sales	23	<b>35</b>	+ 52.2%	80	<b>101</b>	+ 26.3%
Average Sales Price*	\$167,535	<b>\$272,942</b>	+ 62.9%	\$185,654	<b>\$275,192</b>	+ 48.2%
Median Sales Price*	\$147,500	<b>\$203,000</b>	+ 37.6%	\$159,875	<b>\$221,500</b>	+ 38.5%
Percent of Original List Price Received*	93.1%	<b>95.7%</b>	+ 2.8%	92.7%	<b>94.7%</b>	+ 2.2%
Days on Market Until Sale	39	<b>48</b>	+ 23.1%	64	<b>59</b>	- 7.8%
Inventory of Homes for Sale	169	<b>95</b>	- 43.8%	--	--	--
Months Supply of Inventory	5.1	<b>2.5</b>	- 40.0%	--	--	--

\* 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 – March 2021

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



**- 55.2%**

**+ 33.3%**

**- 14.0%**

Change in  
New Listings

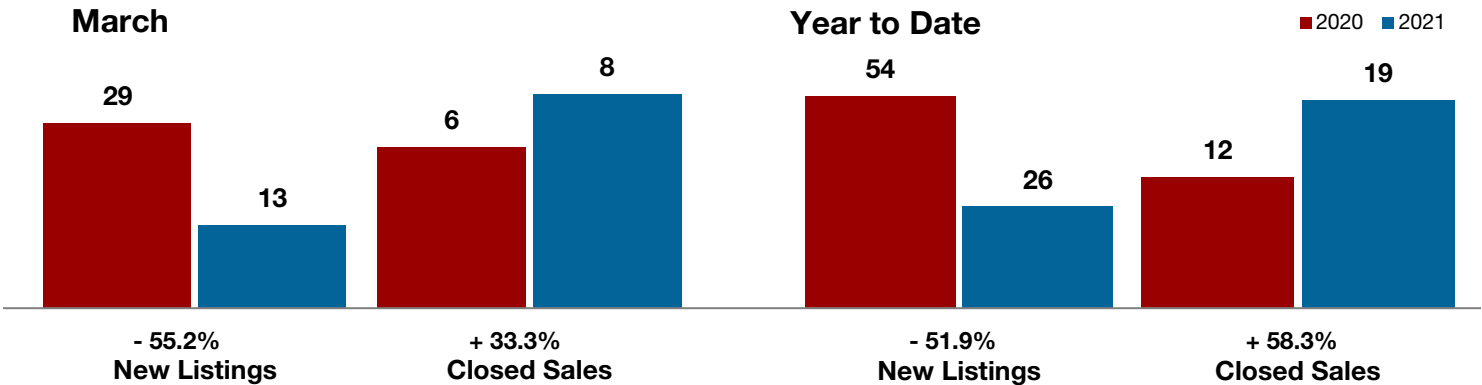
Change in  
Closed Sales

Change in  
Median Sales Price

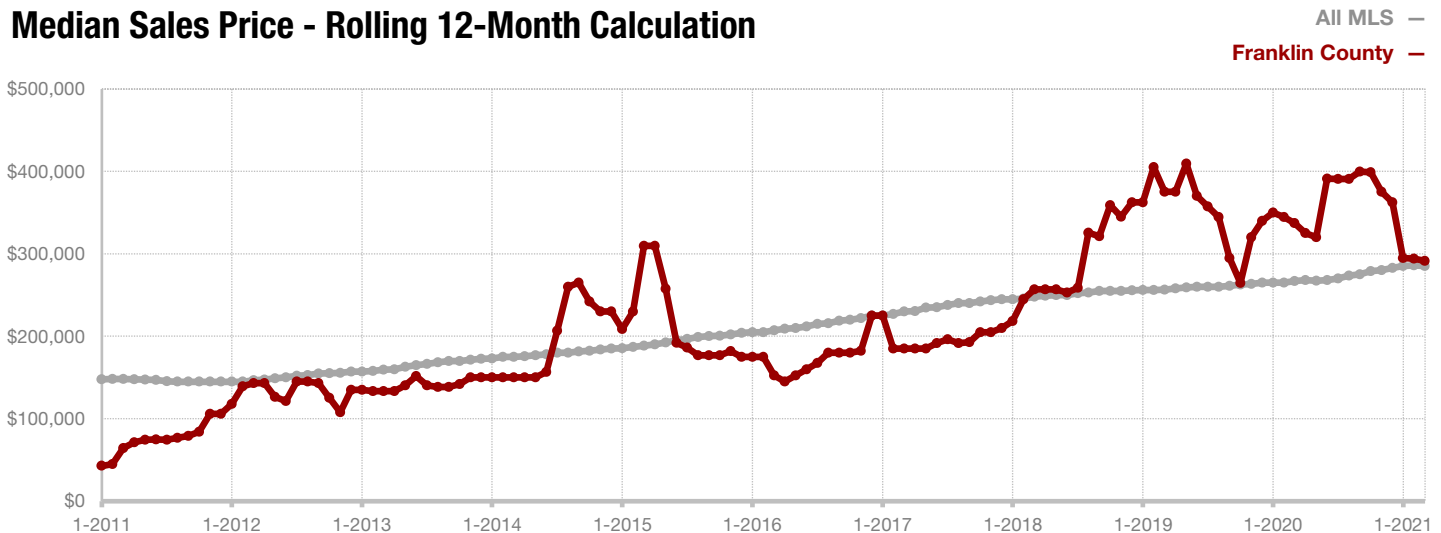
## Franklin County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	29	13	- 55.2%	54	26	- 51.9%
Pending Sales	4	8	+ 100.0%	15	23	+ 53.3%
Closed Sales	6	8	+ 33.3%	12	19	+ 58.3%
Average Sales Price*	\$456,289	<b>\$346,637</b>	- 24.0%	\$436,436	<b>\$230,705</b>	- 47.1%
Median Sales Price*	\$302,500	<b>\$260,000</b>	- 14.0%	\$362,000	<b>\$150,725</b>	- 58.4%
Percent of Original List Price Received*	89.9%	<b>95.9%</b>	+ 6.7%	90.4%	<b>92.0%</b>	+ 1.8%
Days on Market Until Sale	100	<b>54</b>	- 46.0%	96	<b>53</b>	- 44.8%
Inventory of Homes for Sale	71	<b>19</b>	- 73.2%	--	--	--
Months Supply of Inventory	12.7	<b>1.9</b>	- 84.6%	--	--	--

\* 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 – March 2021

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



**- 37.5%**

**+ 111.1%**

**+ 36.3%**

Change in  
New Listings

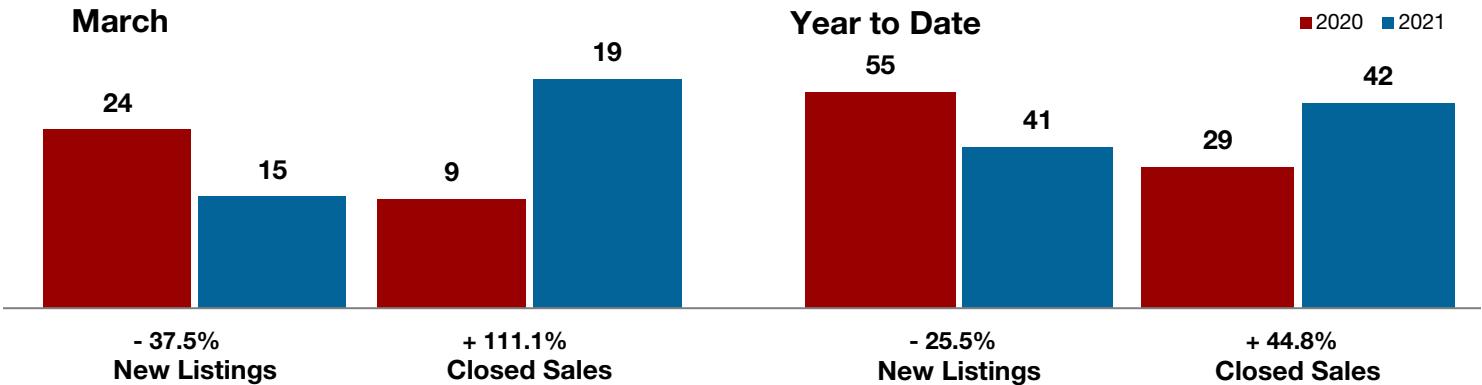
Change in  
Closed Sales

Change in  
Median Sales Price

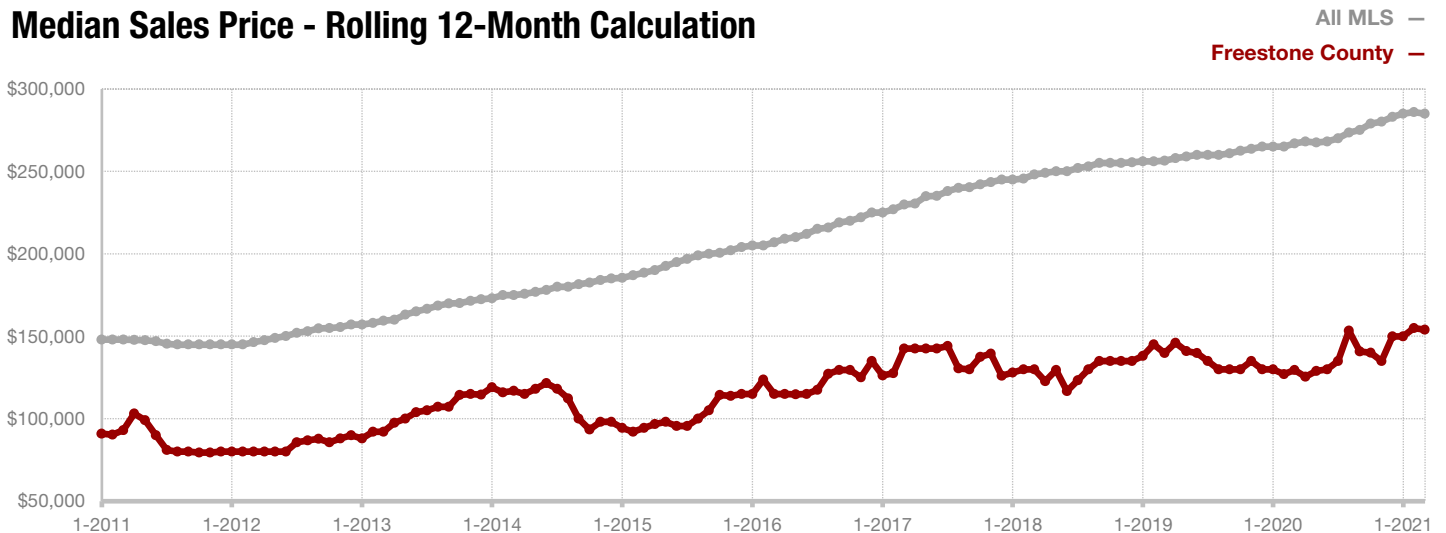
## Freestone County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	24	15	- 37.5%	55	41	- 25.5%
Pending Sales	15	10	- 33.3%	36	35	- 2.8%
Closed Sales	9	19	+ 111.1%	29	42	+ 44.8%
Average Sales Price*	\$123,022	<b>\$153,737</b>	+ 25.0%	\$166,417	<b>\$162,507</b>	- 2.3%
Median Sales Price*	\$106,399	<b>\$145,000</b>	+ 36.3%	\$124,000	<b>\$147,000</b>	+ 18.5%
Percent of Original List Price Received*	89.1%	<b>92.7%</b>	+ 4.0%	90.5%	<b>91.0%</b>	+ 0.6%
Days on Market Until Sale	135	42	- 68.9%	111	65	- 41.4%
Inventory of Homes for Sale	63	37	- 41.3%	--	--	--
Months Supply of Inventory	5.6	2.6	- 50.0%	--	--	--

\* 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 – March 2021

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



**- 12.2%**

**+ 20.7%**

**+ 36.8%**

Change in  
New Listings

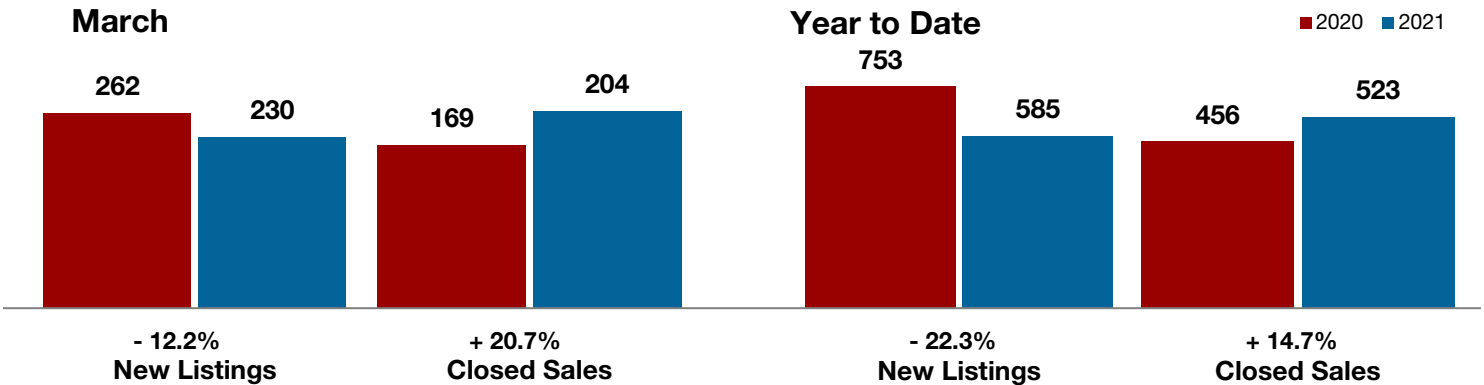
Change in  
Closed Sales

Change in  
Median Sales Price

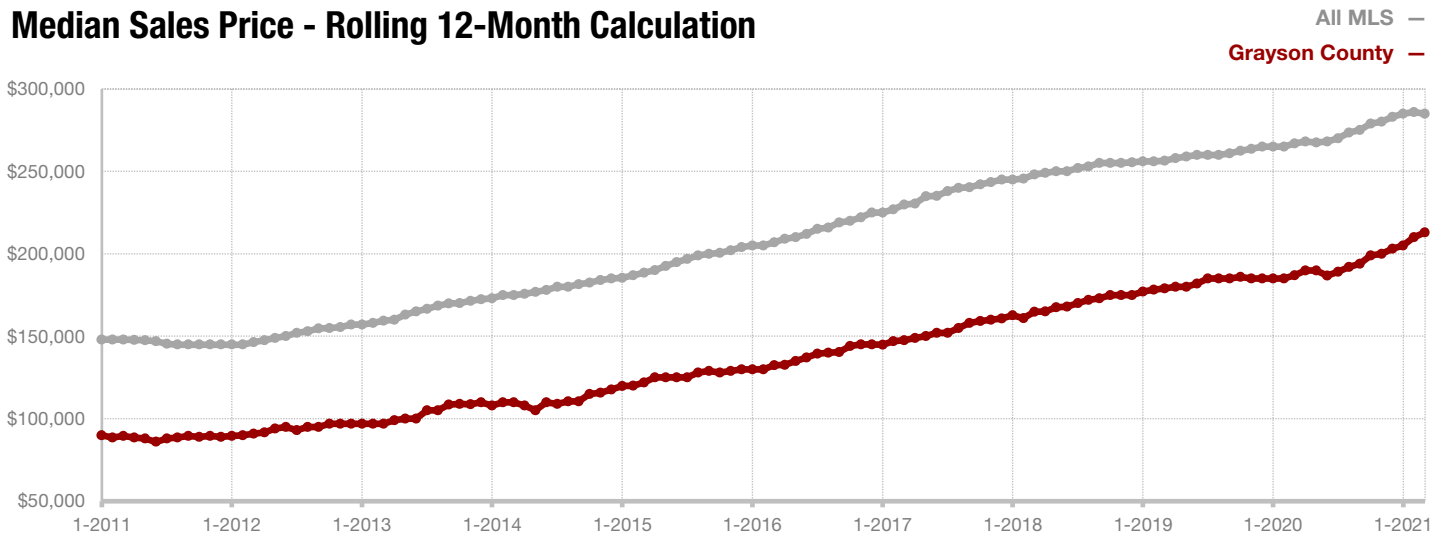
## Grayson County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	262	230	- 12.2%	753	585	- 22.3%
Pending Sales	177	193	+ 9.0%	509	569	+ 11.8%
Closed Sales	169	204	+ 20.7%	456	523	+ 14.7%
Average Sales Price*	\$209,490	<b>\$291,016</b>	+ 38.9%	\$207,144	<b>\$284,217</b>	+ 37.2%
Median Sales Price*	\$180,000	<b>\$246,250</b>	+ 36.8%	\$179,950	<b>\$235,000</b>	+ 30.6%
Percent of Original List Price Received*	93.7%	<b>97.3%</b>	+ 3.8%	92.6%	<b>96.5%</b>	+ 4.2%
Days on Market Until Sale	77	51	- 33.8%	77	56	- 27.3%
Inventory of Homes for Sale	712	261	- 63.3%	--	--	--
Months Supply of Inventory	4.0	1.2	- 75.0%	--	--	--

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## Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**- 18.2%**

**0.0%**

**+ 181.2%**

Change in  
New Listings

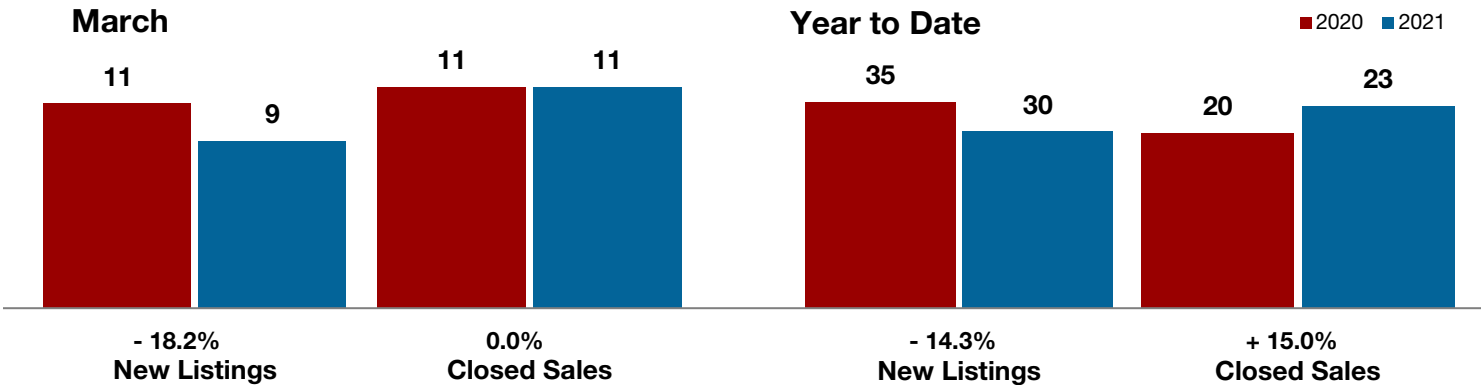
Change in  
Closed Sales

Change in  
Median Sales Price

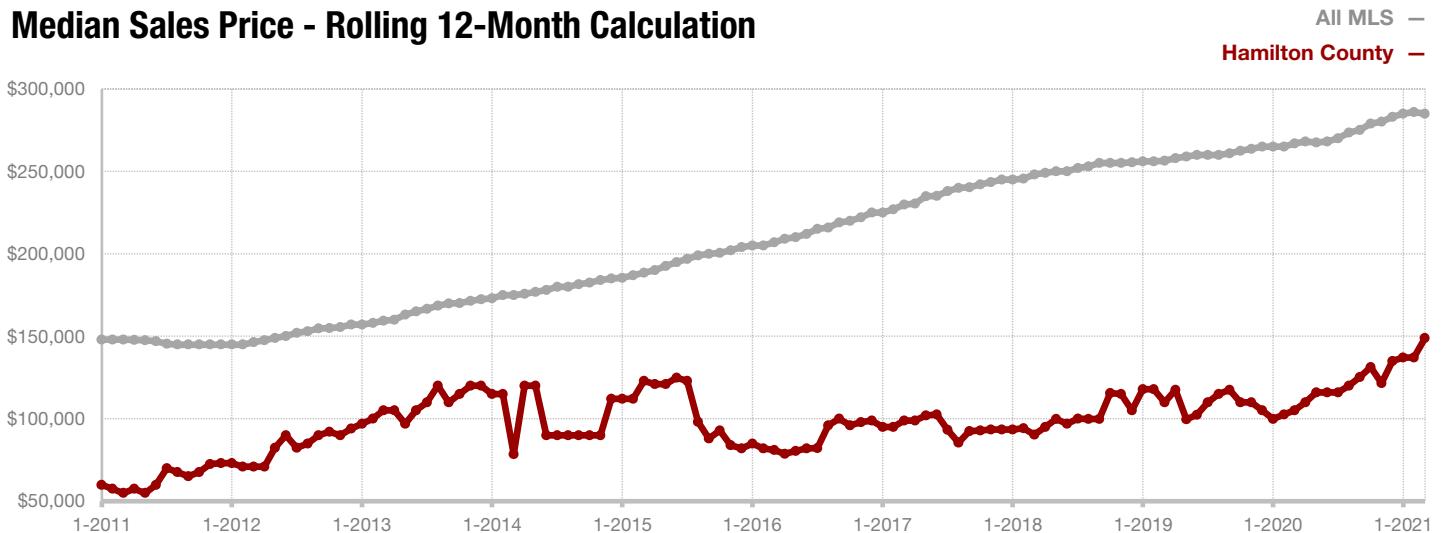
## Hamilton County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	11	9	- 18.2%	35	30	- 14.3%
Pending Sales	7	17	+ 142.9%	27	34	+ 25.9%
Closed Sales	11	11	0.0%	20	23	+ 15.0%
Average Sales Price*	\$95,218	<b>\$425,882</b>	+ 347.3%	\$146,314	<b>\$330,751</b>	+ 126.1%
Median Sales Price*	\$64,000	<b>\$179,999</b>	+ 181.2%	\$55,250	<b>\$176,200</b>	+ 218.9%
Percent of Original List Price Received*	85.5%	<b>92.5%</b>	+ 8.2%	85.2%	<b>90.2%</b>	+ 5.9%
Days on Market Until Sale	86	<b>116</b>	+ 34.9%	96	<b>109</b>	+ 13.5%
Inventory of Homes for Sale	52	<b>20</b>	- 61.5%	--	--	--
Months Supply of Inventory	6.5	<b>2.1</b>	- 71.4%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**- 100.0%**      **- 66.7%**      **- 50.8%**

Change in  
New Listings

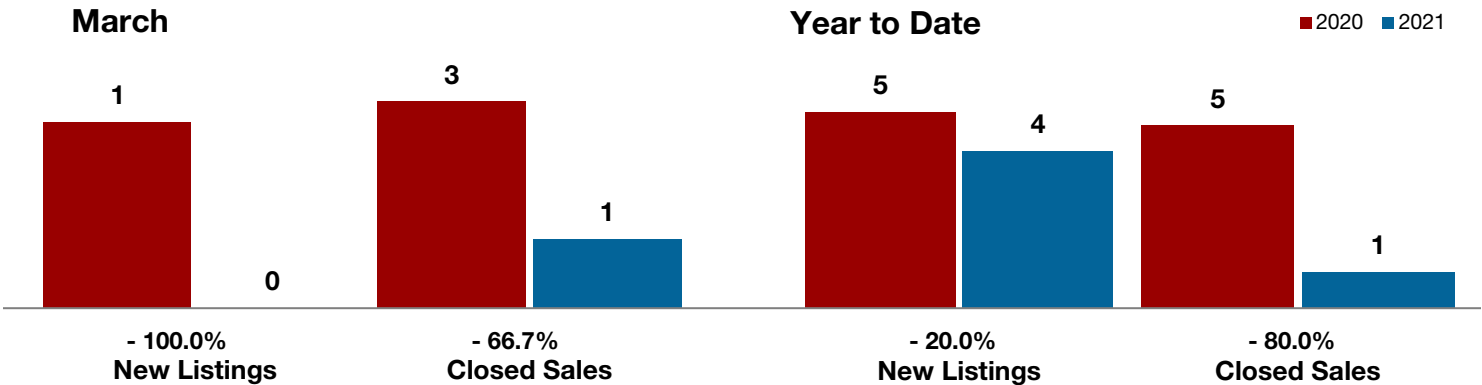
Change in  
Closed Sales

Change in  
Median Sales Price

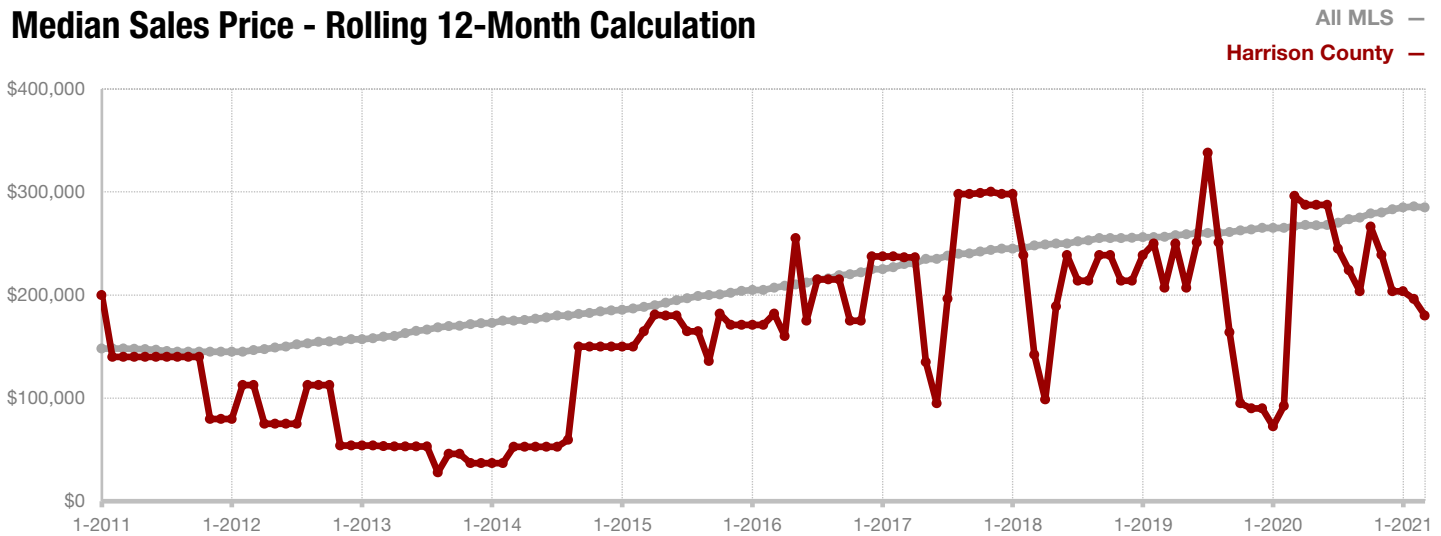
## Harrison County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1	0	- 100.0%	5	4	- 20.0%
Pending Sales	1	2	+ 100.0%	5	3	- 40.0%
Closed Sales	3	1	- 66.7%	5	1	- 80.0%
Average Sales Price*	\$303,667	<b>\$149,900</b>	- 50.6%	\$454,200	<b>\$149,900</b>	- 67.0%
Median Sales Price*	\$304,500	<b>\$149,900</b>	- 50.8%	\$319,000	<b>\$149,900</b>	- 53.0%
Percent of Original List Price Received*	95.6%	<b>100.0%</b>	+ 4.6%	92.3%	<b>100.0%</b>	+ 8.3%
Days on Market Until Sale	74	<b>30</b>	- 59.5%	107	<b>30</b>	- 72.0%
Inventory of Homes for Sale	14	<b>3</b>	- 78.6%	--	--	--
Months Supply of Inventory	9.0	<b>1.7</b>	- 77.8%	--	--	--

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## Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**+ 32.6%**

Change in  
New Listings

**+ 39.2%**

Change in  
Closed Sales

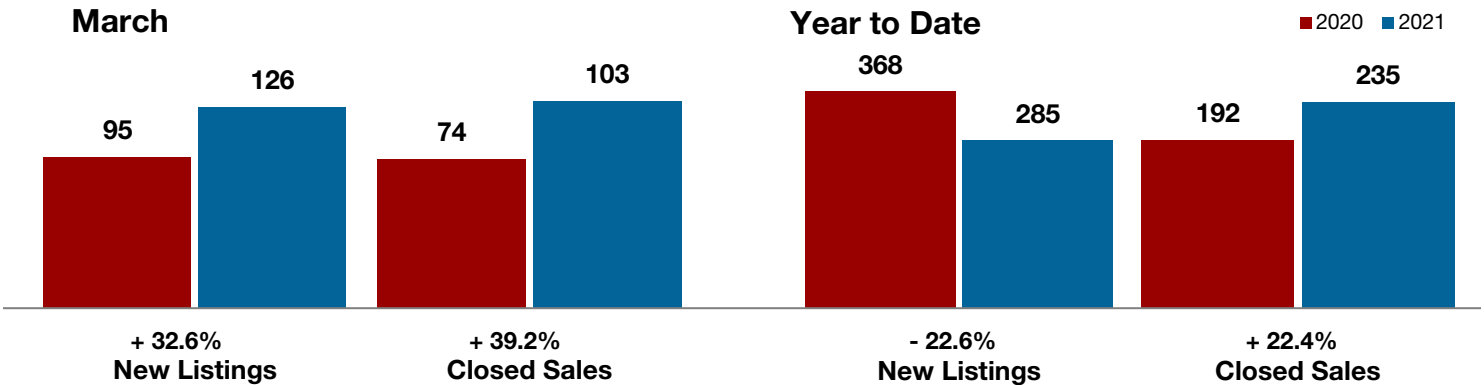
**+ 17.2%**

Change in  
Median Sales Price

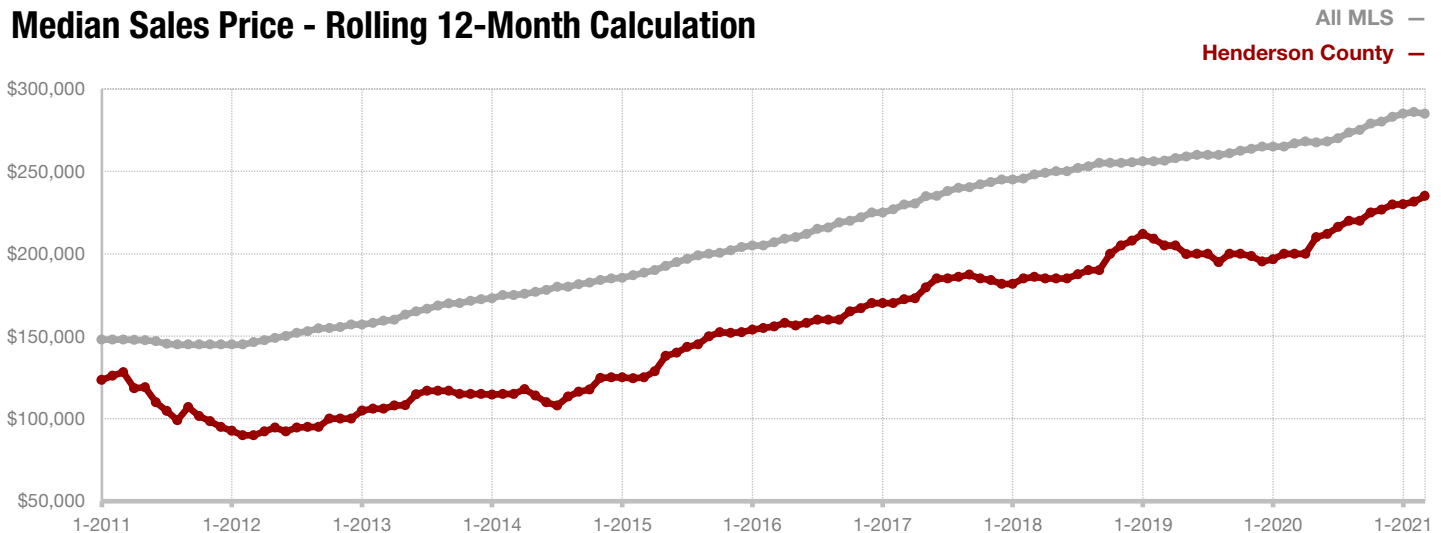
## Henderson County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	95	<b>126</b>	+ 32.6%	368	<b>285</b>	- 22.6%
Pending Sales	64	<b>96</b>	+ 50.0%	218	<b>280</b>	+ 28.4%
Closed Sales	74	<b>103</b>	+ 39.2%	192	<b>235</b>	+ 22.4%
Average Sales Price*	\$240,351	<b>\$413,590</b>	+ 72.1%	\$257,406	<b>\$392,476</b>	+ 52.5%
Median Sales Price*	\$200,571	<b>\$235,000</b>	+ 17.2%	\$205,298	<b>\$227,500</b>	+ 10.8%
Percent of Original List Price Received*	92.7%	<b>96.3%</b>	+ 3.9%	91.2%	<b>94.8%</b>	+ 3.9%
Days on Market Until Sale	69	<b>49</b>	- 29.0%	70	<b>56</b>	- 20.0%
Inventory of Homes for Sale	427	<b>178</b>	- 58.3%	--	--	--
Months Supply of Inventory	5.7	<b>1.7</b>	- 66.7%	--	--	--

\* 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 – March 2021

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



**- 7.0%**

**+ 70.8%**

**+ 28.4%**

Change in  
New Listings

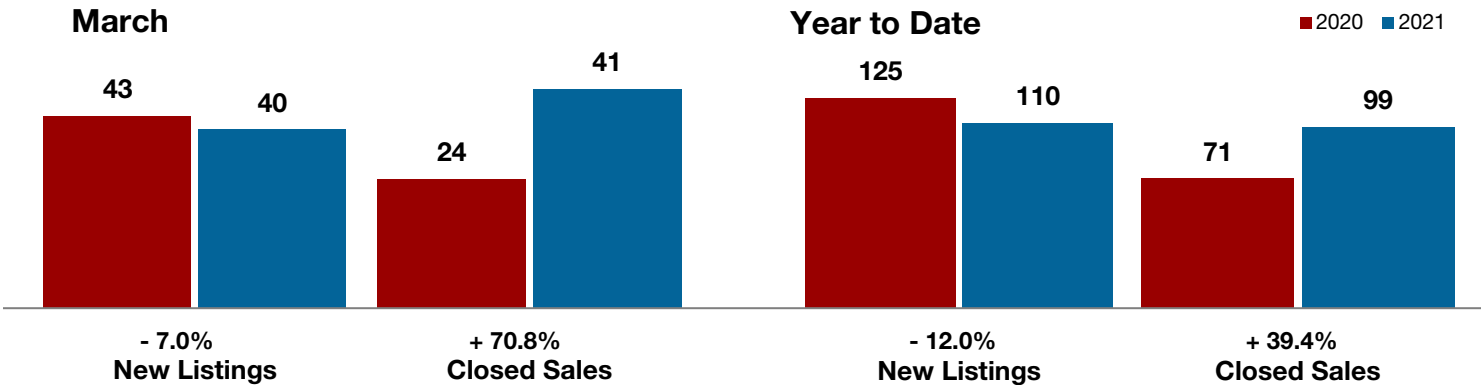
Change in  
Closed Sales

Change in  
Median Sales Price

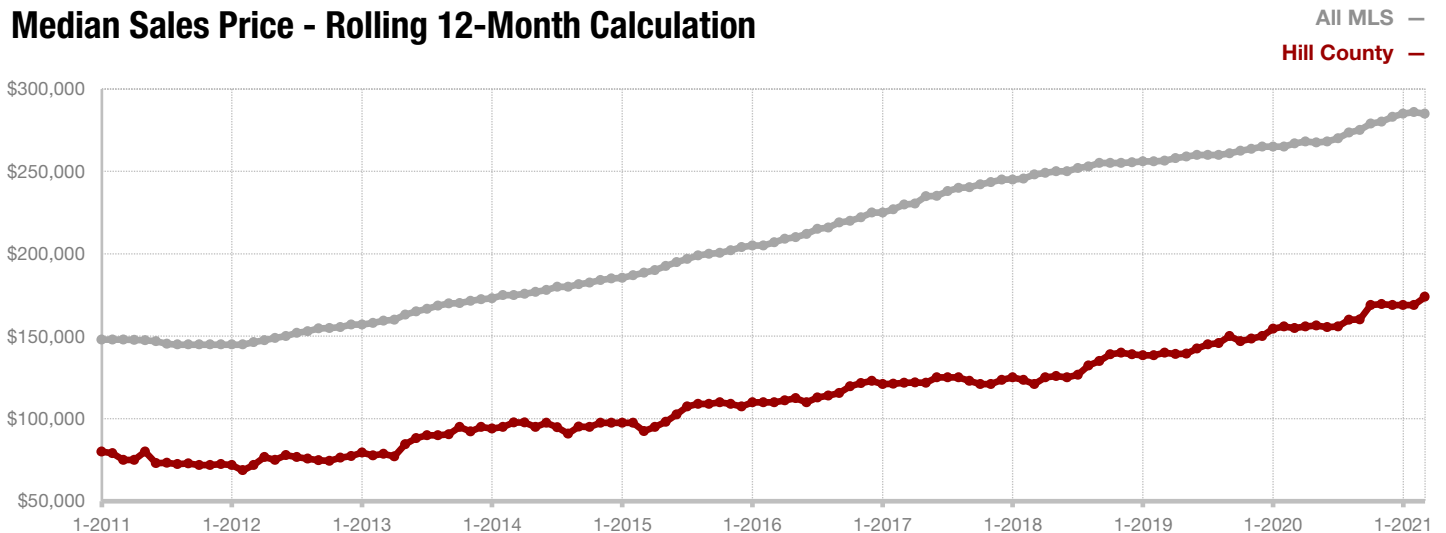
## Hill County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	43	40	- 7.0%	125	110	- 12.0%
Pending Sales	25	26	+ 4.0%	78	105	+ 34.6%
Closed Sales	24	41	+ 70.8%	71	99	+ 39.4%
Average Sales Price*	\$167,724	<b>\$259,406</b>	+ 54.7%	\$169,000	<b>\$215,846</b>	+ 27.7%
Median Sales Price*	\$144,975	<b>\$186,104</b>	+ 28.4%	\$150,000	<b>\$163,250</b>	+ 8.8%
Percent of Original List Price Received*	95.9%	<b>91.3%</b>	- 4.8%	92.5%	<b>92.3%</b>	- 0.2%
Days on Market Until Sale	58	<b>78</b>	+ 34.5%	84	<b>68</b>	- 19.0%
Inventory of Homes for Sale	152	<b>65</b>	- 57.2%	--	--	--
Months Supply of Inventory	4.9	<b>1.8</b>	- 60.0%	--	--	--

\* 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 – March 2021

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



**- 29.0%**

**+ 36.2%**

**+ 11.8%**

Change in  
New Listings

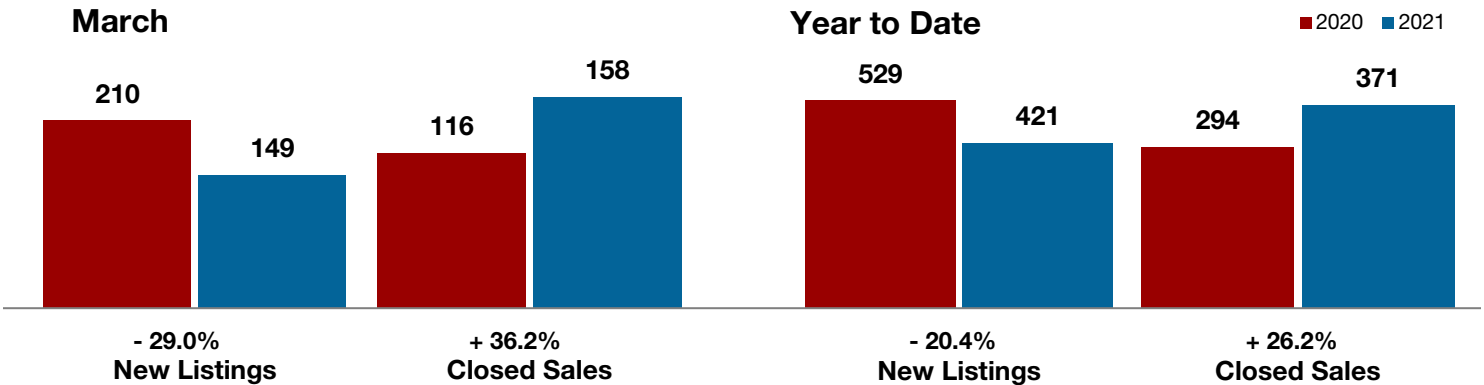
Change in  
Closed Sales

Change in  
Median Sales Price

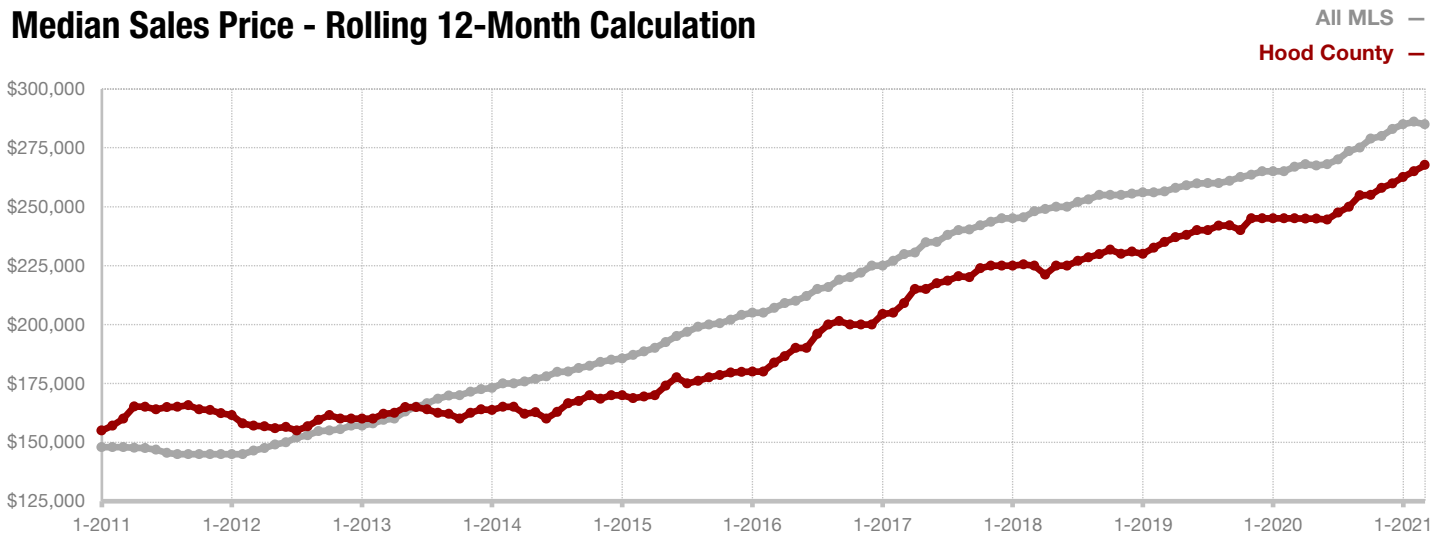
## Hood County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	210	149	- 29.0%	529	421	- 20.4%
Pending Sales	117	127	+ 8.5%	338	396	+ 17.2%
Closed Sales	116	158	+ 36.2%	294	371	+ 26.2%
Average Sales Price*	\$275,446	<b>\$361,540</b>	+ 31.3%	\$279,372	<b>\$338,856</b>	+ 21.3%
Median Sales Price*	\$259,000	<b>\$289,450</b>	+ 11.8%	\$242,900	<b>\$283,700</b>	+ 16.8%
Percent of Original List Price Received*	96.3%	<b>98.3%</b>	+ 2.1%	95.9%	<b>98.2%</b>	+ 2.4%
Days on Market Until Sale	51	45	- 11.8%	53	43	- 18.9%
Inventory of Homes for Sale	429	154	- 64.1%	--	--	--
Months Supply of Inventory	3.6	1.1	- 75.0%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**- 28.9%**

**+ 94.1%**

**- 15.7%**

Change in  
New Listings

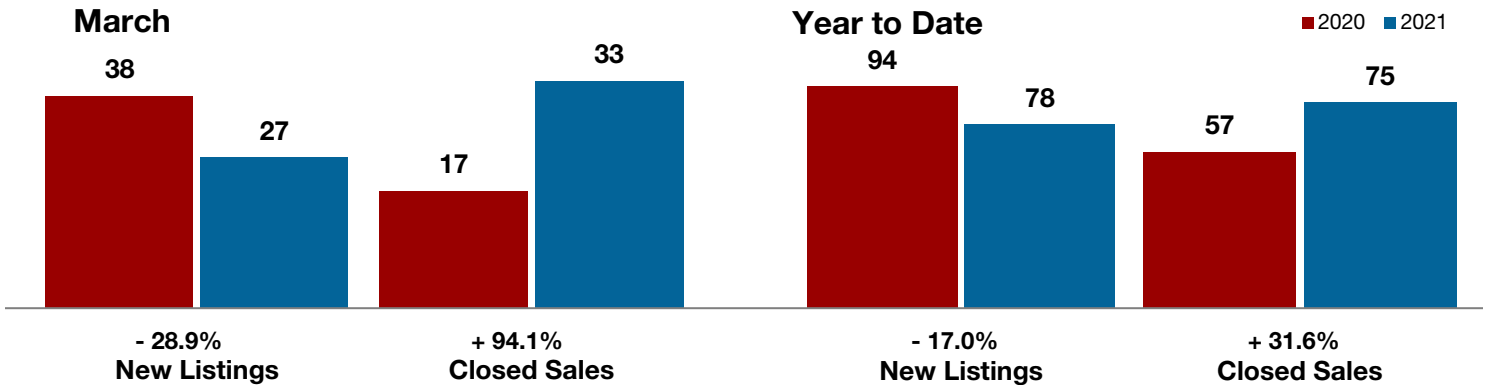
Change in  
Closed Sales

Change in  
Median Sales Price

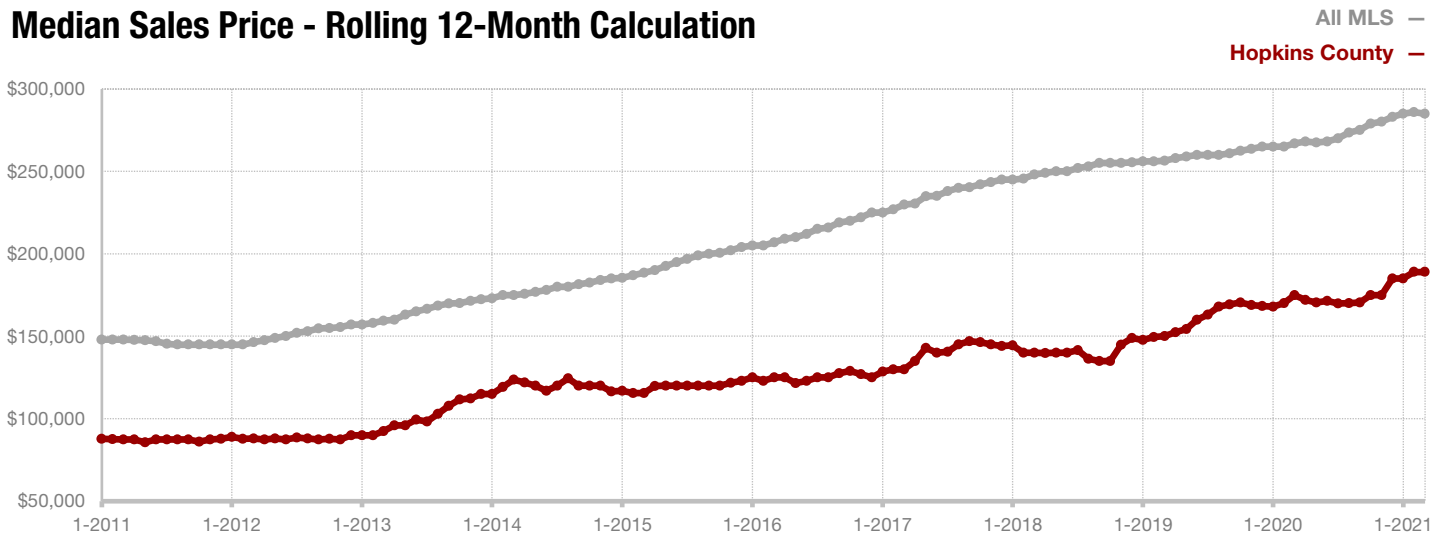
## Hopkins County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	38	27	- 28.9%	94	78	- 17.0%
Pending Sales	23	20	- 13.0%	63	69	+ 9.5%
Closed Sales	17	33	+ 94.1%	57	75	+ 31.6%
Average Sales Price*	\$238,561	<b>\$297,968</b>	+ 24.9%	\$202,242	<b>\$298,632</b>	+ 47.7%
Median Sales Price*	\$240,900	<b>\$203,000</b>	- 15.7%	\$170,000	<b>\$203,000</b>	+ 19.4%
Percent of Original List Price Received*	96.0%	95.1%	- 0.9%	93.7%	93.3%	- 0.4%
Days on Market Until Sale	66	49	- 25.8%	60	56	- 6.7%
Inventory of Homes for Sale	100	42	- 58.0%	--	--	--
Months Supply of Inventory	4.4	1.6	- 50.0%	--	--	--

\* 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 – March 2021

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



**+ 7.8%**

**+ 61.2%**

**+ 9.6%**

Change in  
New Listings

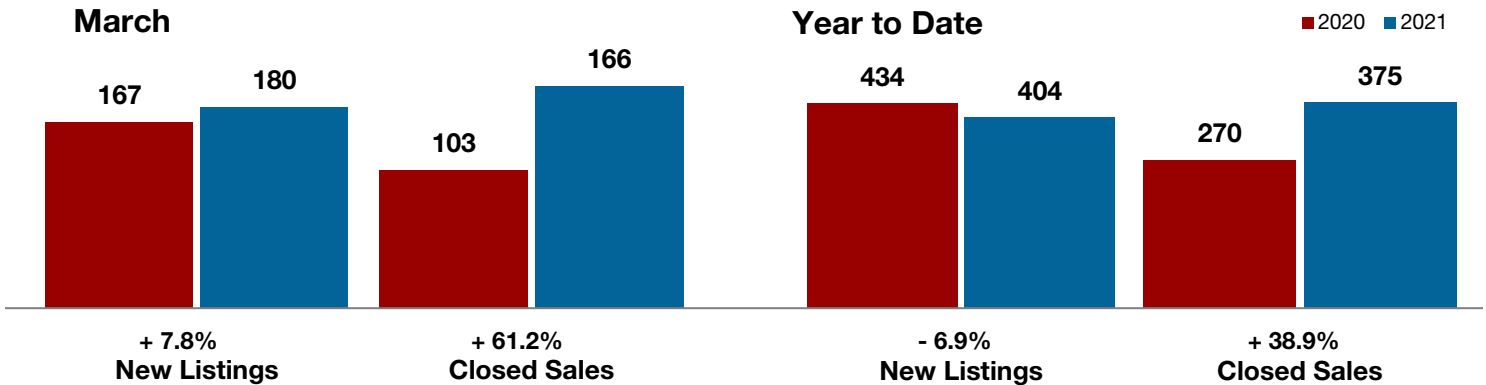
Change in  
Closed Sales

Change in  
Median Sales Price

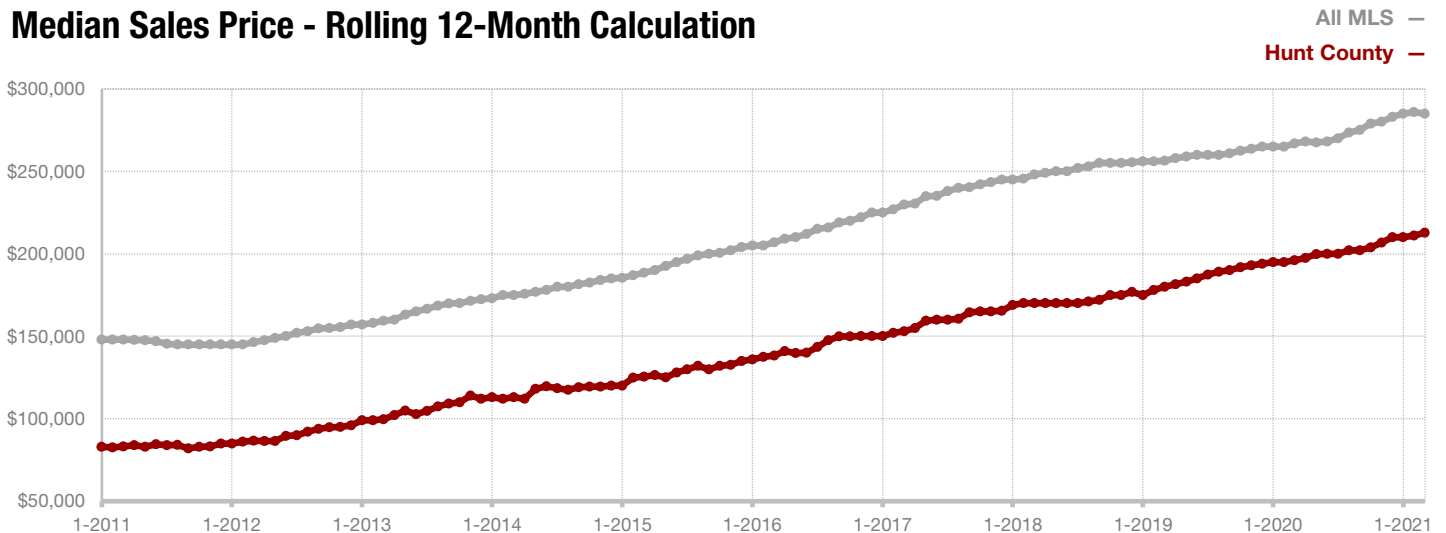
## Hunt County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	167	180	+ 7.8%	434	404	- 6.9%
Pending Sales	99	137	+ 38.4%	298	398	+ 33.6%
Closed Sales	103	166	+ 61.2%	270	375	+ 38.9%
Average Sales Price*	\$219,537	<b>\$236,342</b>	+ 7.7%	\$222,311	<b>\$244,794</b>	+ 10.1%
Median Sales Price*	\$192,500	<b>\$211,064</b>	+ 9.6%	\$195,995	<b>\$215,000</b>	+ 9.7%
Percent of Original List Price Received*	95.2%	<b>96.7%</b>	+ 1.6%	94.1%	<b>96.7%</b>	+ 2.8%
Days on Market Until Sale	71	43	- 39.4%	63	42	- 33.3%
Inventory of Homes for Sale	397	170	- 57.2%	--	--	--
Months Supply of Inventory	3.7	1.2	- 75.0%	--	--	--

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## Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



## Jack County

**0.0%**

**+ 533.3%**

**- 50.5%**

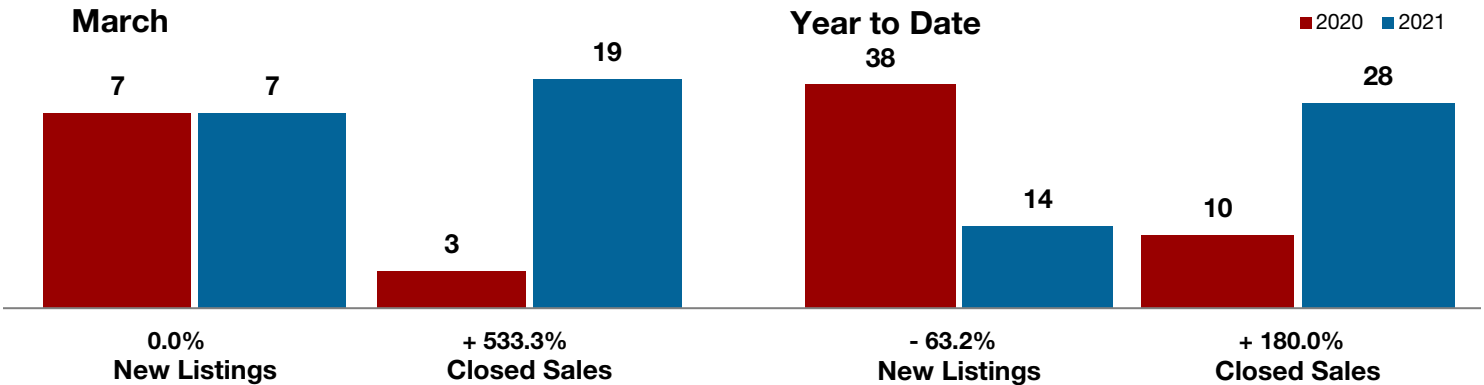
Change in  
New Listings

Change in  
Closed Sales

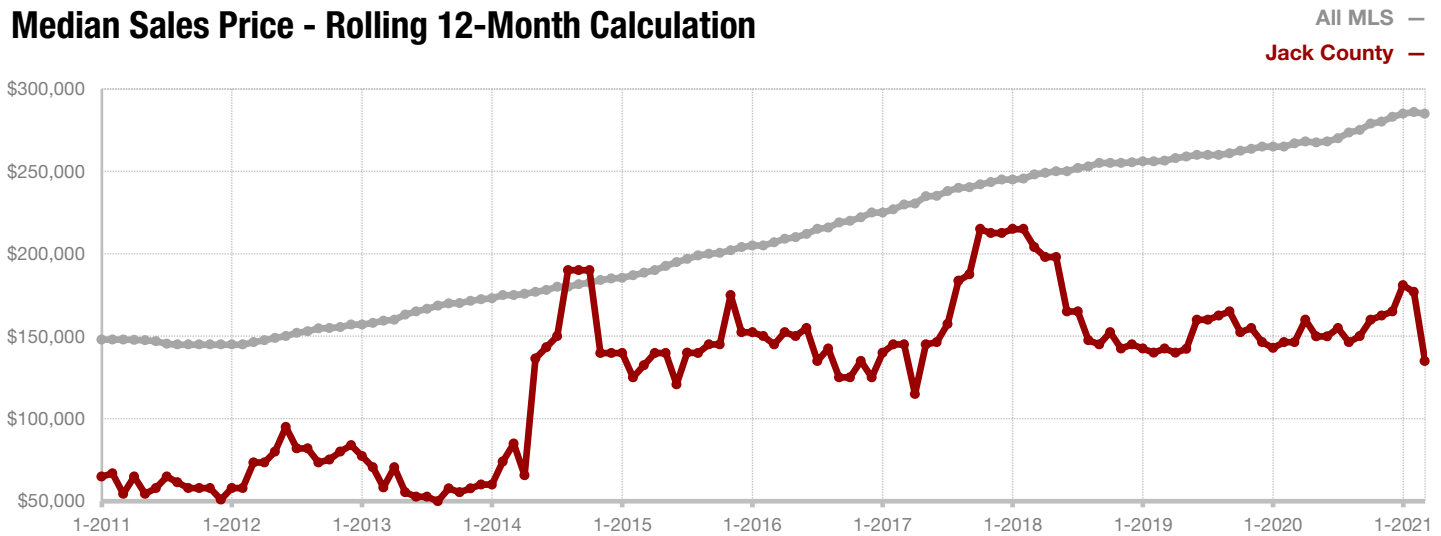
Change in  
Median Sales Price

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	7	7	0.0%	38	14	- 63.2%
Pending Sales	4	2	- 50.0%	12	26	+ 116.7%
Closed Sales	3	19	+ 533.3%	10	28	+ 180.0%
Average Sales Price*	\$182,833	<b>\$148,626</b>	- 18.7%	\$165,120	<b>\$204,550</b>	+ 23.9%
Median Sales Price*	\$224,500	<b>\$111,111</b>	- 50.5%	\$150,500	<b>\$111,111</b>	- 26.2%
Percent of Original List Price Received*	87.2%	<b>80.8%</b>	- 7.3%	94.1%	<b>83.9%</b>	- 10.8%
Days on Market Until Sale	79	<b>305</b>	+ 286.1%	53	<b>221</b>	+ 317.0%
Inventory of Homes for Sale	39	<b>12</b>	- 69.2%	--	--	--
Months Supply of Inventory	12.0	<b>1.8</b>	- 83.3%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**- 9.5%**

Change in  
New Listings

**+ 3.3%**

Change in  
Closed Sales

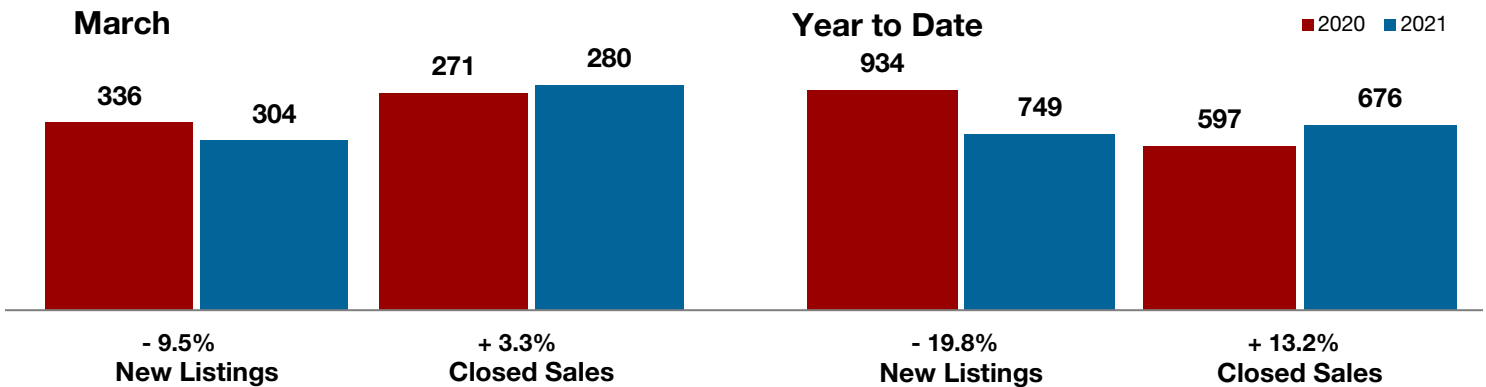
**+ 14.2%**

Change in  
Median Sales Price

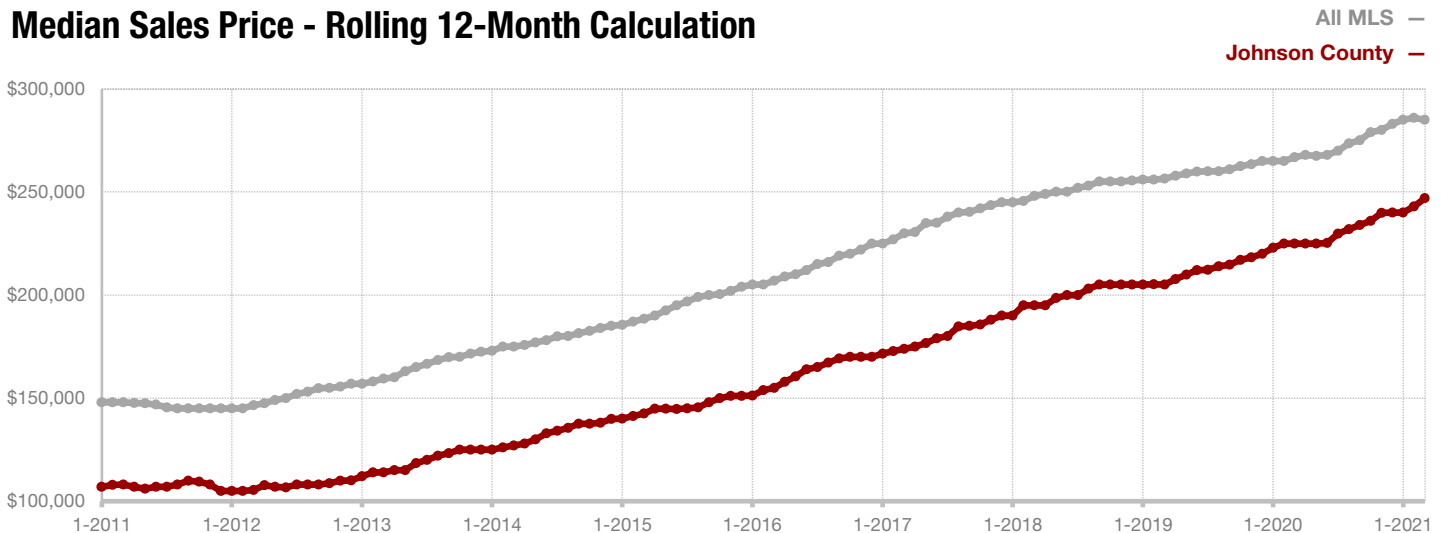
## Johnson County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	336	304	- 9.5%	934	749	- 19.8%
Pending Sales	241	281	+ 16.6%	700	767	+ 9.6%
Closed Sales	271	280	+ 3.3%	597	676	+ 13.2%
Average Sales Price*	\$246,440	<b>\$291,894</b>	+ 18.4%	\$246,343	<b>\$285,351</b>	+ 15.8%
Median Sales Price*	\$227,000	<b>\$259,235</b>	+ 14.2%	\$225,001	<b>\$257,078</b>	+ 14.3%
Percent of Original List Price Received*	97.1%	<b>99.4%</b>	+ 2.4%	96.5%	<b>98.4%</b>	+ 2.0%
Days on Market Until Sale	60	<b>33</b>	- 45.0%	60	<b>38</b>	- 36.7%
Inventory of Homes for Sale	718	<b>255</b>	- 64.5%	--	--	--
Months Supply of Inventory	3.1	<b>0.9</b>	- 66.7%	--	--	--

\* 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 – March 2021

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



**+ 125.0%**

**- 33.3%**

**+ 38.8%**

Change in  
New Listings

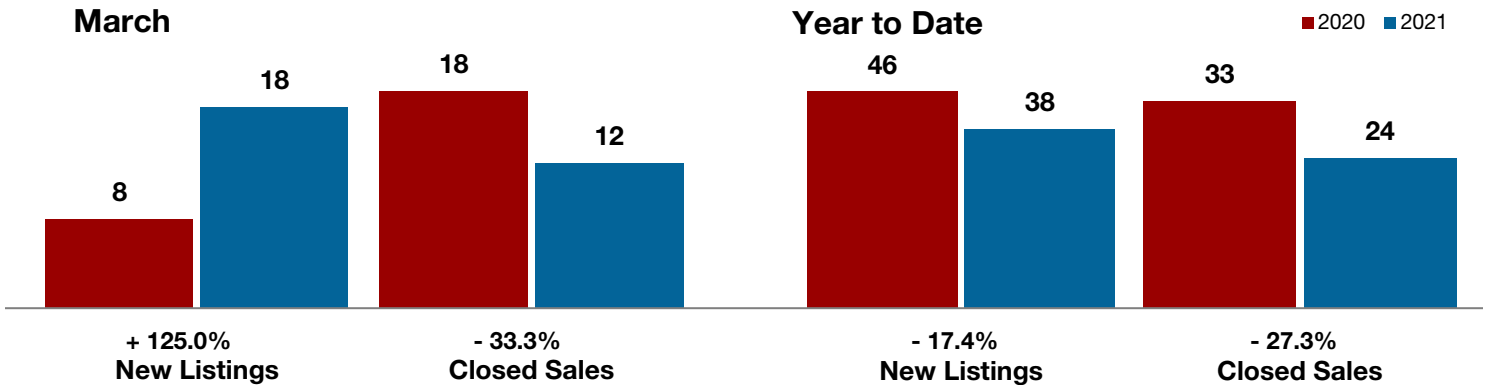
Change in  
Closed Sales

Change in  
Median Sales Price

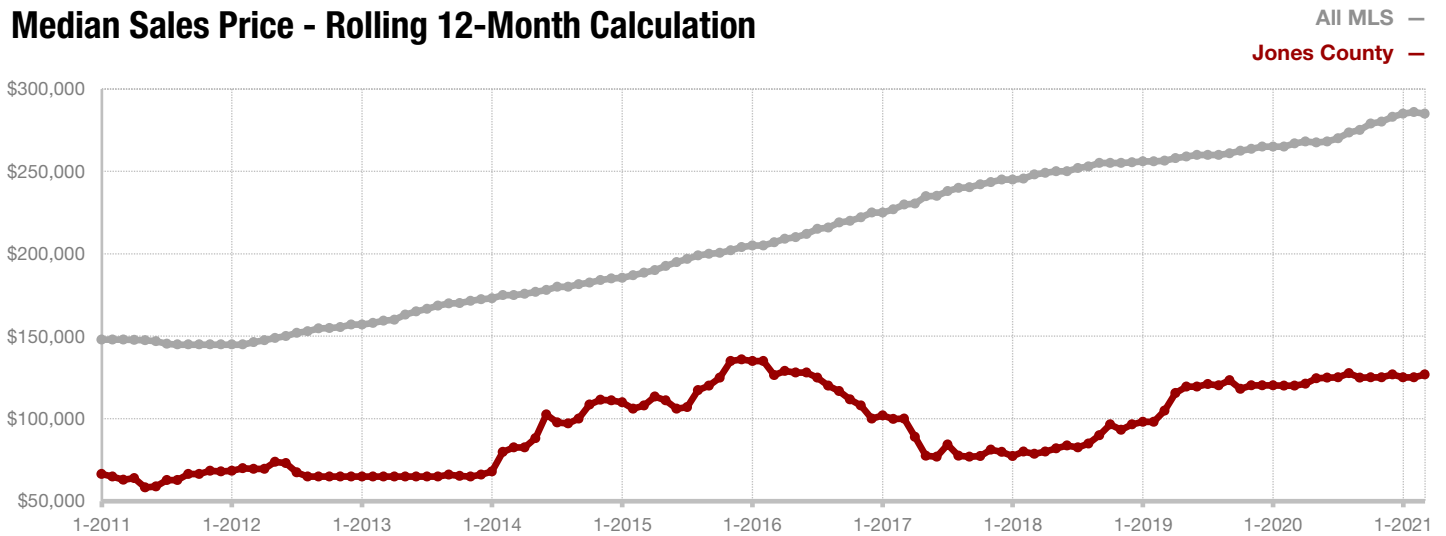
## Jones County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	8	18	+ 125.0%	46	38	- 17.4%
Pending Sales	12	13	+ 8.3%	38	26	- 31.6%
Closed Sales	18	12	- 33.3%	33	24	- 27.3%
Average Sales Price*	\$152,444	\$158,058	+ 3.7%	\$148,507	\$138,777	- 6.6%
Median Sales Price*	\$108,000	\$149,900	+ 38.8%	\$110,000	\$114,950	+ 4.5%
Percent of Original List Price Received*	93.9%	95.8%	+ 2.0%	93.0%	92.7%	- 0.3%
Days on Market Until Sale	91	67	- 26.4%	84	64	- 23.8%
Inventory of Homes for Sale	50	31	- 38.0%	--	--	--
Months Supply of Inventory	4.7	2.5	- 40.0%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**+ 39.6%**

**- 8.7%**

**+ 16.0%**

Change in  
New Listings

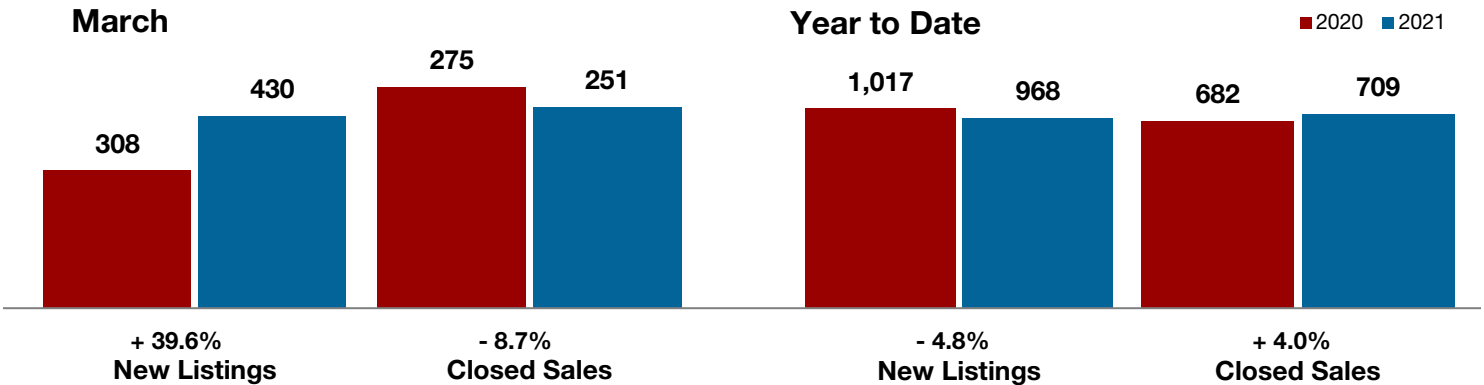
Change in  
Closed Sales

Change in  
Median Sales Price

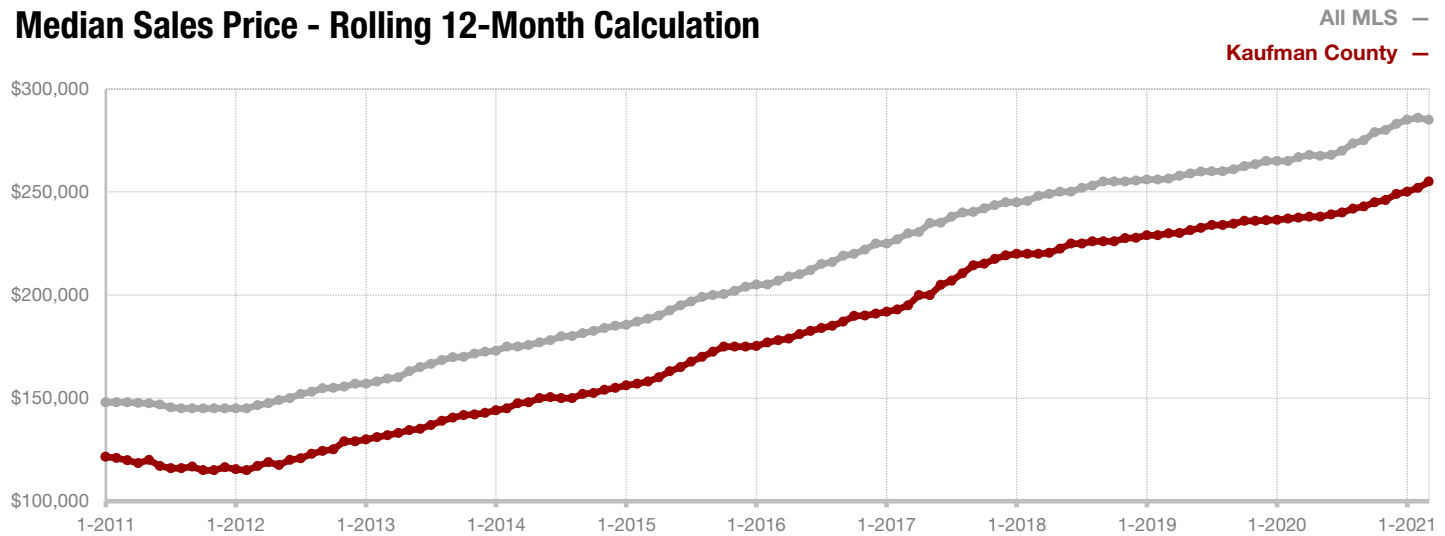
## Kaufman County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	308	<b>430</b>	+ 39.6%	1,017	<b>968</b>	- 4.8%
Pending Sales	271	<b>421</b>	+ 55.4%	768	<b>991</b>	+ 29.0%
Closed Sales	275	<b>251</b>	- 8.7%	682	<b>709</b>	+ 4.0%
Average Sales Price*	\$248,572	<b>\$313,416</b>	+ 26.1%	\$240,931	<b>\$289,700</b>	+ 20.2%
Median Sales Price*	\$237,467	<b>\$275,470</b>	+ 16.0%	\$235,562	<b>\$265,000</b>	+ 12.5%
Percent of Original List Price Received*	96.4%	<b>99.7%</b>	+ 3.4%	95.6%	<b>99.3%</b>	+ 3.9%
Days on Market Until Sale	56	<b>33</b>	- 41.1%	62	<b>34</b>	- 45.2%
Inventory of Homes for Sale	814	<b>303</b>	- 62.8%	--	--	--
Months Supply of Inventory	3.2	<b>0.9</b>	- 66.7%	--	--	--

\* 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 – March 2021

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



**- 30.6%**

Change in  
New Listings

**- 7.4%**

Change in  
Closed Sales

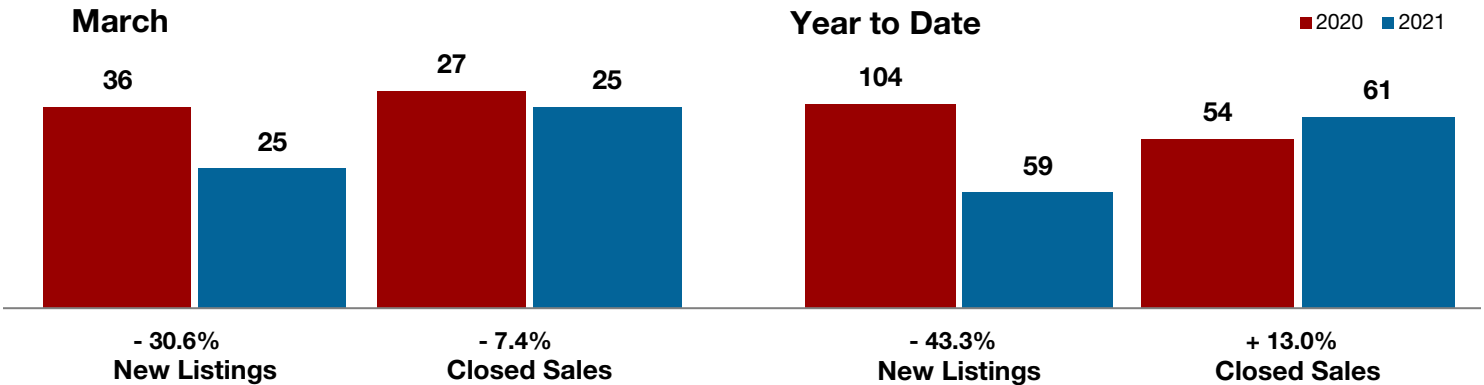
**+ 39.1%**

Change in  
Median Sales Price

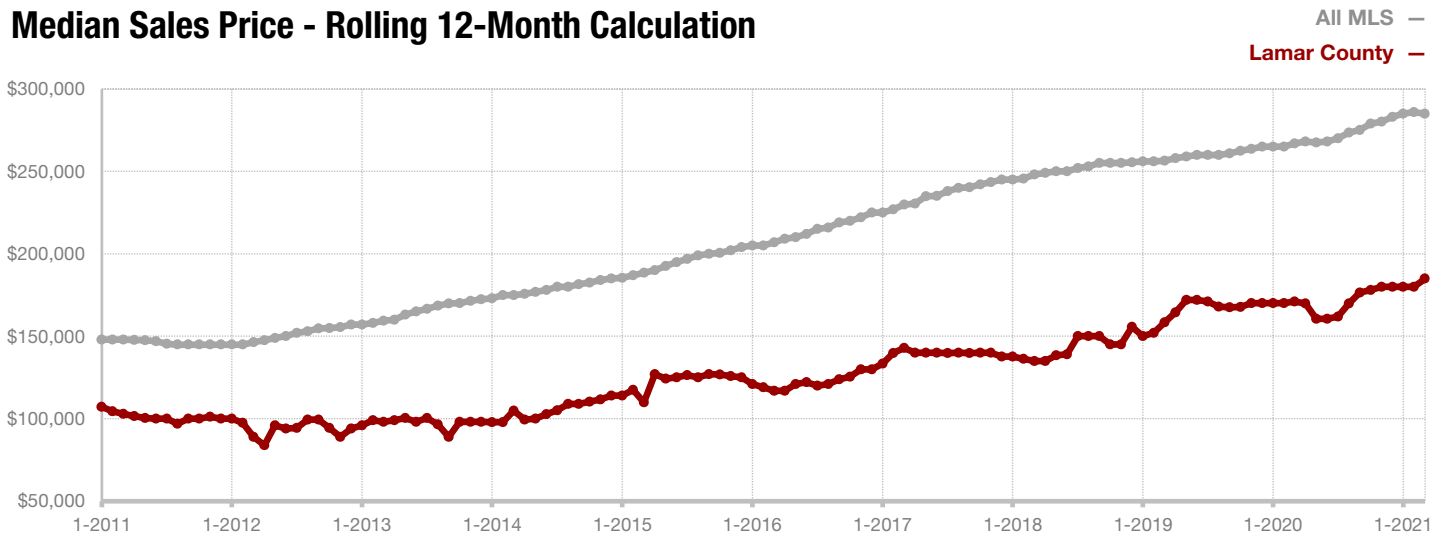
## Lamar County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	36	25	- 30.6%	104	59	- 43.3%
Pending Sales	26	17	- 34.6%	72	60	- 16.7%
Closed Sales	27	25	- 7.4%	54	61	+ 13.0%
Average Sales Price*	\$161,800	<b>\$287,652</b>	+ 77.8%	\$173,919	<b>\$235,732</b>	+ 35.5%
Median Sales Price*	\$179,000	<b>\$249,000</b>	+ 39.1%	\$155,250	<b>\$204,000</b>	+ 31.4%
Percent of Original List Price Received*	93.0%	<b>95.3%</b>	+ 2.5%	88.8%	<b>94.3%</b>	+ 6.2%
Days on Market Until Sale	66	72	+ 9.1%	85	73	- 14.1%
Inventory of Homes for Sale	115	39	- 66.1%	--	--	--
Months Supply of Inventory	5.3	1.7	- 60.0%	--	--	--

\* 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 – March 2021

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



**+ 800.0%**      **+ 400.0%**      **- 41.1%**

Change in  
New Listings

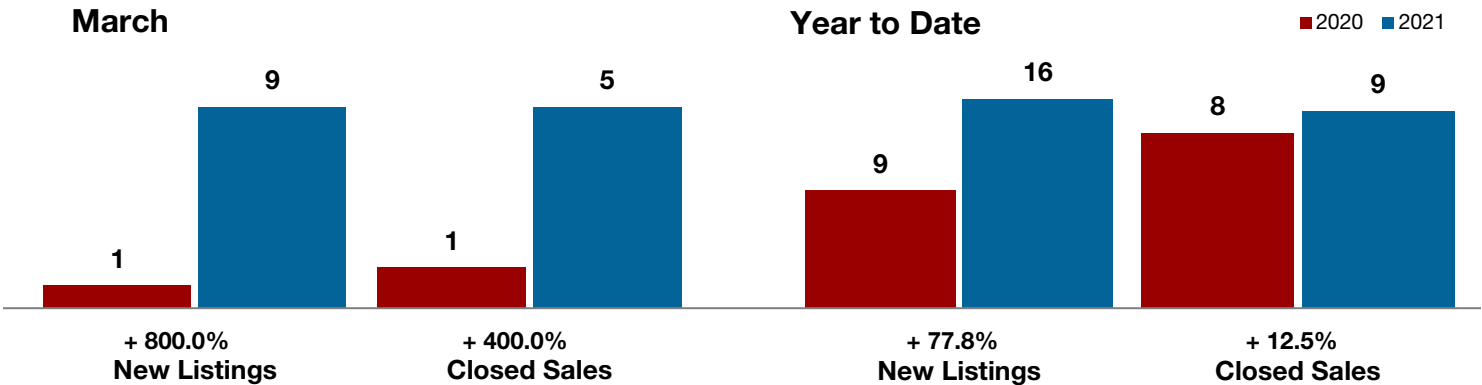
Change in  
Closed Sales

Change in  
Median Sales Price

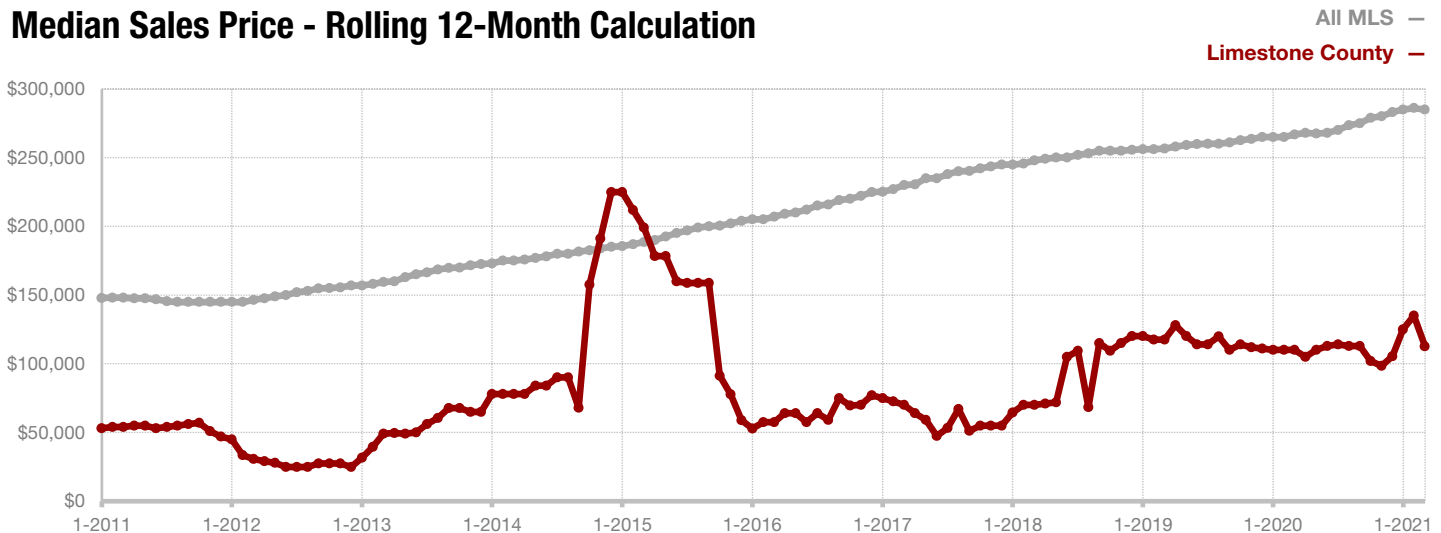
## Limestone County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	1	9	+ 800.0%	9	16	+ 77.8%
Pending Sales	2	3	+ 50.0%	7	7	0.0%
Closed Sales	1	5	+ 400.0%	8	9	+ 12.5%
Average Sales Price*	\$85,000	<b>\$52,196</b>	- 38.6%	\$114,475	<b>\$127,053</b>	+ 11.0%
Median Sales Price*	\$85,000	<b>\$50,100</b>	- 41.1%	\$90,000	<b>\$80,000</b>	- 11.1%
Percent of Original List Price Received*	97.1%	<b>88.7%</b>	- 8.7%	92.1%	<b>89.8%</b>	- 2.5%
Days on Market Until Sale	35	<b>146</b>	+ 317.1%	48	<b>148</b>	+ 208.3%
Inventory of Homes for Sale	16	<b>18</b>	+ 12.5%	--	--	--
Months Supply of Inventory	6.2	<b>7.2</b>	+ 16.7%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**- 16.1%**

**+ 8.3%**

**- 20.5%**

Change in  
New Listings

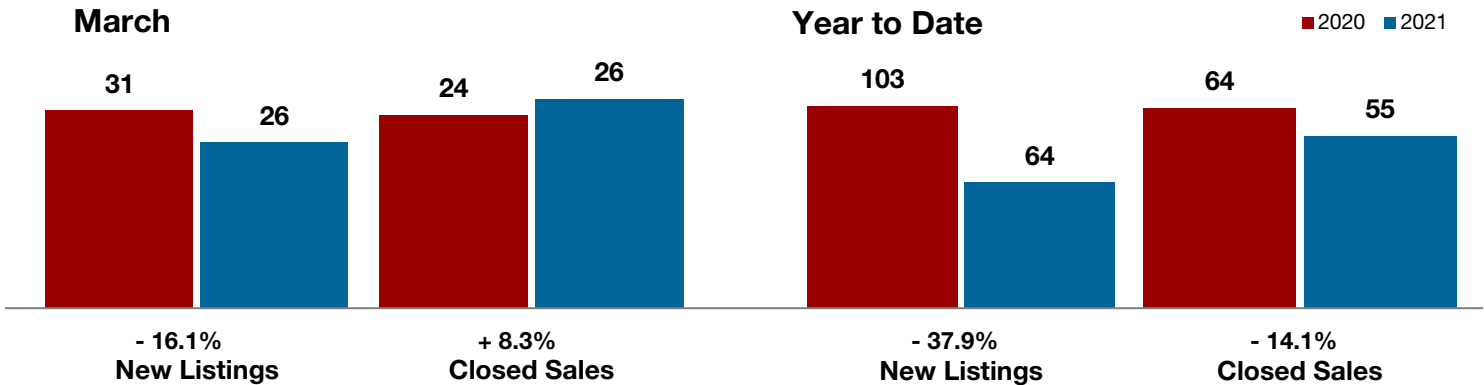
Change in  
Closed Sales

Change in  
Median Sales Price

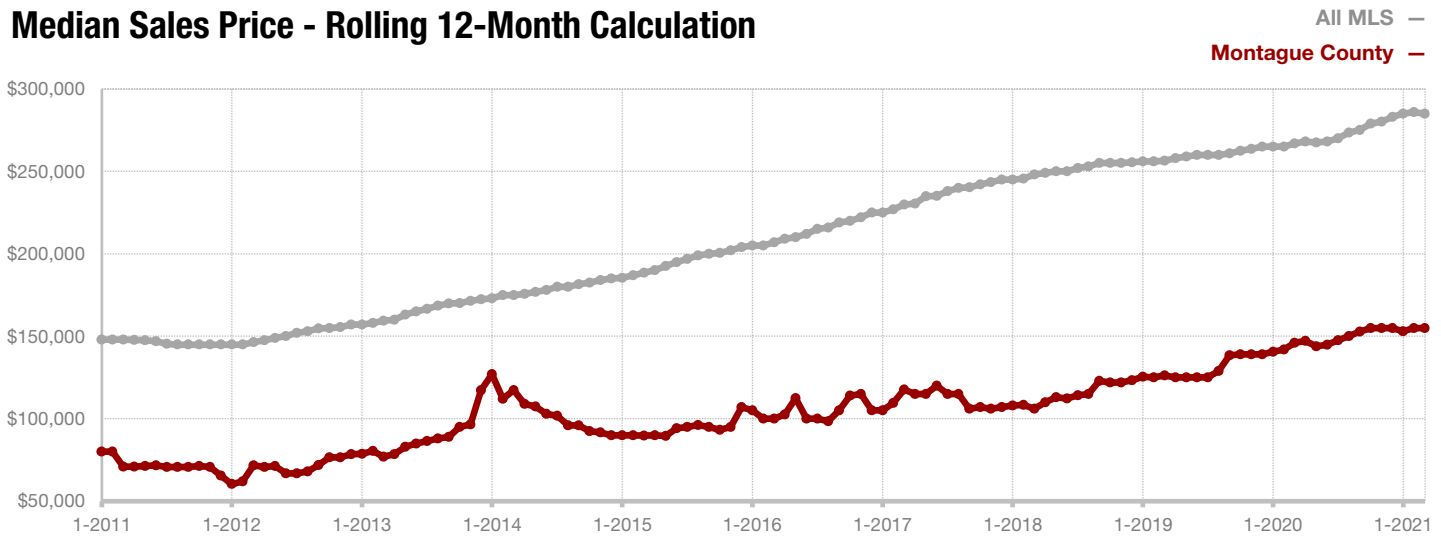
## Montague County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	31	26	- 16.1%	103	64	- 37.9%
Pending Sales	12	26	+ 116.7%	60	68	+ 13.3%
Closed Sales	24	26	+ 8.3%	64	55	- 14.1%
Average Sales Price*	\$248,899	<b>\$201,869</b>	- 18.9%	\$205,281	<b>\$244,456</b>	+ 19.1%
Median Sales Price*	\$163,500	<b>\$129,950</b>	- 20.5%	\$161,500	<b>\$167,000</b>	+ 3.4%
Percent of Original List Price Received*	91.4%	<b>90.8%</b>	- 0.7%	92.5%	<b>90.4%</b>	- 2.3%
Days on Market Until Sale	75	<b>83</b>	+ 10.7%	80	<b>82</b>	+ 2.5%
Inventory of Homes for Sale	109	<b>35</b>	- 67.9%	--	--	--
Months Supply of Inventory	5.7	<b>1.5</b>	- 66.7%	--	--	--

\* 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 – March 2021

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



**+ 27.5%**

**+ 65.8%**

**+ 1.2%**

Change in  
New Listings

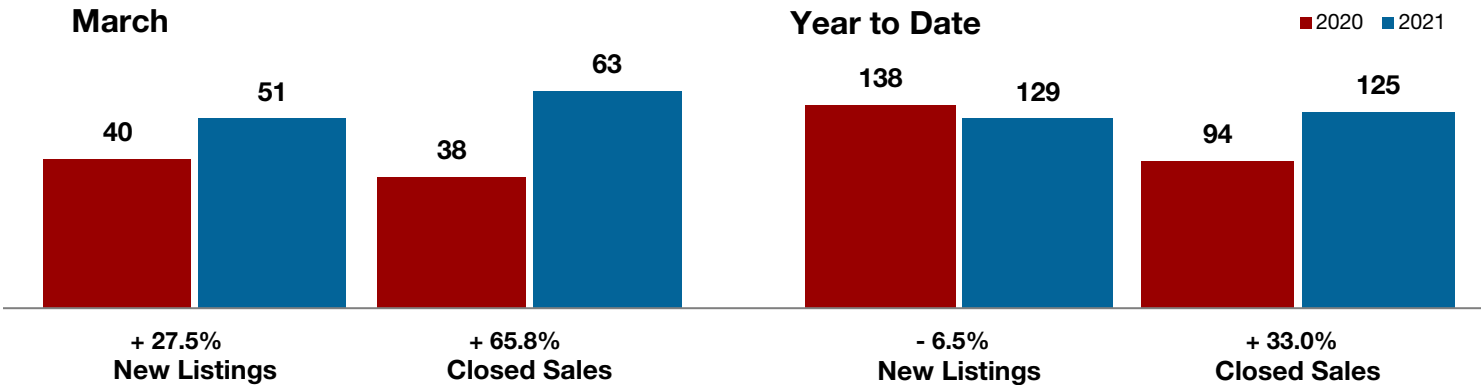
Change in  
Closed Sales

Change in  
Median Sales Price

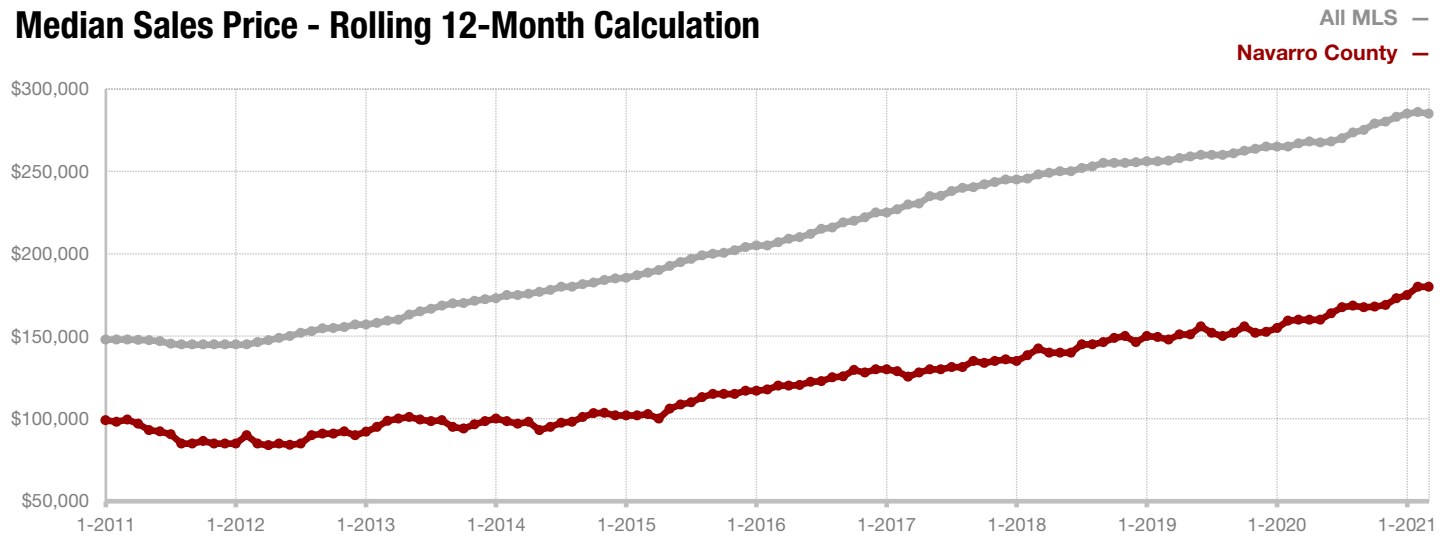
## Navarro County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	40	51	+ 27.5%	138	129	- 6.5%
Pending Sales	29	32	+ 10.3%	102	116	+ 13.7%
Closed Sales	38	63	+ 65.8%	94	125	+ 33.0%
Average Sales Price*	\$197,989	<b>\$256,527</b>	+ 29.6%	\$233,202	<b>\$277,867</b>	+ 19.2%
Median Sales Price*	\$168,000	<b>\$170,000</b>	+ 1.2%	\$167,500	<b>\$200,000</b>	+ 19.4%
Percent of Original List Price Received*	94.3%	<b>97.2%</b>	+ 3.1%	92.8%	<b>97.1%</b>	+ 4.6%
Days on Market Until Sale	96	48	- 50.0%	83	55	- 33.7%
Inventory of Homes for Sale	158	68	- 57.0%	--	--	--
Months Supply of Inventory	4.2	1.6	- 50.0%	--	--	--

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## Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**+ 16.7%**

**- 50.0%**

**+ 40.5%**

Change in  
New Listings

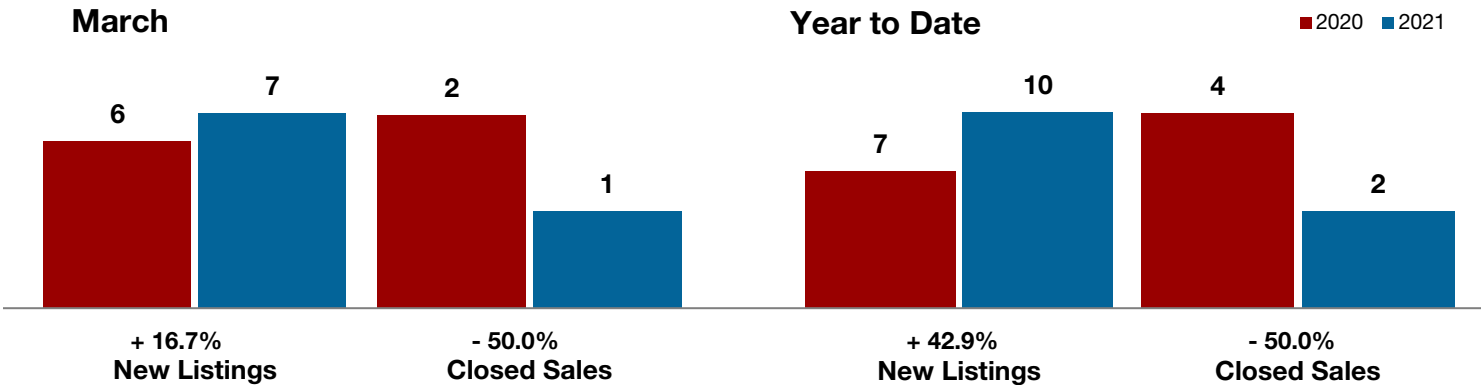
Change in  
Closed Sales

Change in  
Median Sales Price

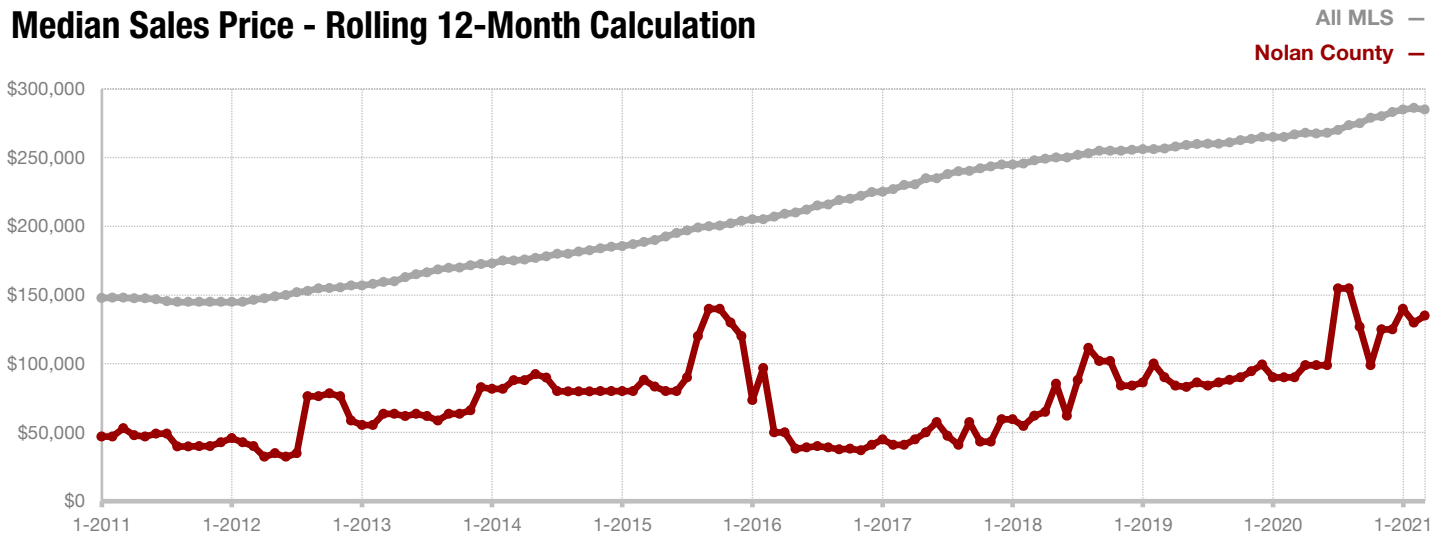
## Nolan County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	6	7	+ 16.7%	7	10	+ 42.9%
Pending Sales	0	8	--	2	9	+ 350.0%
Closed Sales	2	1	- 50.0%	4	2	- 50.0%
Average Sales Price*	\$51,250	<b>\$72,000</b>	+ 40.5%	\$158,125	<b>\$103,500</b>	- 34.5%
Median Sales Price*	\$51,250	<b>\$72,000</b>	+ 40.5%	\$64,500	<b>\$103,500</b>	+ 60.5%
Percent of Original List Price Received*	73.2%	<b>92.9%</b>	+ 26.9%	76.8%	<b>97.2%</b>	+ 26.6%
Days on Market Until Sale	233	2	- 99.1%	205	9	- 95.6%
Inventory of Homes for Sale	11	4	- 63.6%	--	--	--
Months Supply of Inventory	6.5	1.4	- 85.7%	--	--	--

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### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**- 35.6%**

**+ 15.0%**

**- 3.6%**

Change in  
New Listings

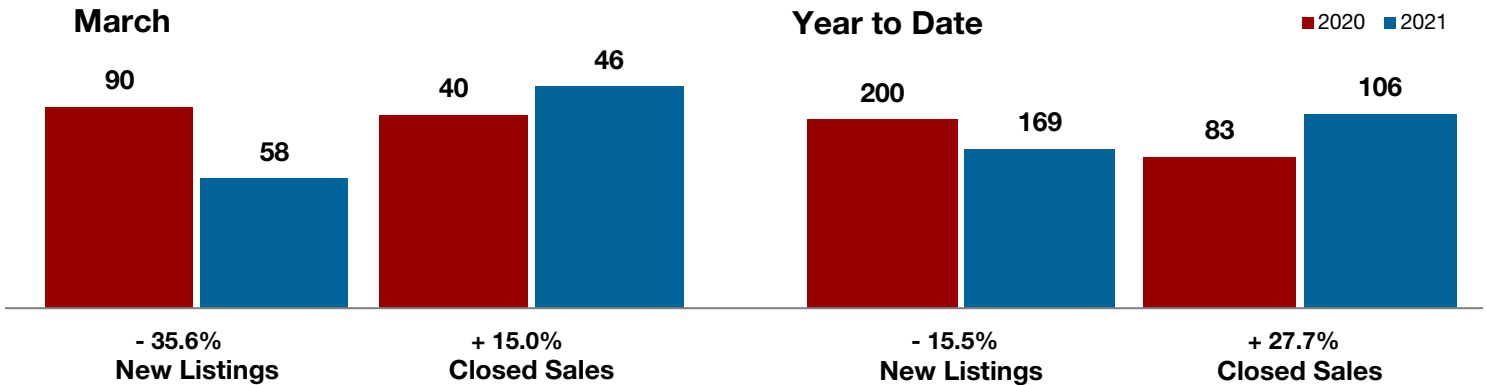
Change in  
Closed Sales

Change in  
Median Sales Price

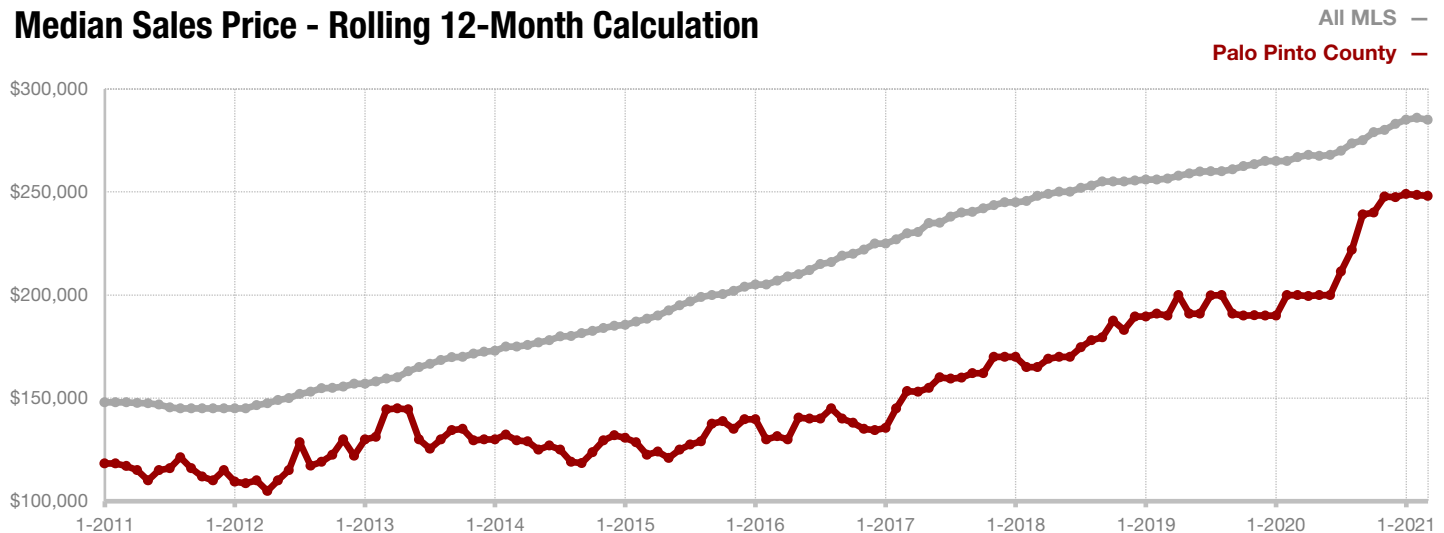
## Palo Pinto County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	90	58	- 35.6%	200	169	- 15.5%
Pending Sales	35	41	+ 17.1%	95	126	+ 32.6%
Closed Sales	40	46	+ 15.0%	83	106	+ 27.7%
Average Sales Price*	\$380,985	<b>\$387,877</b>	+ 1.8%	\$426,510	<b>\$357,733</b>	- 16.1%
Median Sales Price*	\$211,000	<b>\$203,375</b>	- 3.6%	\$209,000	<b>\$218,500</b>	+ 4.5%
Percent of Original List Price Received*	89.8%	<b>94.0%</b>	+ 4.7%	90.2%	<b>94.2%</b>	+ 4.4%
Days on Market Until Sale	98	88	- 10.2%	101	85	- 15.8%
Inventory of Homes for Sale	259	130	- 49.8%	--	--	--
Months Supply of Inventory	7.5	2.9	- 62.5%	--	--	--

\* 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 – March 2021

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



**- 25.1%**

**+ 10.9%**

**+ 12.7%**

Change in  
New Listings

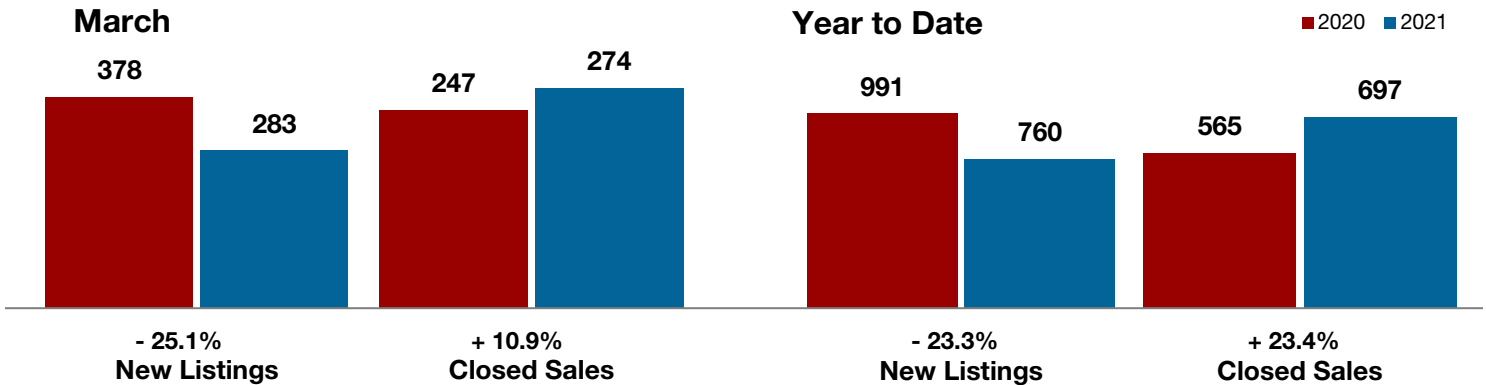
Change in  
Closed Sales

Change in  
Median Sales Price

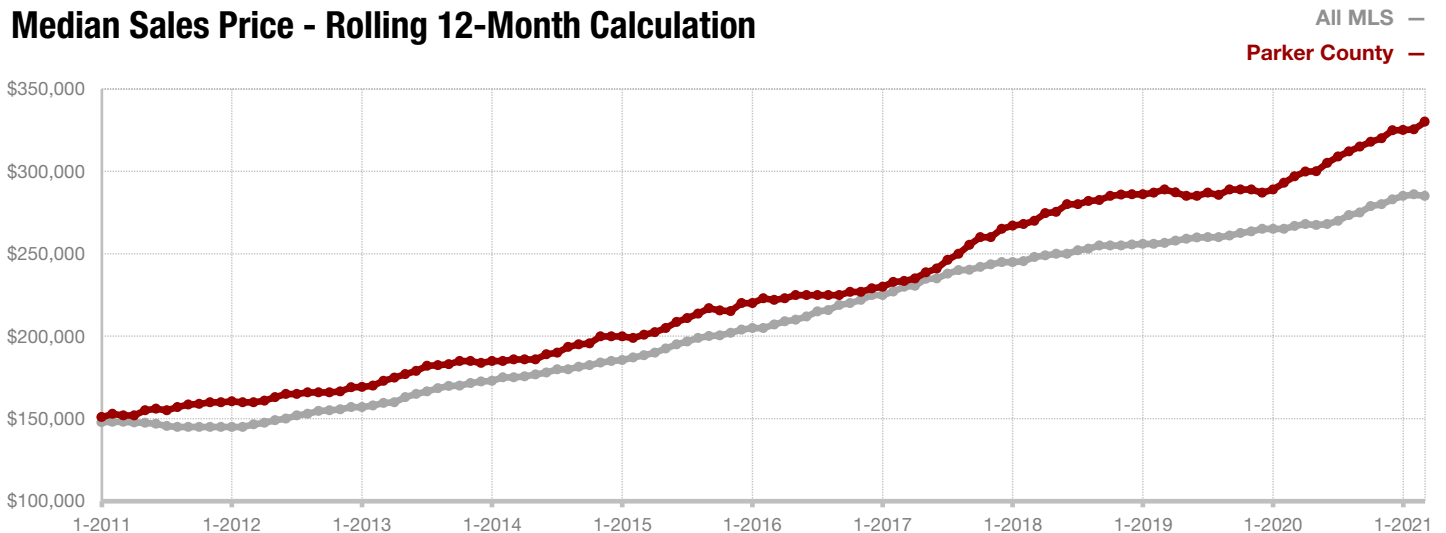
## Parker County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	378	283	- 25.1%	991	760	- 23.3%
Pending Sales	249	236	- 5.2%	712	724	+ 1.7%
Closed Sales	247	274	+ 10.9%	565	697	+ 23.4%
Average Sales Price*	\$339,987	<b>\$419,554</b>	+ 23.4%	\$333,908	<b>\$390,694</b>	+ 17.0%
Median Sales Price*	\$317,187	<b>\$357,500</b>	+ 12.7%	\$310,000	<b>\$350,000</b>	+ 12.9%
Percent of Original List Price Received*	96.6%	<b>98.2%</b>	+ 1.7%	95.8%	<b>97.8%</b>	+ 2.1%
Days on Market Until Sale	82	<b>44</b>	- 46.3%	82	<b>49</b>	- 40.2%
Inventory of Homes for Sale	912	<b>360</b>	- 60.5%	--	--	--
Months Supply of Inventory	3.8	<b>1.2</b>	- 75.0%	--	--	--

\* 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 – March 2021

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



**- 15.0%**

**+ 240.0%**

**- 28.0%**

Change in  
New Listings

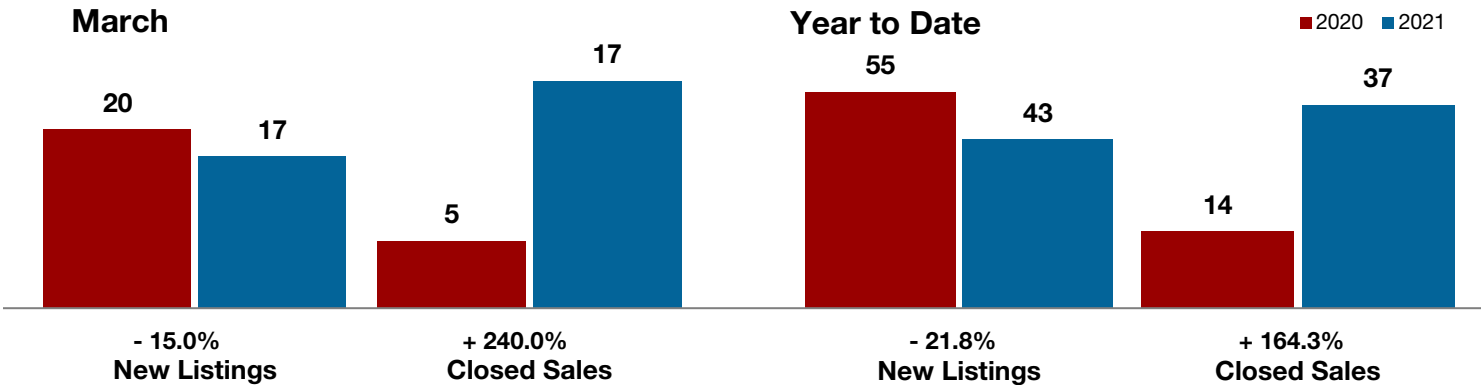
Change in  
Closed Sales

Change in  
Median Sales Price

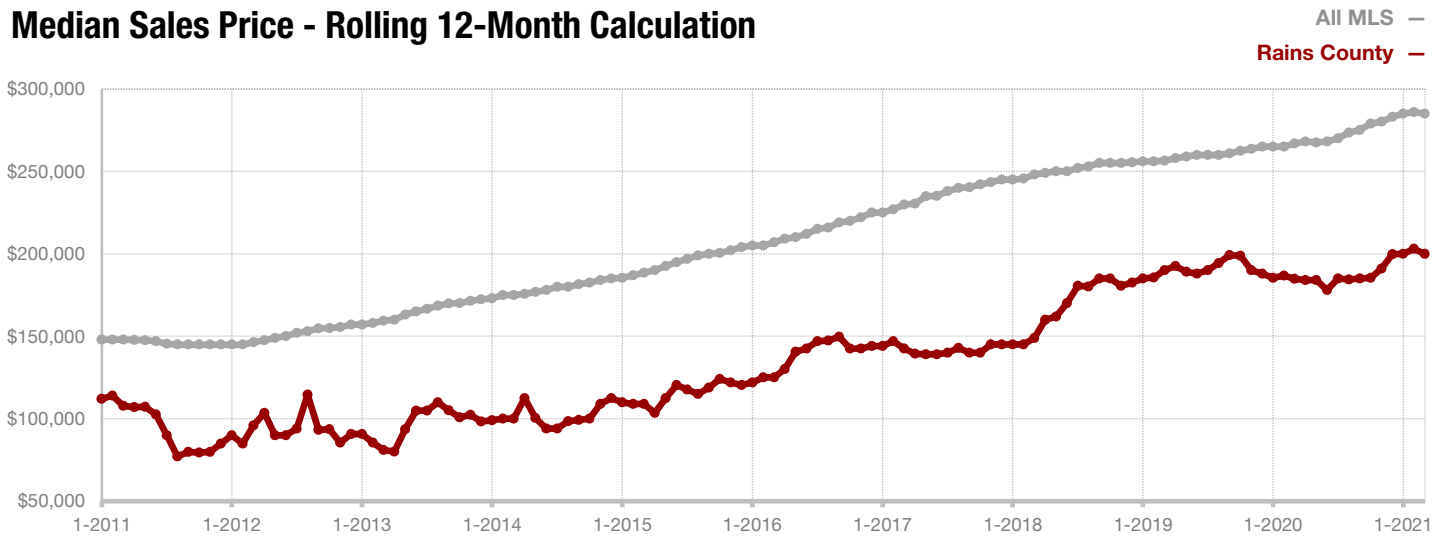
## Rains County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	20	17	- 15.0%	55	43	- 21.8%
Pending Sales	5	17	+ 240.0%	16	45	+ 181.3%
Closed Sales	5	17	+ 240.0%	14	37	+ 164.3%
Average Sales Price*	\$226,300	<b>\$231,259</b>	+ 2.2%	\$218,580	<b>\$277,799</b>	+ 27.1%
Median Sales Price*	\$215,000	<b>\$154,900</b>	- 28.0%	\$190,000	<b>\$225,000</b>	+ 18.4%
Percent of Original List Price Received*	92.0%	<b>90.8%</b>	- 1.3%	91.5%	<b>93.7%</b>	+ 2.4%
Days on Market Until Sale	69	<b>53</b>	- 23.2%	53	<b>57</b>	+ 7.5%
Inventory of Homes for Sale	75	<b>21</b>	- 72.0%	--	--	--
Months Supply of Inventory	7.5	<b>1.3</b>	- 87.5%	--	--	--

\* 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 – March 2021

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



**- 29.8%**

**+ 12.0%**

**+ 18.9%**

Change in  
New Listings

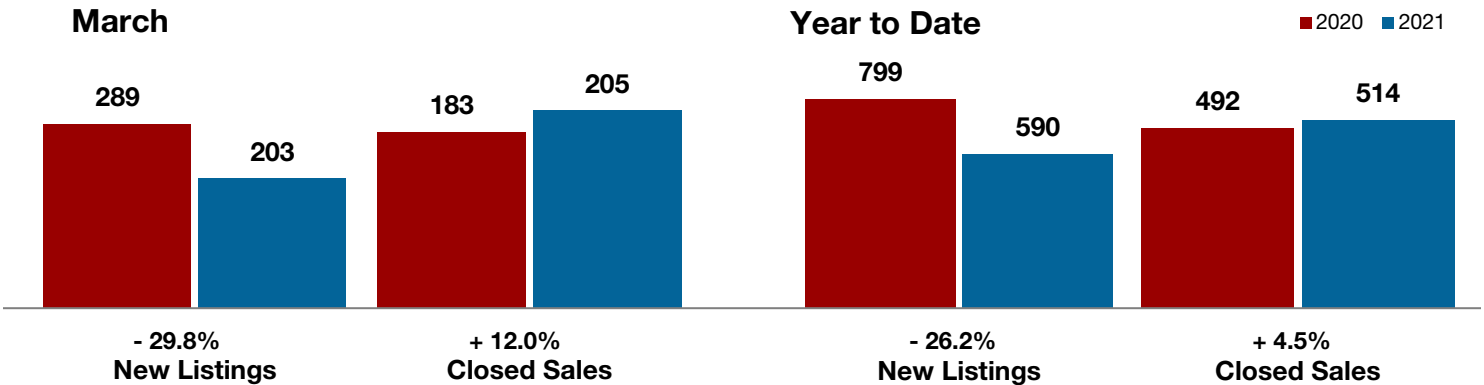
Change in  
Closed Sales

Change in  
Median Sales Price

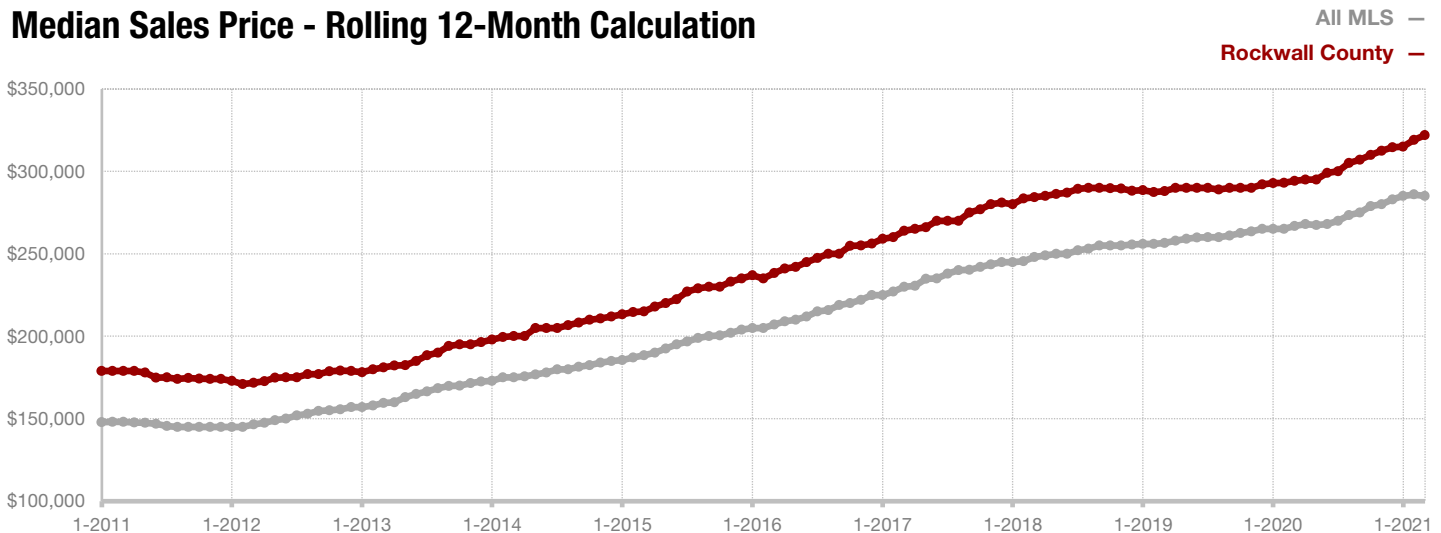
## Rockwall County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	289	203	- 29.8%	799	590	- 26.2%
Pending Sales	206	203	- 1.5%	581	595	+ 2.4%
Closed Sales	183	205	+ 12.0%	492	514	+ 4.5%
Average Sales Price*	\$331,903	<b>\$412,152</b>	+ 24.2%	\$324,424	<b>\$393,236</b>	+ 21.2%
Median Sales Price*	\$296,015	<b>\$352,000</b>	+ 18.9%	\$288,750	<b>\$330,000</b>	+ 14.3%
Percent of Original List Price Received*	96.0%	100.6%	+ 4.8%	95.8%	99.8%	+ 4.2%
Days on Market Until Sale	69	33	- 52.2%	69	34	- 50.7%
Inventory of Homes for Sale	689	175	- 74.6%	--	--	--
Months Supply of Inventory	3.5	0.7	- 75.0%	--	--	--

\* 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 – March 2021

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



## Shackelford County

--      - 100.0%      --

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

March

Year to Date

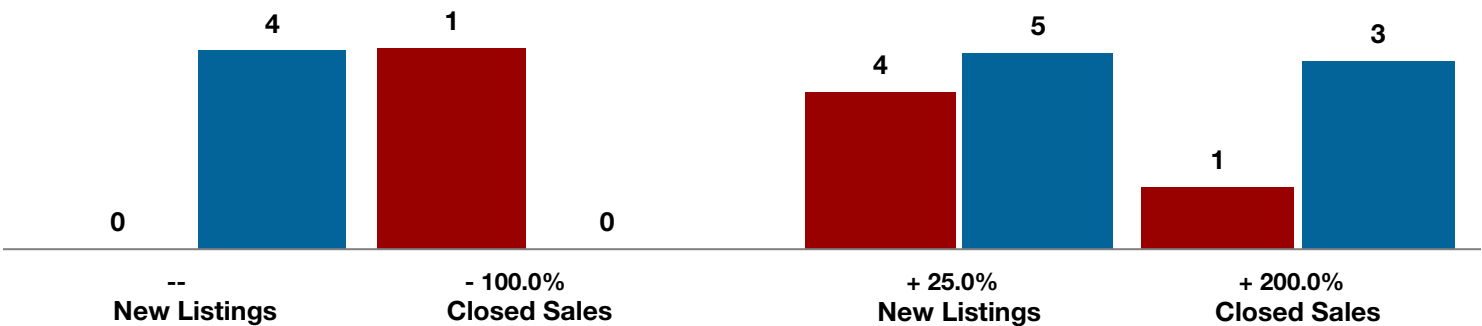
	2020	2021	+ / -	2020	2021	+ / -
New Listings	0	4	--	4	5	+ 25.0%
Pending Sales	1	3	+ 200.0%	1	4	+ 300.0%
Closed Sales	1	0	- 100.0%	1	3	+ 200.0%
Average Sales Price*	\$130,000	--	--	\$130,000	<b>\$318,667</b>	+ 145.1%
Median Sales Price*	\$130,000	--	--	\$130,000	<b>\$160,000</b>	+ 23.1%
Percent of Original List Price Received*	100.0%	--	--	100.0%	<b>96.7%</b>	- 3.3%
Days on Market Until Sale	26	--	--	26	<b>190</b>	+ 630.8%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	12.0	3.5	- 66.7%	--	--	--

\* 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.

### March

### Year to Date

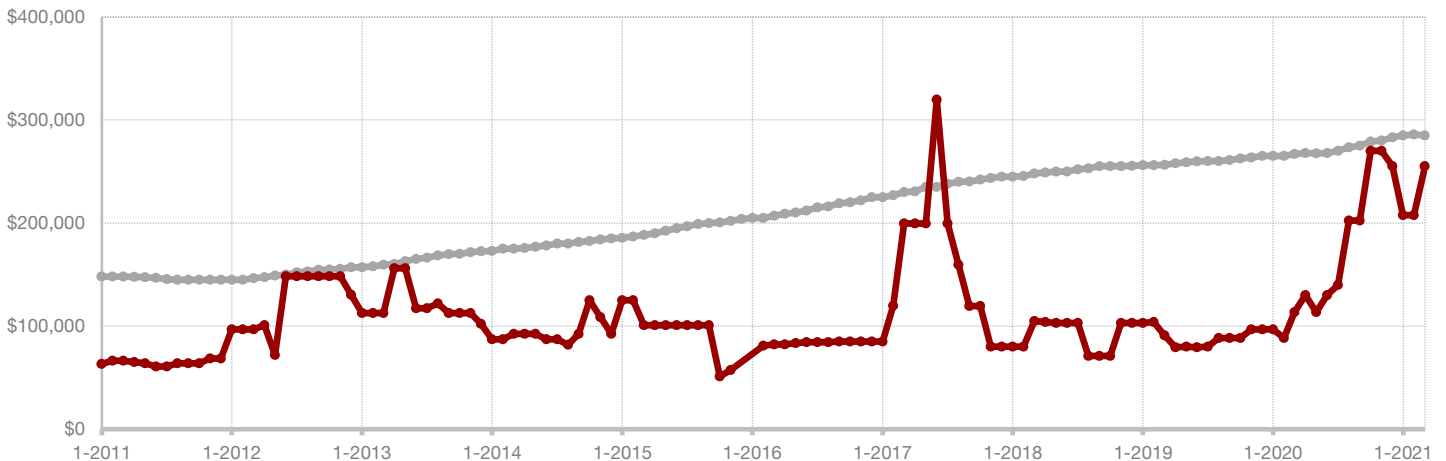
■ 2020 ■ 2021



### Median Sales Price - Rolling 12-Month Calculation

All MLS —

Shackelford County —



# Local Market Update – March 2021

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



**+ 4.9%**

**+ 66.7%**

**+ 17.6%**

Change in  
New Listings

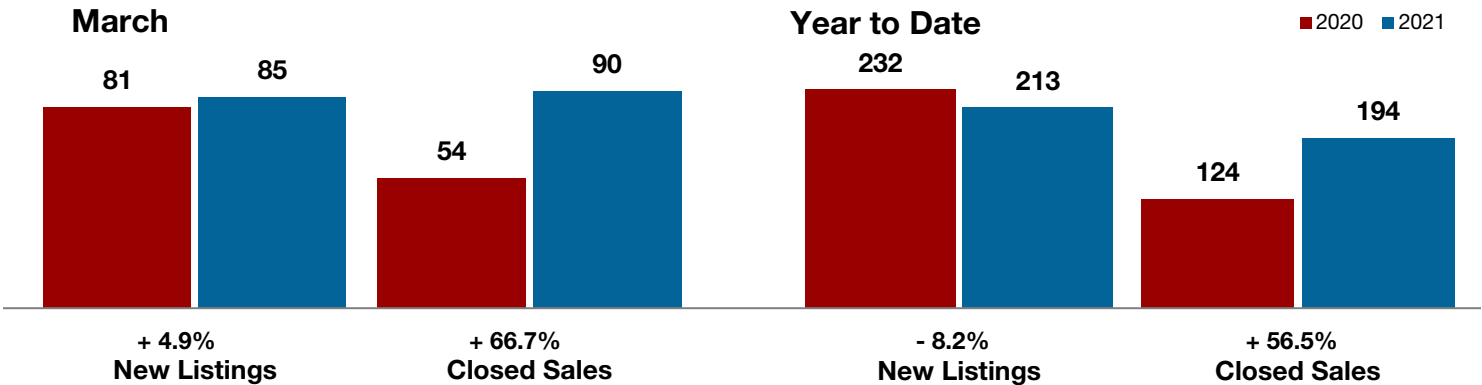
Change in  
Closed Sales

Change in  
Median Sales Price

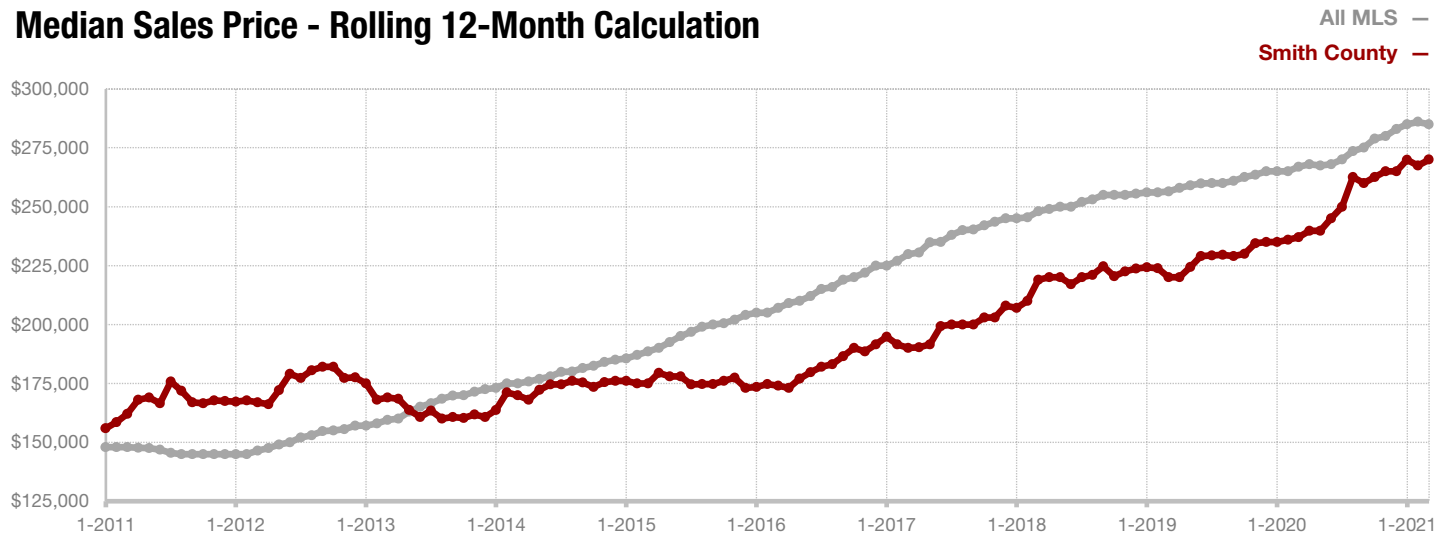
## Smith County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	81	85	+ 4.9%	232	213	- 8.2%
Pending Sales	44	66	+ 50.0%	142	208	+ 46.5%
Closed Sales	54	90	+ 66.7%	124	194	+ 56.5%
Average Sales Price*	\$293,888	\$346,440	+ 17.9%	\$298,077	\$325,546	+ 9.2%
Median Sales Price*	\$246,500	\$289,950	+ 17.6%	\$246,000	\$271,000	+ 10.2%
Percent of Original List Price Received*	95.8%	97.7%	+ 2.0%	94.9%	97.0%	+ 2.2%
Days on Market Until Sale	63	69	+ 9.5%	65	59	- 9.2%
Inventory of Homes for Sale	262	129	- 50.8%	--	--	--
Months Supply of Inventory	5.0	1.6	- 60.0%	--	--	--

\* 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 – March 2021

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



**- 66.7%**

**+ 400.0%**

**- 26.0%**

Change in  
New Listings

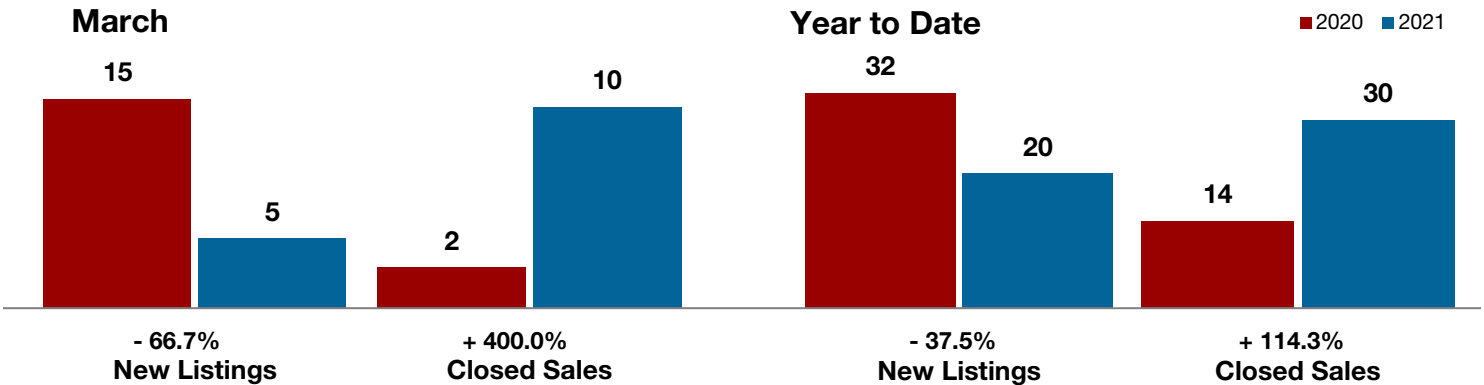
Change in  
Closed Sales

Change in  
Median Sales Price

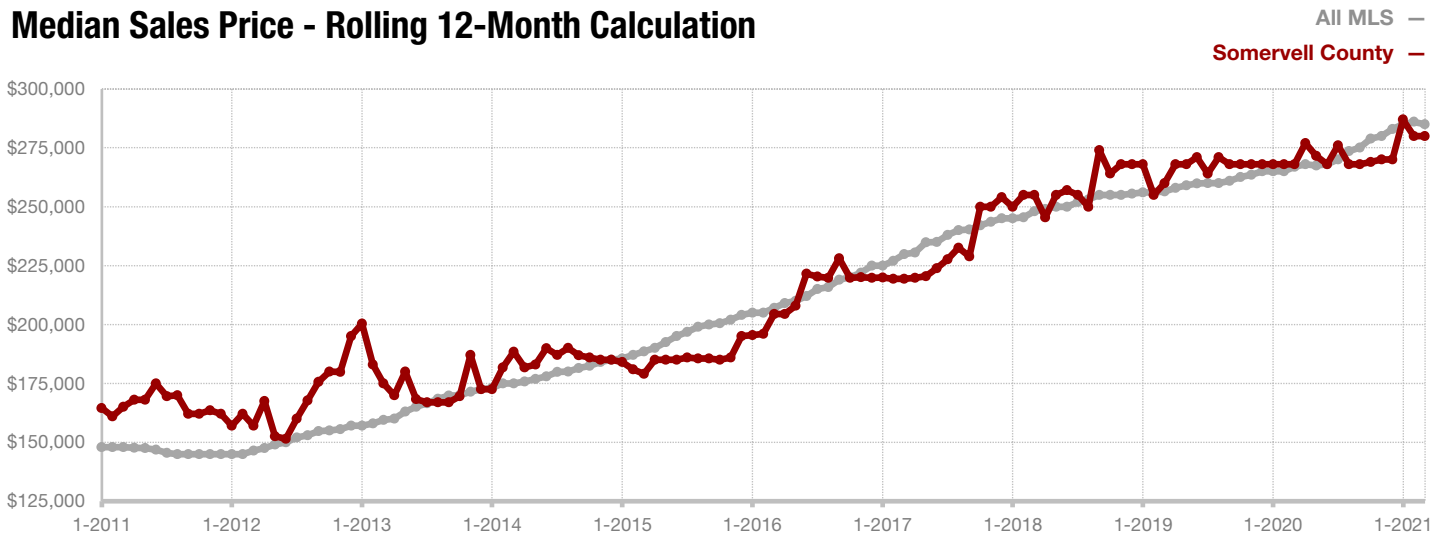
## Somervell County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	15	5	- 66.7%	32	20	- 37.5%
Pending Sales	5	8	+ 60.0%	17	24	+ 41.2%
Closed Sales	2	10	+ 400.0%	14	30	+ 114.3%
Average Sales Price*	\$388,500	<b>\$301,490</b>	- 22.4%	\$229,607	<b>\$283,478</b>	+ 23.5%
Median Sales Price*	\$388,500	<b>\$287,450</b>	- 26.0%	\$194,500	<b>\$282,500</b>	+ 45.2%
Percent of Original List Price Received*	98.0%	<b>95.6%</b>	- 2.4%	96.1%	<b>94.1%</b>	- 2.1%
Days on Market Until Sale	120	<b>58</b>	- 51.7%	53	<b>101</b>	+ 90.6%
Inventory of Homes for Sale	33	<b>8</b>	- 75.8%	--	--	--
Months Supply of Inventory	4.8	<b>1.0</b>	- 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.



### Median Sales Price - Rolling 12-Month Calculation



# Local Market Update – March 2021

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



**+ 7.7%**

**- 25.0%**

**+ 202.1%**

Change in  
New Listings

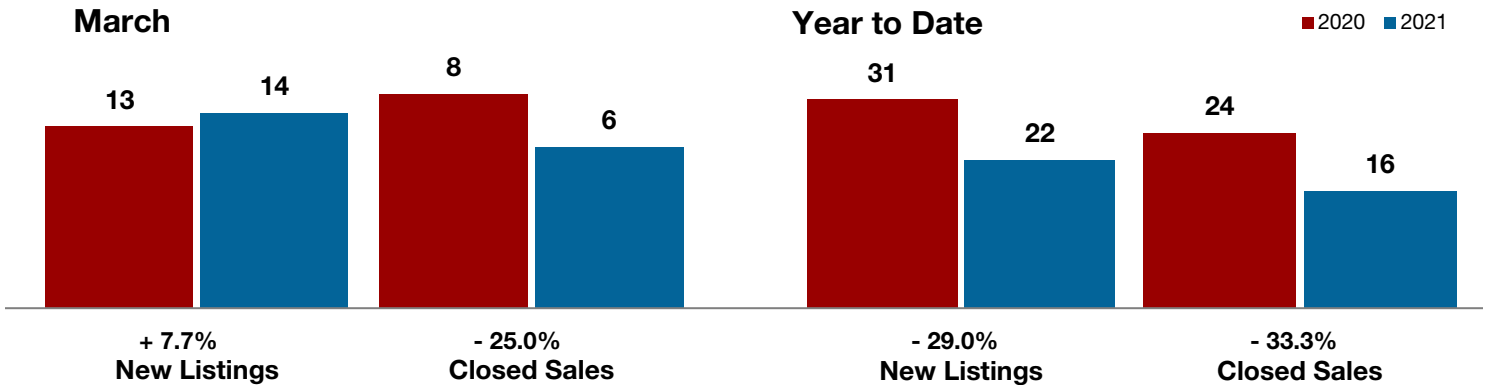
Change in  
Closed Sales

Change in  
Median Sales Price

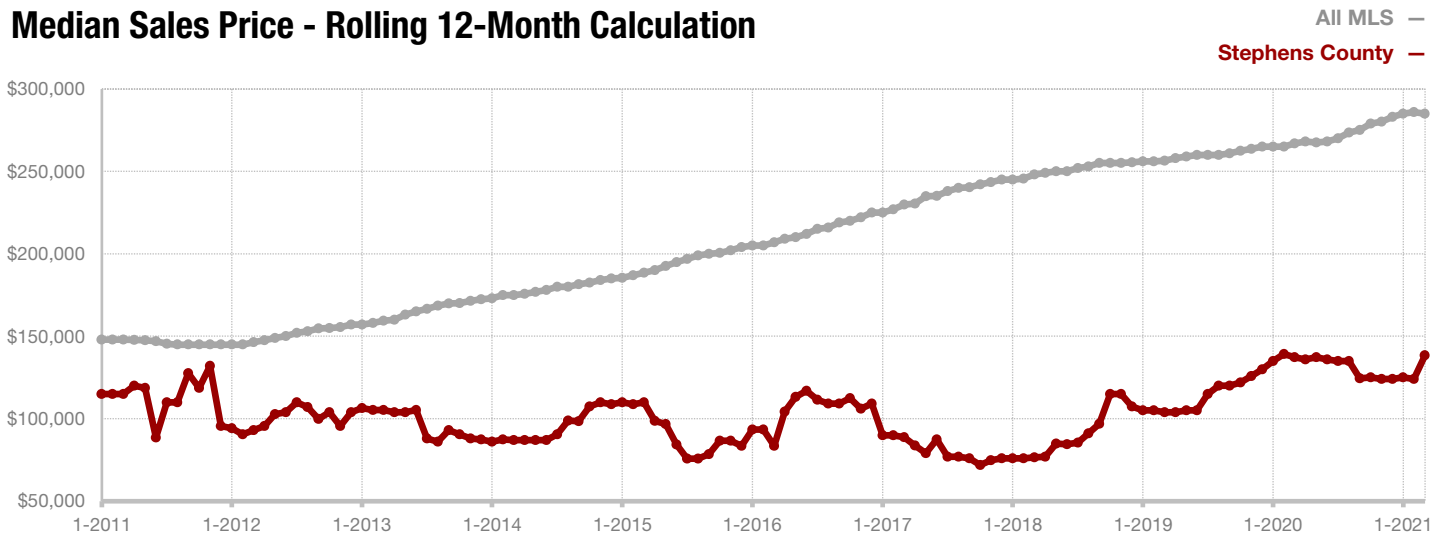
## Stephens County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	13	14	+ 7.7%	31	22	- 29.0%
Pending Sales	8	8	0.0%	28	20	- 28.6%
Closed Sales	8	6	- 25.0%	24	16	- 33.3%
Average Sales Price*	\$115,113	<b>\$628,000</b>	+ 445.6%	\$201,213	<b>\$350,459</b>	+ 74.2%
Median Sales Price*	\$100,950	<b>\$305,000</b>	+ 202.1%	\$128,500	<b>\$227,500</b>	+ 77.0%
Percent of Original List Price Received*	94.0%	<b>85.5%</b>	- 9.0%	89.8%	<b>89.4%</b>	- 0.4%
Days on Market Until Sale	90	<b>139</b>	+ 54.4%	92	<b>98</b>	+ 6.5%
Inventory of Homes for Sale	49	<b>26</b>	- 46.9%	--	--	--
Months Supply of Inventory	6.1	<b>3.3</b>	- 50.0%	--	--	--

\* 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 – March 2021

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



## Stonewall County

0.0%

--

--

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

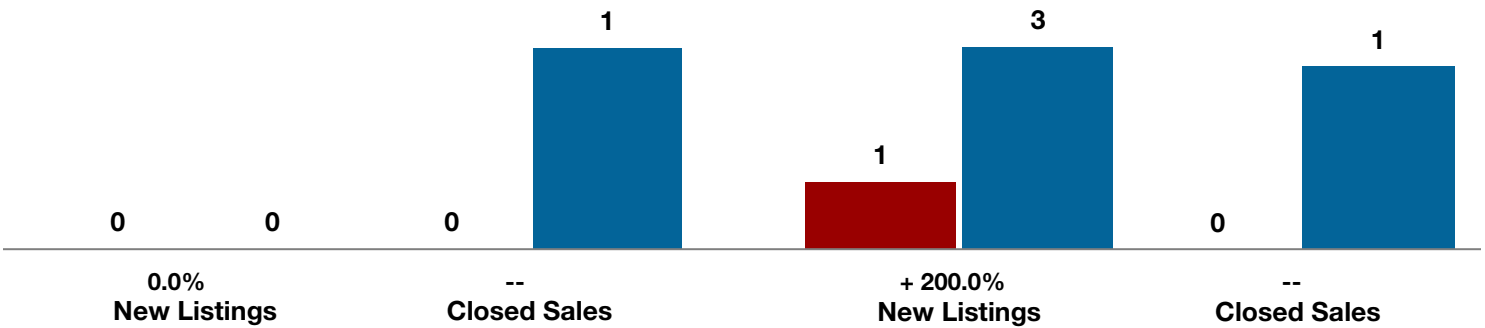
	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	0	0	0.0%	1	3	+ 200.0%
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	1	--	0	1	--
Average Sales Price*	--	\$135,000	--	--	\$135,000	--
Median Sales Price*	--	\$135,000	--	--	\$135,000	--
Percent of Original List Price Received*	--	100.0%	--	--	100.0%	--
Days on Market Until Sale	--	0	--	--	0	--
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	1.0	1.6	+ 100.0%	--	--	--

\* 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.

### March

### Year to Date

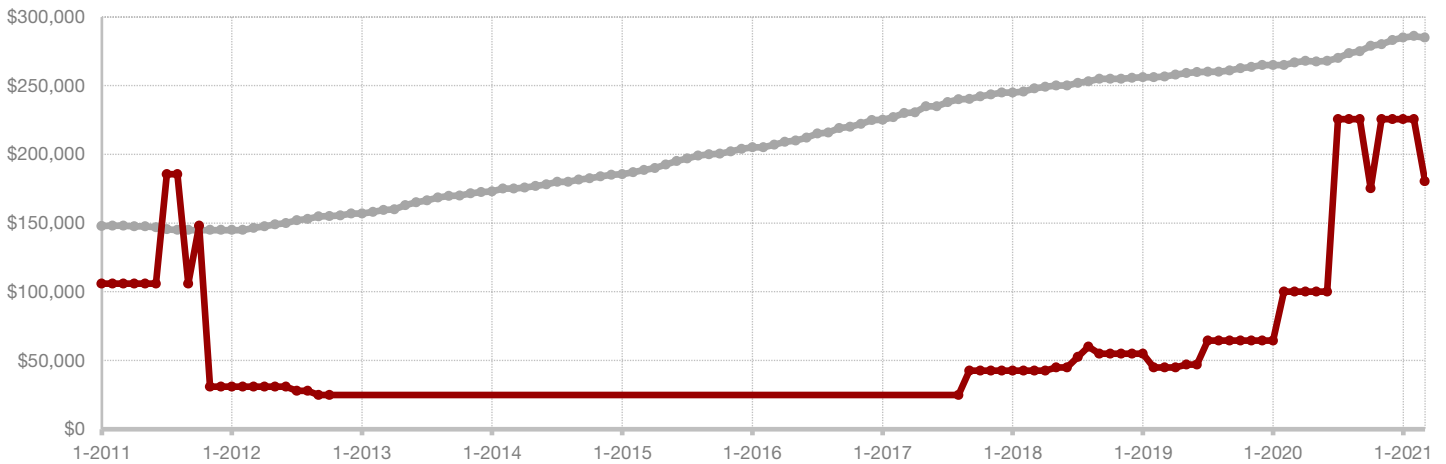
■ 2020 ■ 2021



### Median Sales Price - Rolling 12-Month Calculation

All MLS —

Stonewall County —



# Local Market Update – March 2021

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



**- 5.9%**

Change in  
New Listings

**- 6.2%**

Change in  
Closed Sales

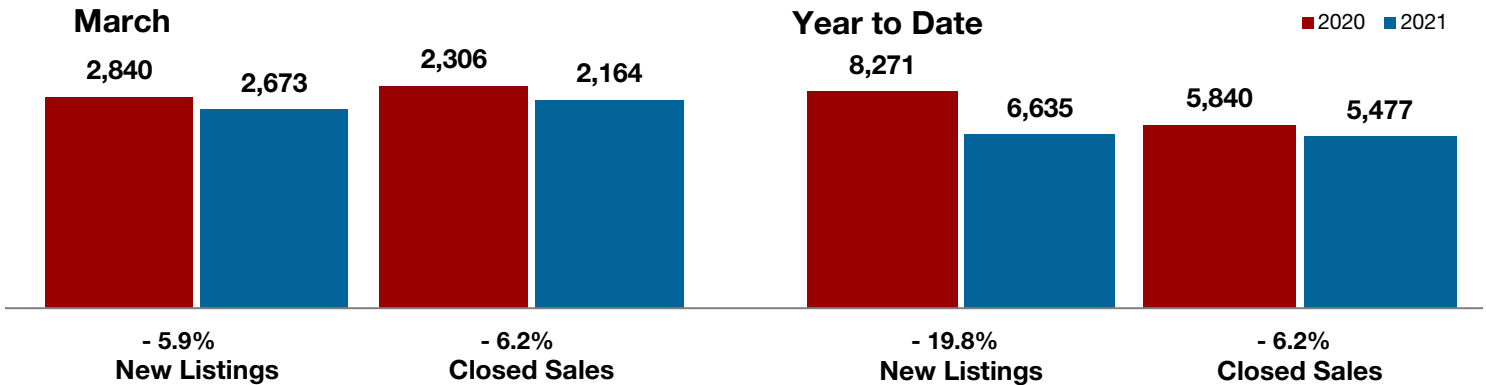
**+ 15.9%**

Change in  
Median Sales Price

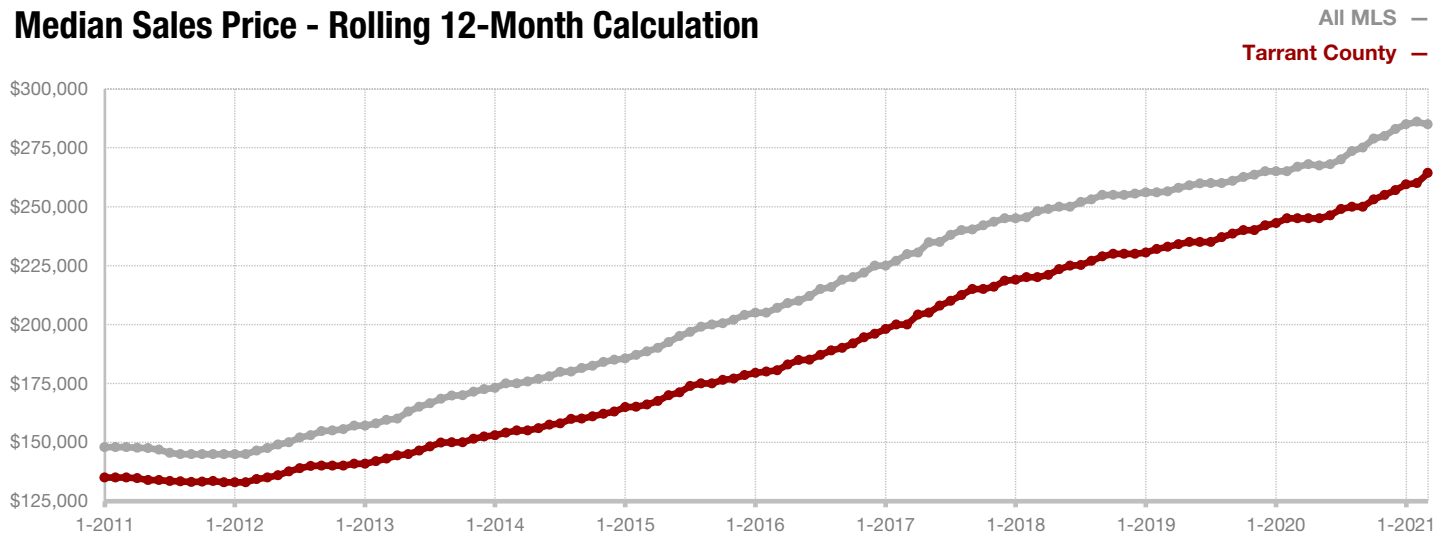
## Tarrant County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	2,840	<b>2,673</b>	- 5.9%	8,271	<b>6,635</b>	- 19.8%
Pending Sales	2,154	<b>2,479</b>	+ 15.1%	6,624	<b>6,370</b>	- 3.8%
Closed Sales	2,306	<b>2,164</b>	- 6.2%	5,840	<b>5,477</b>	- 6.2%
Average Sales Price*	\$290,690	<b>\$352,951</b>	+ 21.4%	\$286,460	<b>\$339,362</b>	+ 18.5%
Median Sales Price*	\$246,000	<b>\$285,000</b>	+ 15.9%	\$243,863	<b>\$277,500</b>	+ 13.8%
Percent of Original List Price Received*	97.3%	<b>100.8%</b>	+ 3.6%	96.9%	<b>99.8%</b>	+ 3.0%
Days on Market Until Sale	43	<b>26</b>	- 39.5%	45	<b>28</b>	- 37.8%
Inventory of Homes for Sale	4,884	<b>1,781</b>	- 63.5%	--	--	--
Months Supply of Inventory	2.1	<b>0.7</b>	- 50.0%	--	--	--

\* 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 – March 2021

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



**+ 10.1%**

**+ 17.8%**

**+ 14.9%**

Change in  
New Listings

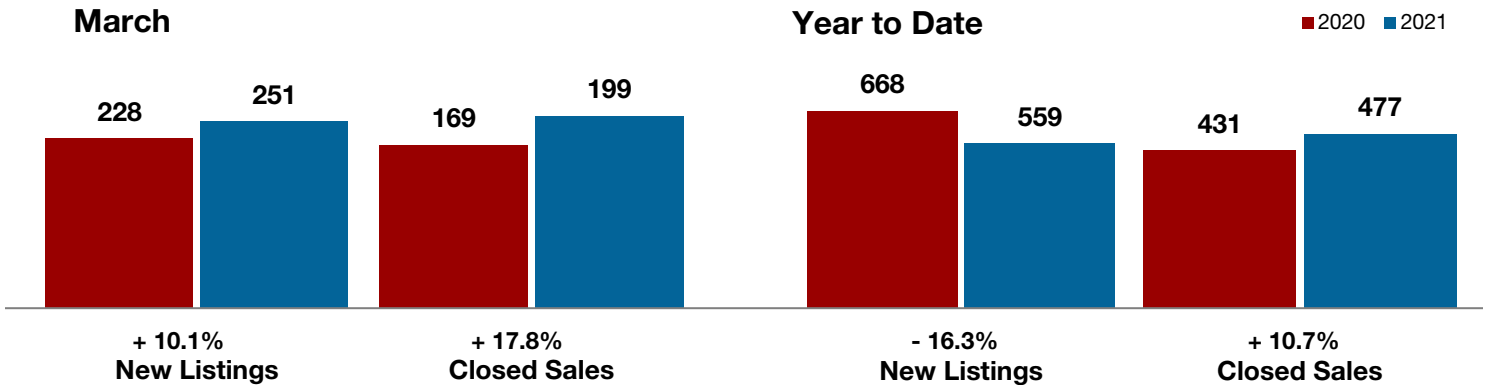
Change in  
Closed Sales

Change in  
Median Sales Price

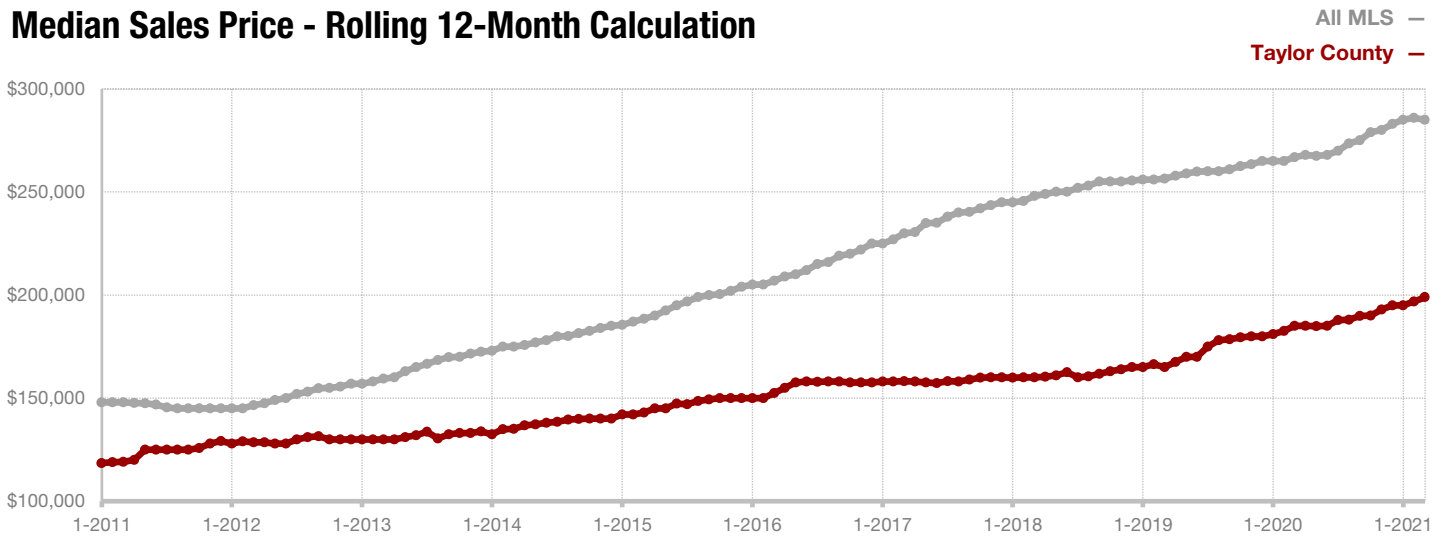
## Taylor County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	228	251	+ 10.1%	668	559	- 16.3%
Pending Sales	202	205	+ 1.5%	545	568	+ 4.2%
Closed Sales	169	199	+ 17.8%	431	477	+ 10.7%
Average Sales Price*	\$191,709	<b>\$218,013</b>	+ 13.7%	\$197,819	<b>\$223,799</b>	+ 13.1%
Median Sales Price*	\$175,000	<b>\$201,000</b>	+ 14.9%	\$179,900	<b>\$207,700</b>	+ 15.5%
Percent of Original List Price Received*	96.1%	<b>97.1%</b>	+ 1.0%	95.9%	<b>96.9%</b>	+ 1.0%
Days on Market Until Sale	59	39	- 33.9%	67	46	- 31.3%
Inventory of Homes for Sale	540	189	- 65.0%	--	--	--
Months Supply of Inventory	3.0	0.9	- 66.7%	--	--	--

\* 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 – March 2021

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



**- 50.0%**

**+ 200.0%**

**- 52.1%**

Change in  
New Listings

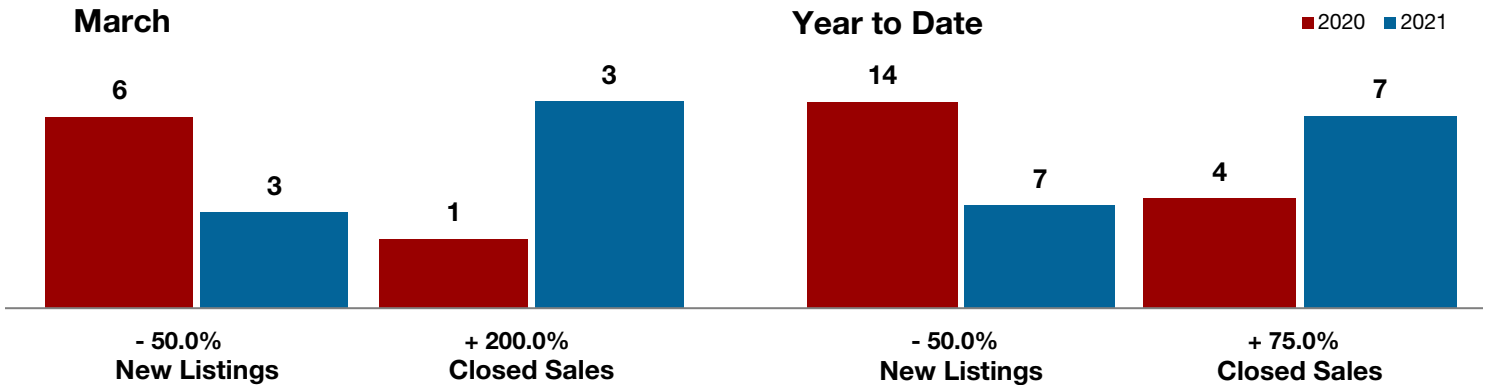
Change in  
Closed Sales

Change in  
Median Sales Price

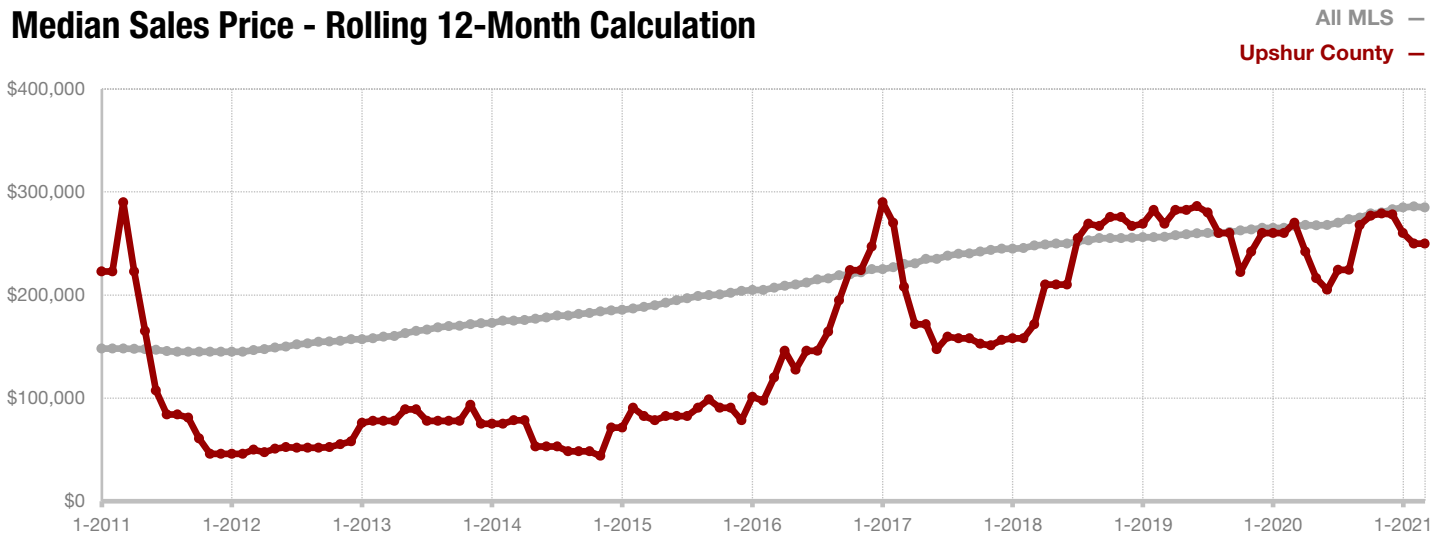
## Upshur County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	6	3	- 50.0%	14	7	- 50.0%
Pending Sales	0	4	--	6	10	+ 66.7%
Closed Sales	1	3	+ 200.0%	4	7	+ 75.0%
Average Sales Price*	\$292,000	<b>\$171,633</b>	- 41.2%	\$301,625	<b>\$195,993</b>	- 35.0%
Median Sales Price*	\$292,000	<b>\$139,900</b>	- 52.1%	\$325,750	<b>\$142,000</b>	- 56.4%
Percent of Original List Price Received*	98.2%	<b>76.6%</b>	- 22.0%	91.5%	<b>85.2%</b>	- 6.9%
Days on Market Until Sale	103	<b>88</b>	- 14.6%	92	<b>95</b>	+ 3.3%
Inventory of Homes for Sale	28	<b>3</b>	- 89.3%	--	--	--
Months Supply of Inventory	10.4	<b>0.8</b>	- 90.0%	--	--	--

\* 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 – March 2021

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



**+ 23.2%**

Change in  
New Listings

**+ 5.8%**

Change in  
Closed Sales

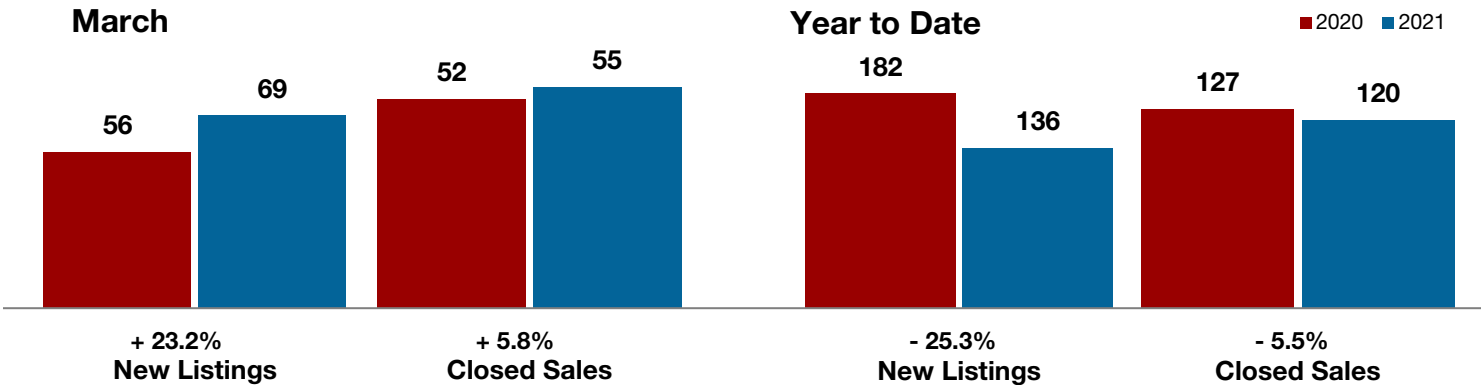
**+ 1.7%**

Change in  
Median Sales Price

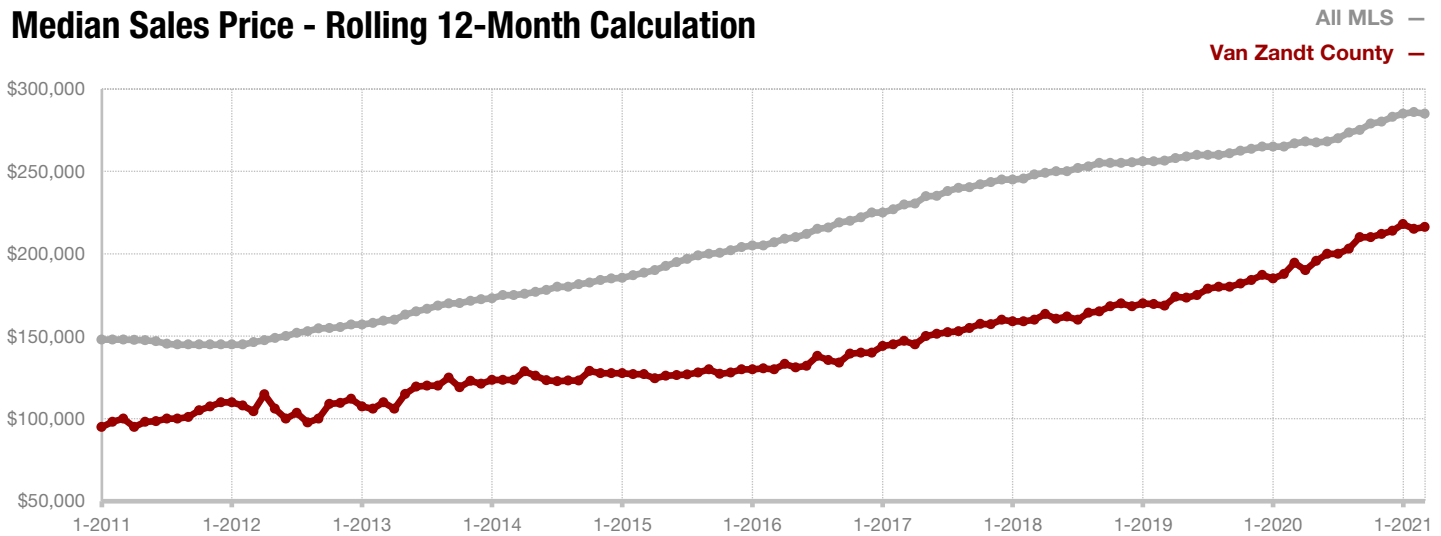
## Van Zandt County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	56	<b>69</b>	+ 23.2%	182	<b>136</b>	- 25.3%
Pending Sales	50	<b>41</b>	- 18.0%	157	<b>120</b>	- 23.6%
Closed Sales	52	<b>55</b>	+ 5.8%	127	<b>120</b>	- 5.5%
Average Sales Price*	\$238,926	<b>\$332,404</b>	+ 39.1%	\$242,797	<b>\$297,959</b>	+ 22.7%
Median Sales Price*	\$219,250	<b>\$223,000</b>	+ 1.7%	\$203,075	<b>\$224,000</b>	+ 10.3%
Percent of Original List Price Received*	93.3%	<b>95.3%</b>	+ 2.1%	93.4%	<b>94.7%</b>	+ 1.4%
Days on Market Until Sale	99	<b>52</b>	- 47.5%	84	<b>60</b>	- 28.6%
Inventory of Homes for Sale	209	<b>94</b>	- 55.0%	--	--	--
Months Supply of Inventory	4.2	<b>1.8</b>	- 50.0%	--	--	--

\* 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 – March 2021

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



**+ 8.5%**

Change in  
New Listings

**+ 23.8%**

Change in  
Closed Sales

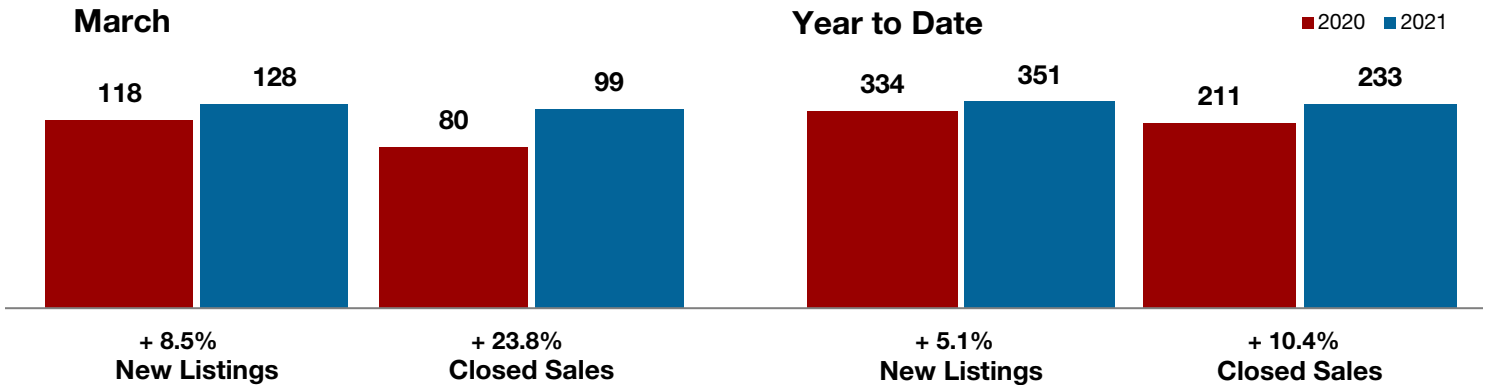
**+ 2.5%**

Change in  
Median Sales Price

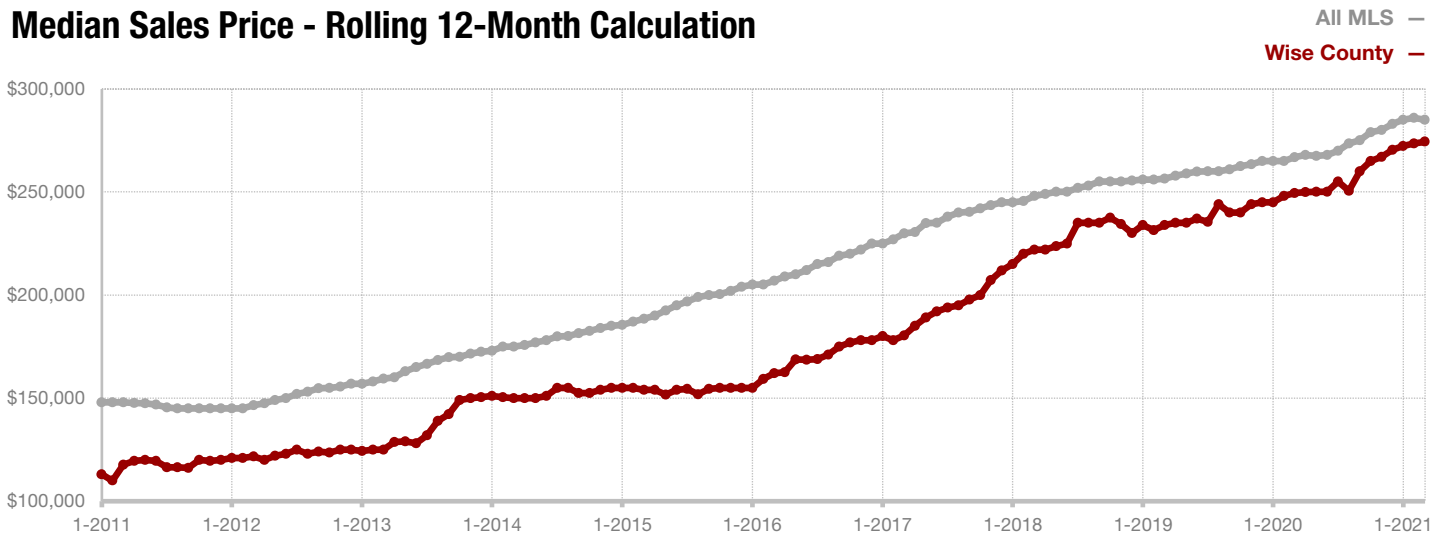
## Wise County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	118	128	+ 8.5%	334	351	+ 5.1%
Pending Sales	93	133	+ 43.0%	267	342	+ 28.1%
Closed Sales	80	99	+ 23.8%	211	233	+ 10.4%
Average Sales Price*	\$311,118	\$345,301	+ 11.0%	\$283,695	\$328,875	+ 15.9%
Median Sales Price*	\$260,000	\$266,400	+ 2.5%	\$249,999	\$269,500	+ 7.8%
Percent of Original List Price Received*	95.0%	98.7%	+ 3.9%	94.5%	98.3%	+ 4.0%
Days on Market Until Sale	87	37	- 57.5%	79	48	- 39.2%
Inventory of Homes for Sale	323	138	- 57.3%	--	--	--
Months Supply of Inventory	3.8	1.3	- 75.0%	--	--	--

\* 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 – March 2021

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



**- 17.5%**

**+ 15.6%**

**+ 95.6%**

Change in  
New Listings

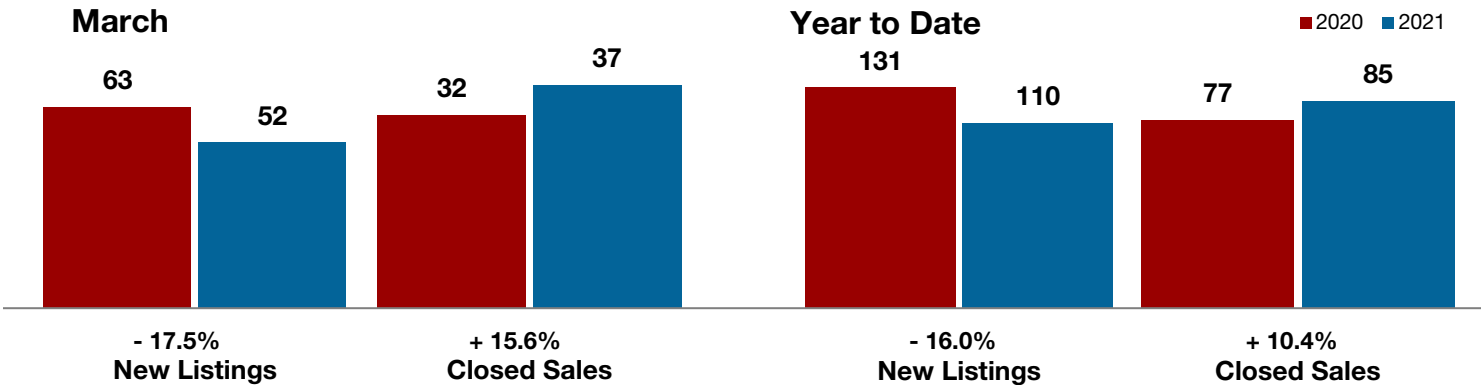
Change in  
Closed Sales

Change in  
Median Sales Price

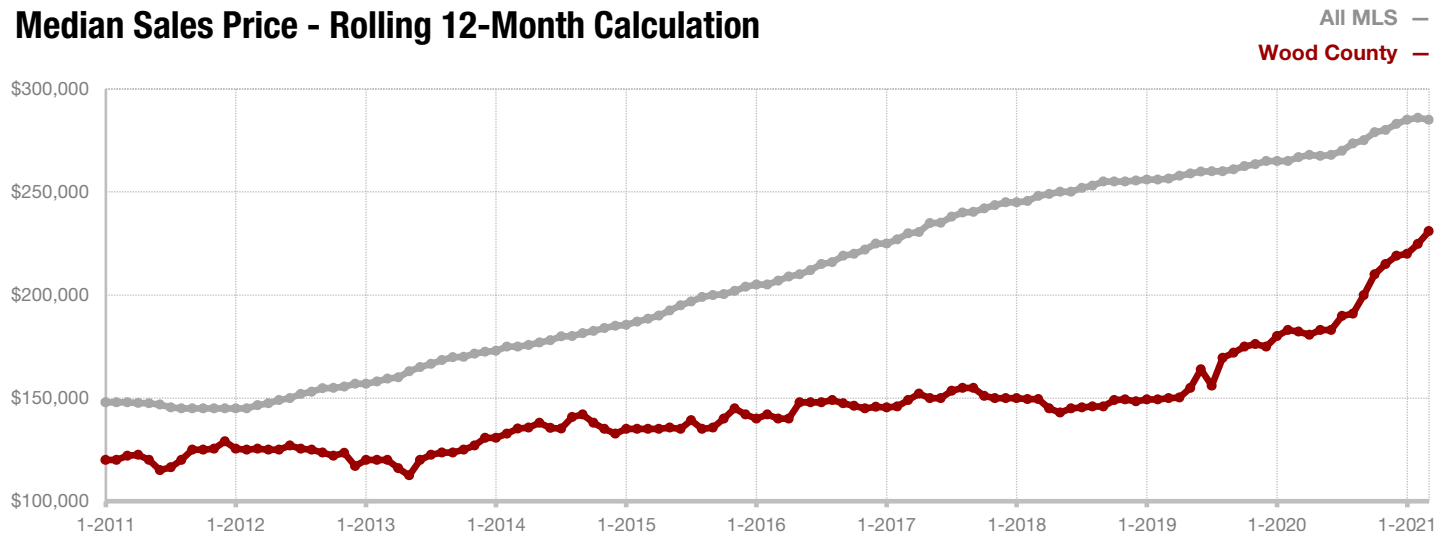
## Wood County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	63	52	- 17.5%	131	110	- 16.0%
Pending Sales	24	30	+ 25.0%	85	92	+ 8.2%
Closed Sales	32	37	+ 15.6%	77	85	+ 10.4%
Average Sales Price*	\$238,093	<b>\$368,224</b>	+ 54.7%	\$232,546	<b>\$305,327</b>	+ 31.3%
Median Sales Price*	\$178,800	<b>\$349,700</b>	+ 95.6%	\$185,250	<b>\$260,000</b>	+ 40.4%
Percent of Original List Price Received*	91.8%	<b>96.8%</b>	+ 5.4%	91.6%	<b>96.3%</b>	+ 5.1%
Days on Market Until Sale	72	85	+ 18.1%	91	65	- 28.6%
Inventory of Homes for Sale	188	78	- 58.5%	--	--	--
Months Supply of Inventory	6.2	2.1	- 66.7%	--	--	--

\* 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 – March 2021

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**+ 57.1%**

**+ 11.1%**

**+ 69.5%**

Change in  
New Listings

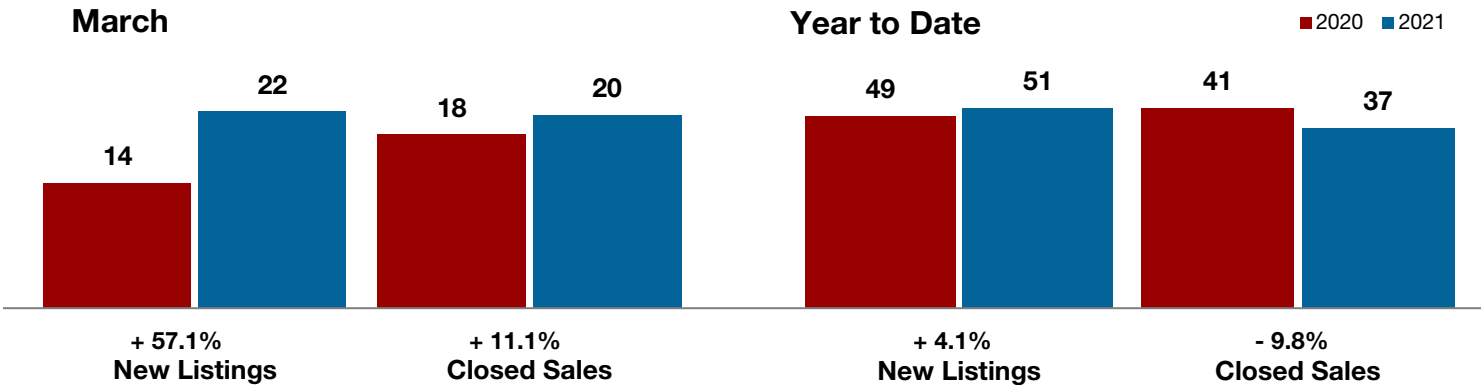
Change in  
Closed Sales

Change in  
Median Sales Price

## Young County

	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	14	<b>22</b>	+ 57.1%	49	<b>51</b>	+ 4.1%
Pending Sales	11	<b>14</b>	+ 27.3%	51	<b>40</b>	- 21.6%
Closed Sales	18	<b>20</b>	+ 11.1%	41	<b>37</b>	- 9.8%
Average Sales Price*	\$134,528	<b>\$254,645</b>	+ 89.3%	\$160,132	<b>\$208,451</b>	+ 30.2%
Median Sales Price*	\$116,250	<b>\$197,100</b>	+ 69.5%	\$121,500	<b>\$160,000</b>	+ 31.7%
Percent of Original List Price Received*	87.8%	<b>95.2%</b>	+ 8.4%	87.7%	<b>92.1%</b>	+ 5.0%
Days on Market Until Sale	187	<b>106</b>	- 43.3%	176	<b>104</b>	- 40.9%
Inventory of Homes for Sale	69	<b>42</b>	- 39.1%	--	--	--
Months Supply of Inventory	5.1	<b>3.4</b>	- 40.0%	--	--	--

\* 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

