

Local Market Updates

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



April 2022

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 – April 2022

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



- 7.7%

+ 125.0%

+ 155.2%

Change in
New Listings

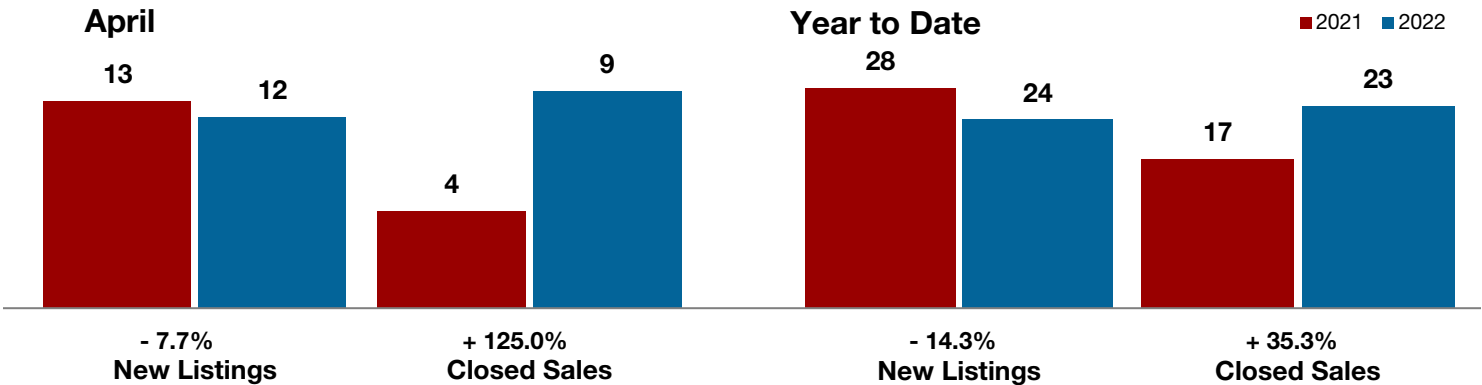
Change in
Closed Sales

Change in
Median Sales Price

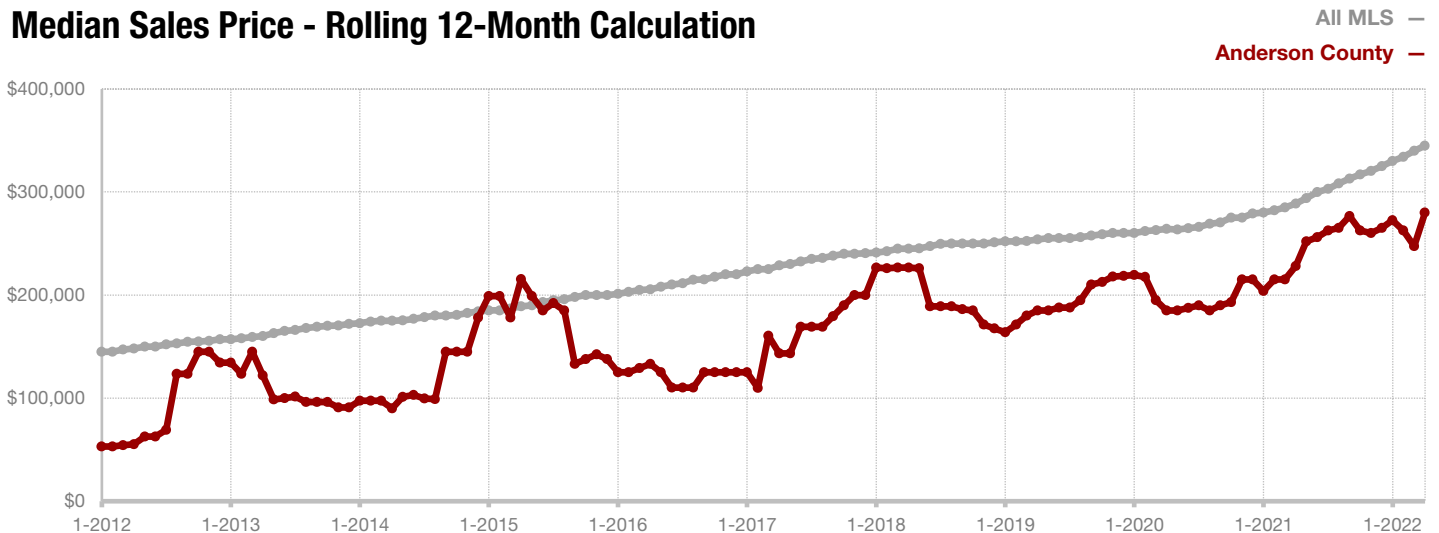
Anderson County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	13	12	- 7.7%	28	24	- 14.3%
Pending Sales	2	5	+ 150.0%	19	21	+ 10.5%
Closed Sales	4	9	+ 125.0%	17	23	+ 35.3%
Average Sales Price*	\$170,000	\$397,933	+ 134.1%	\$300,147	\$333,465	+ 11.1%
Median Sales Price*	\$157,500	\$402,000	+ 155.2%	\$205,000	\$265,000	+ 29.3%
Percent of Original List Price Received*	91.6%	96.5%	+ 5.3%	94.6%	98.1%	+ 3.7%
Days on Market Until Sale	19	52	+ 173.7%	62	47	- 24.2%
Inventory of Homes for Sale	18	15	- 16.7%	--	--	--
Months Supply of Inventory	4.0	3.0	- 25.0%	--	--	--

* 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 – April 2022

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



+ 50.0%

Change in
New Listings

+ 6.3%

Change in
Closed Sales

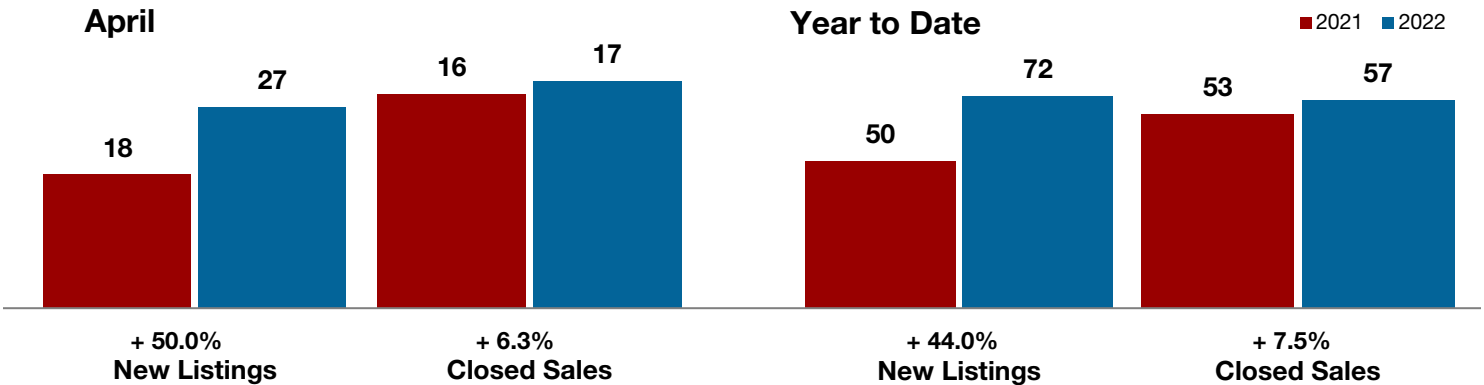
+ 5.7%

Change in
Median Sales Price

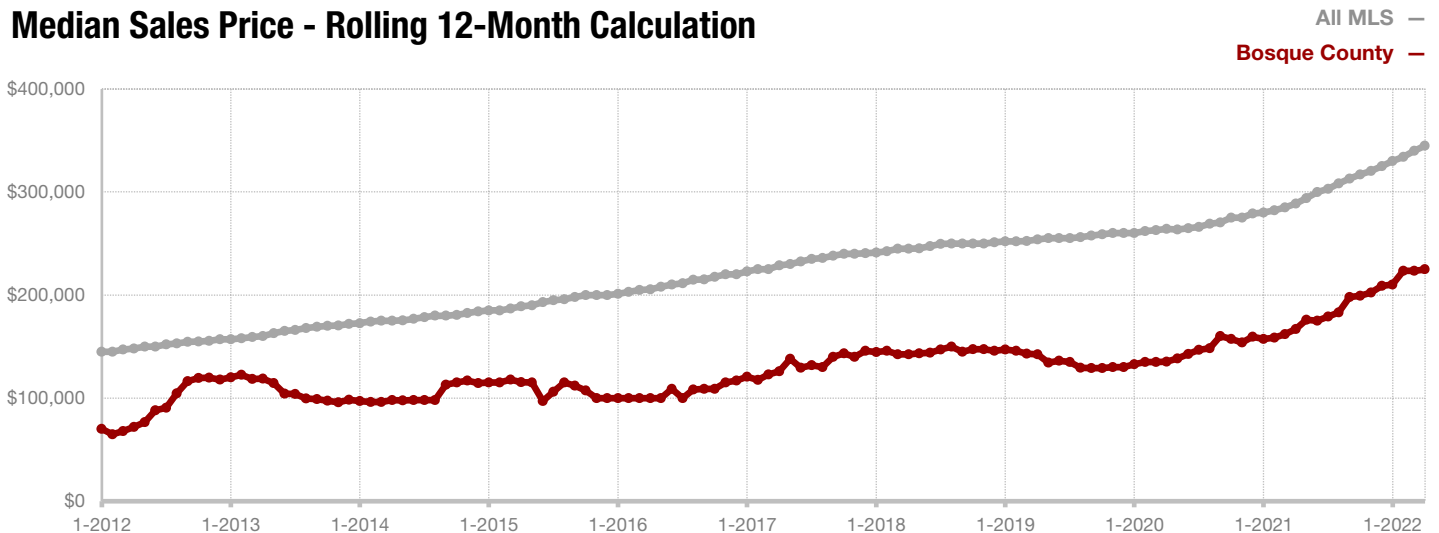
Bosque County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	18	27	+ 50.0%	50	72	+ 44.0%
Pending Sales	17	18	+ 5.9%	60	59	- 1.7%
Closed Sales	16	17	+ 6.3%	53	57	+ 7.5%
Average Sales Price*	\$471,122	\$322,028	- 31.6%	\$787,468	\$325,846	- 58.6%
Median Sales Price*	\$238,500	\$252,000	+ 5.7%	\$184,000	\$249,000	+ 35.3%
Percent of Original List Price Received*	90.6%	96.8%	+ 6.8%	91.8%	91.8%	0.0%
Days on Market Until Sale	72	25	- 65.3%	85	56	- 34.1%
Inventory of Homes for Sale	34	43	+ 26.5%	--	--	--
Months Supply of Inventory	2.3	2.8	+ 50.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 22.2%

Change in
New Listings

- 6.8%

Change in
Closed Sales

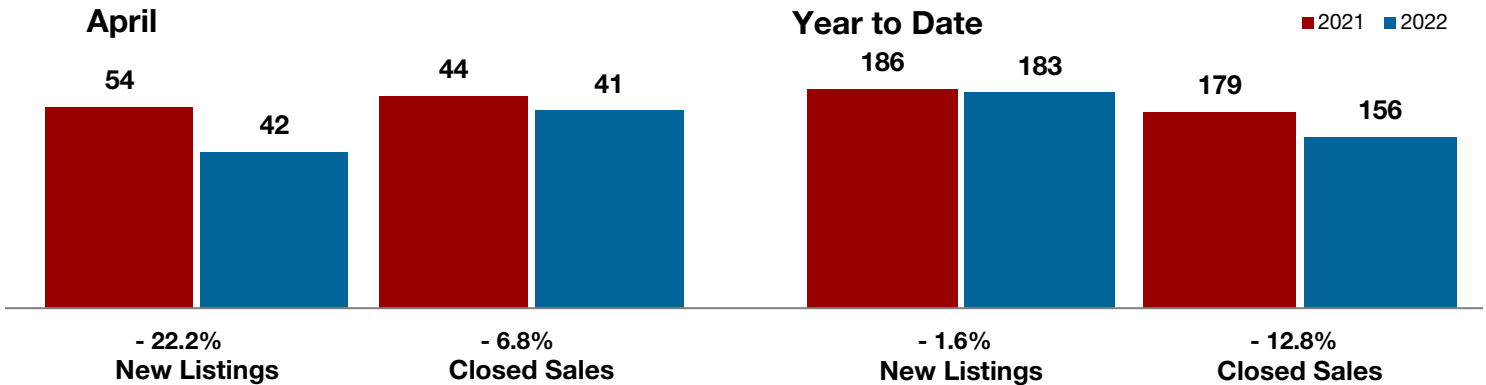
+ 31.8%

Change in
Median Sales Price

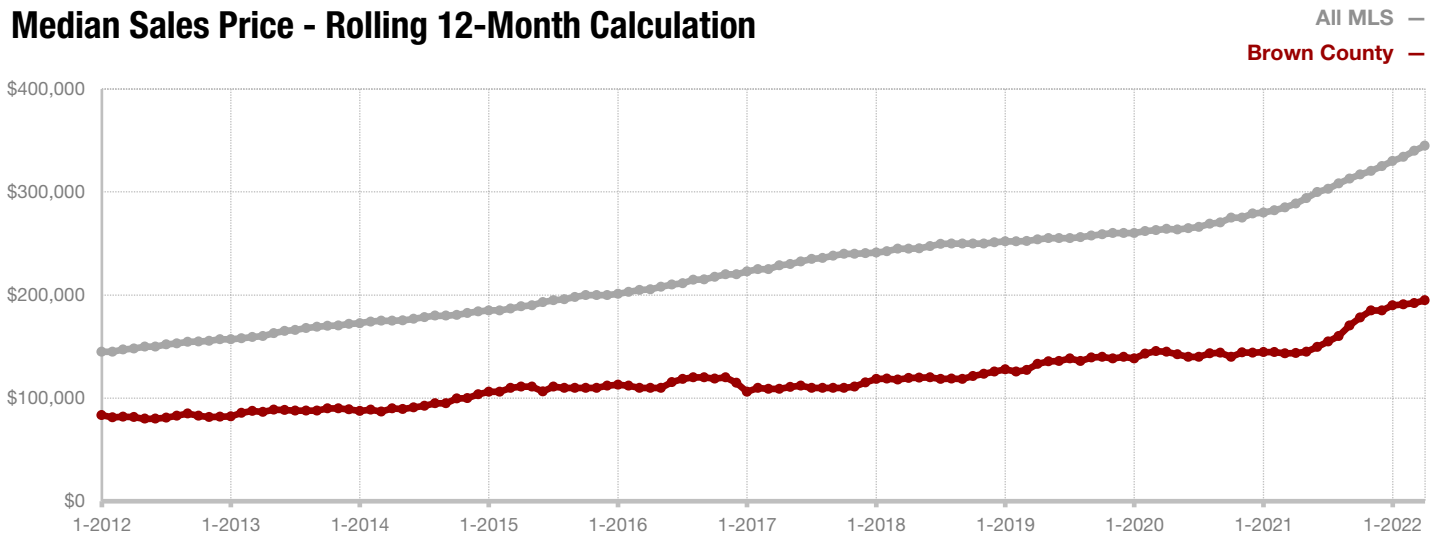
Brown County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	54	42	- 22.2%	186	183	- 1.6%
Pending Sales	46	32	- 30.4%	180	164	- 8.9%
Closed Sales	44	41	- 6.8%	179	156	- 12.8%
Average Sales Price*	\$212,407	\$333,588	+ 57.1%	\$216,270	\$279,804	+ 29.4%
Median Sales Price*	\$135,000	\$177,900	+ 31.8%	\$139,000	\$179,500	+ 29.1%
Percent of Original List Price Received*	92.6%	95.6%	+ 3.2%	93.1%	95.5%	+ 2.6%
Days on Market Until Sale	54	50	- 7.4%	71	51	- 28.2%
Inventory of Homes for Sale	93	84	- 9.7%	--	--	--
Months Supply of Inventory	2.0	1.9	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 4.5%

0.0%

+ 61.6%

Change in
New Listings

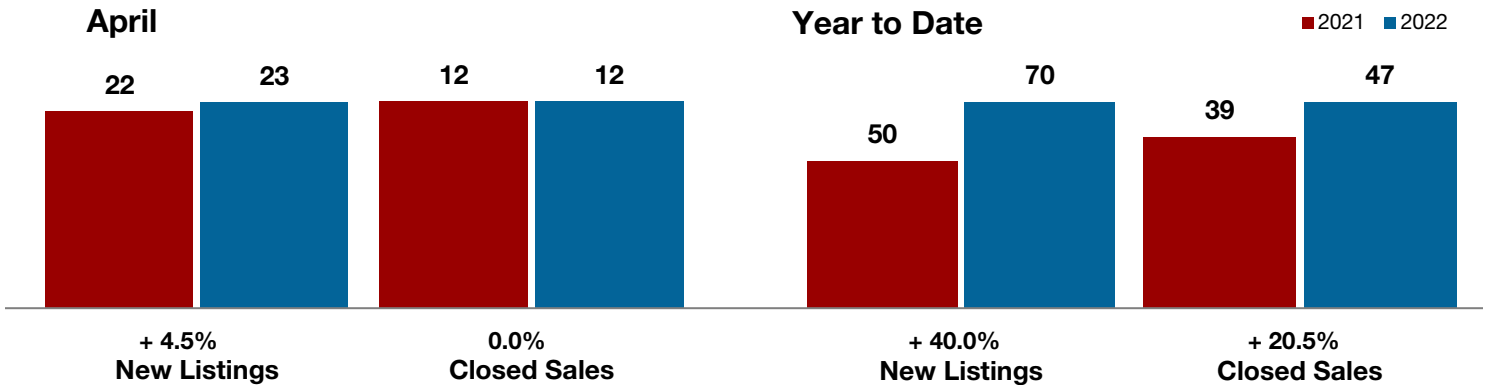
Change in
Closed Sales

Change in
Median Sales Price

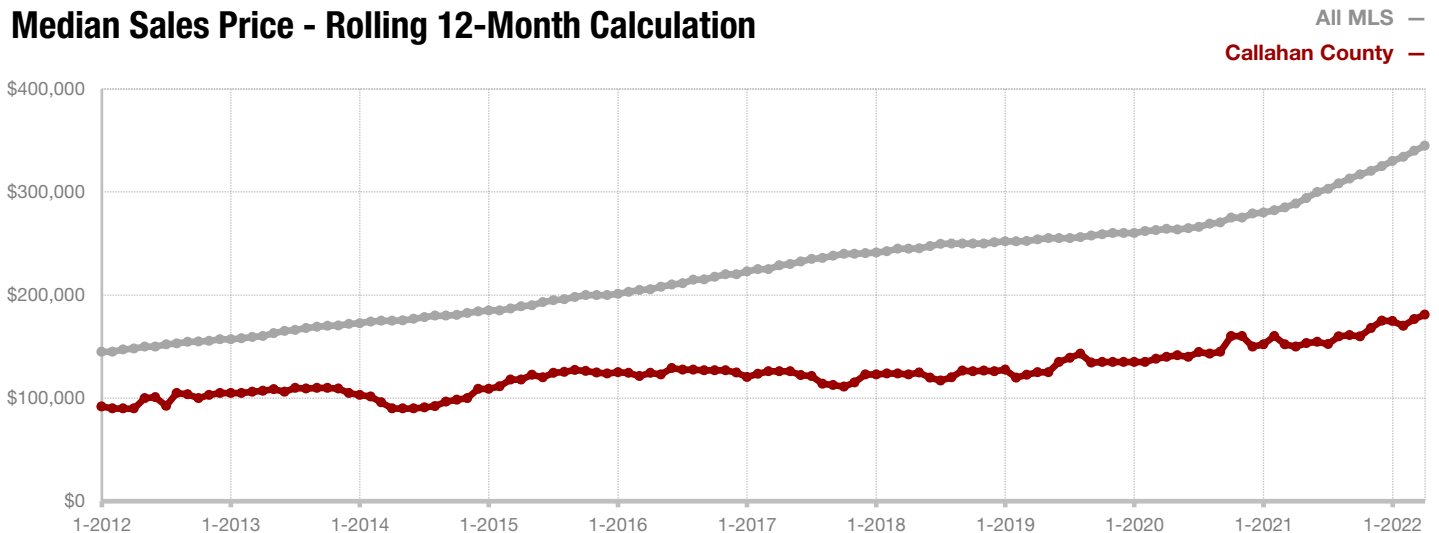
Callahan County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	22	23	+ 4.5%	50	70	+ 40.0%
Pending Sales	17	16	- 5.9%	48	55	+ 14.6%
Closed Sales	12	12	0.0%	39	47	+ 20.5%
Average Sales Price*	\$200,817	\$197,688	- 1.6%	\$176,819	\$214,641	+ 21.4%
Median Sales Price*	\$132,750	\$214,500	+ 61.6%	\$139,950	\$179,900	+ 28.5%
Percent of Original List Price Received*	96.5%	99.3%	+ 2.9%	96.7%	96.1%	- 0.6%
Days on Market Until Sale	76	33	- 56.6%	64	46	- 28.1%
Inventory of Homes for Sale	22	28	+ 27.3%	--	--	--
Months Supply of Inventory	1.7	1.9	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 100.0%

- 66.7%

- 71.7%

Change in
New Listings

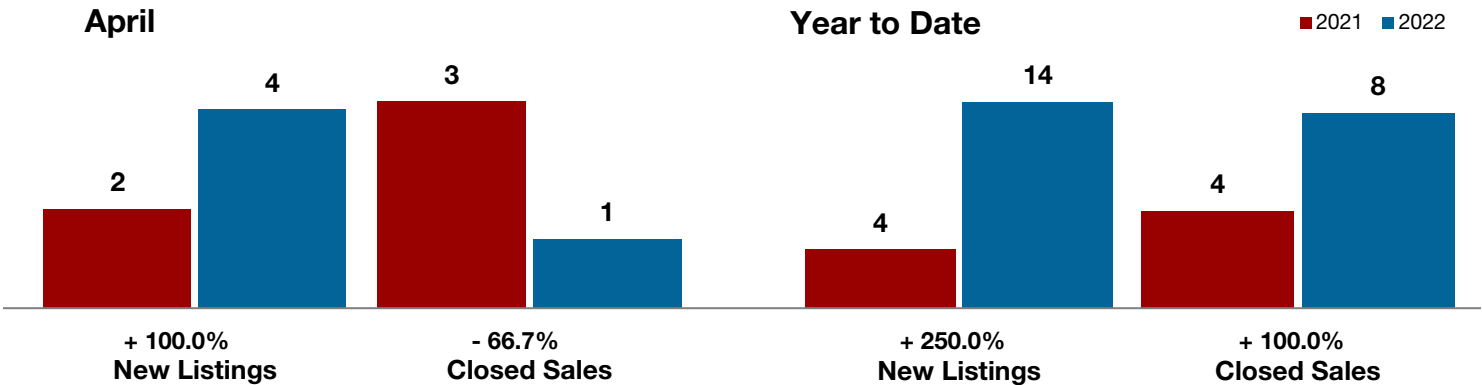
Change in
Closed Sales

Change in
Median Sales Price

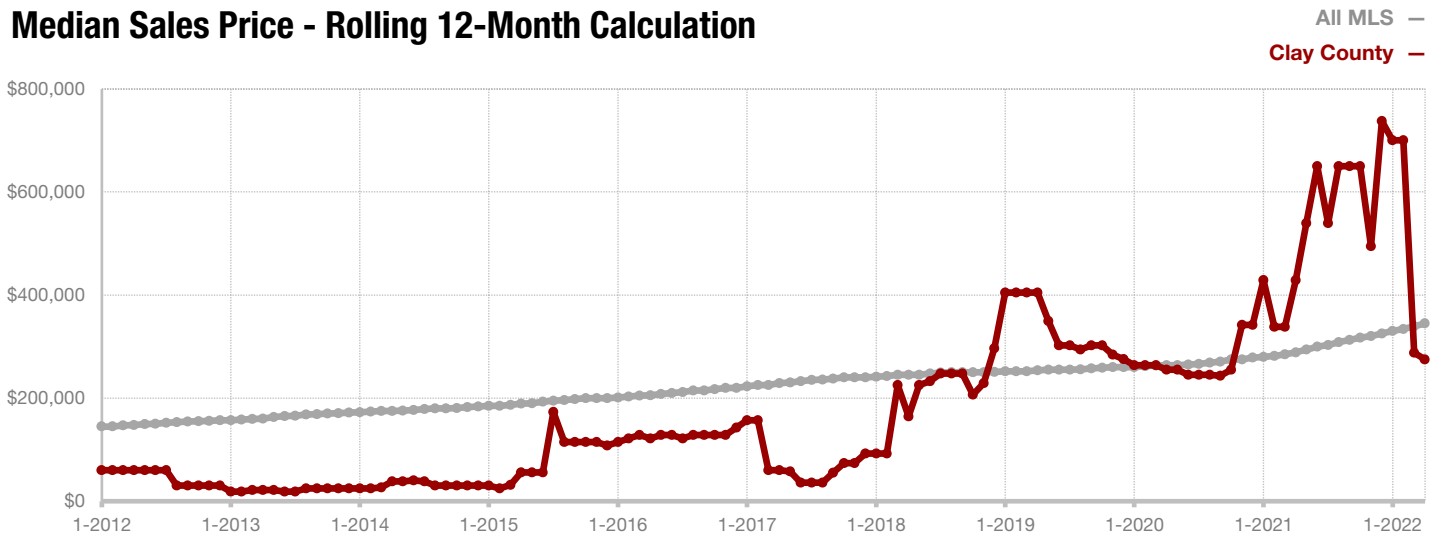
Clay County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	2	4	+ 100.0%	4	14	+ 250.0%
Pending Sales	1	3	+ 200.0%	5	9	+ 80.0%
Closed Sales	3	1	- 66.7%	4	8	+ 100.0%
Average Sales Price*	\$510,000	\$198,000	- 61.2%	\$399,250	\$192,537	- 51.8%
Median Sales Price*	\$700,000	\$198,000	- 71.7%	\$383,500	\$198,000	- 48.4%
Percent of Original List Price Received*	93.6%	88.0%	- 6.0%	89.9%	96.8%	+ 7.7%
Days on Market Until Sale	67	60	- 10.4%	74	21	- 71.6%
Inventory of Homes for Sale	3	6	+ 100.0%	--	--	--
Months Supply of Inventory	2.3	2.8	+ 50.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 187.5%

- 16.7%

- 28.8%

Change in
New Listings

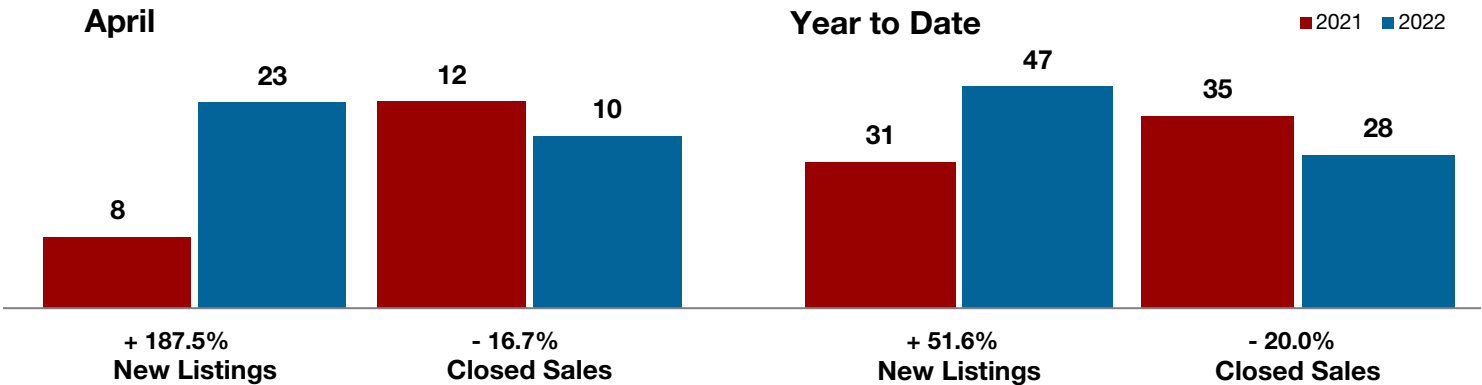
Change in
Closed Sales

Change in
Median Sales Price

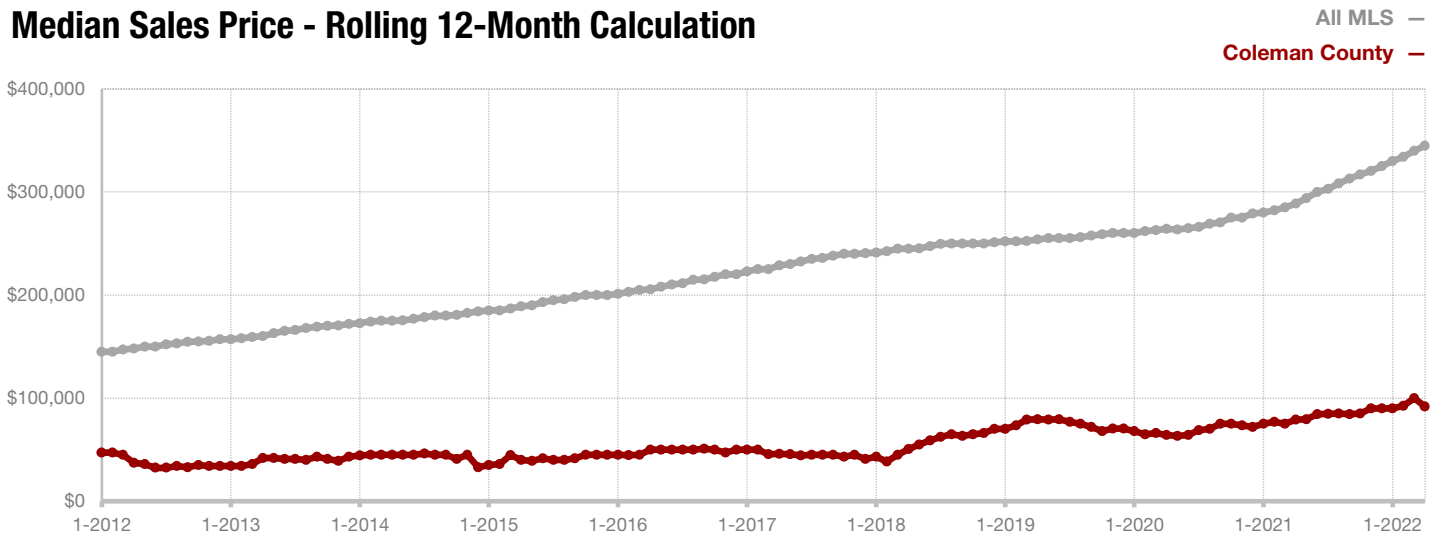
Coleman County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	8	23	+ 187.5%	31	47	+ 51.6%
Pending Sales	9	9	0.0%	40	31	- 22.5%
Closed Sales	12	10	- 16.7%	35	28	- 20.0%
Average Sales Price*	\$202,433	\$109,140	- 46.1%	\$138,831	\$246,578	+ 77.6%
Median Sales Price*	\$96,200	\$68,450	- 28.8%	\$85,000	\$76,520	- 10.0%
Percent of Original List Price Received*	92.9%	88.4%	- 4.8%	89.5%	88.3%	- 1.3%
Days on Market Until Sale	67	19	- 71.6%	113	52	- 54.0%
Inventory of Homes for Sale	21	33	+ 57.1%	--	--	--
Months Supply of Inventory	2.3	4.6	+ 150.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 9.1%

- 15.1%

+ 33.8%

Change in
New Listings

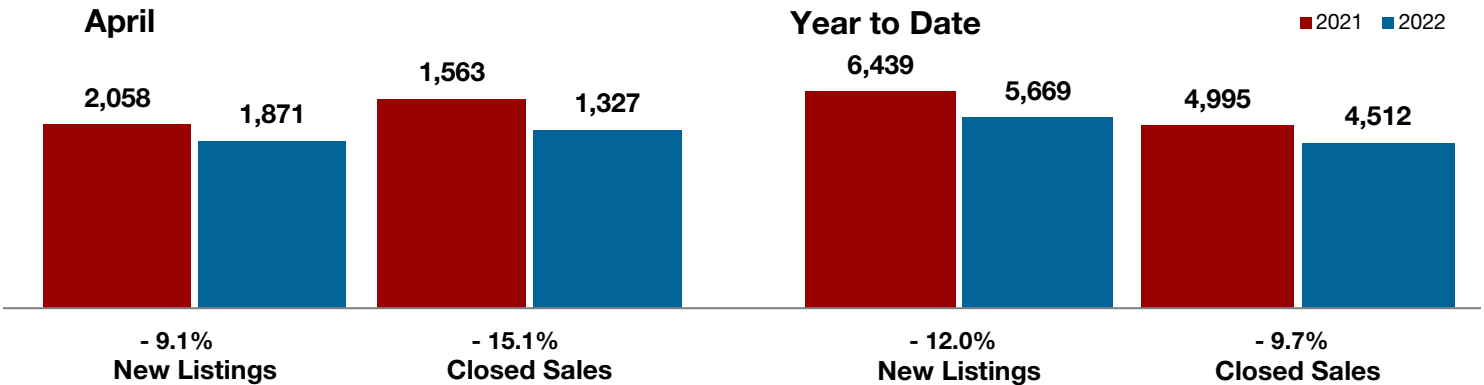
Change in
Closed Sales

Change in
Median Sales Price

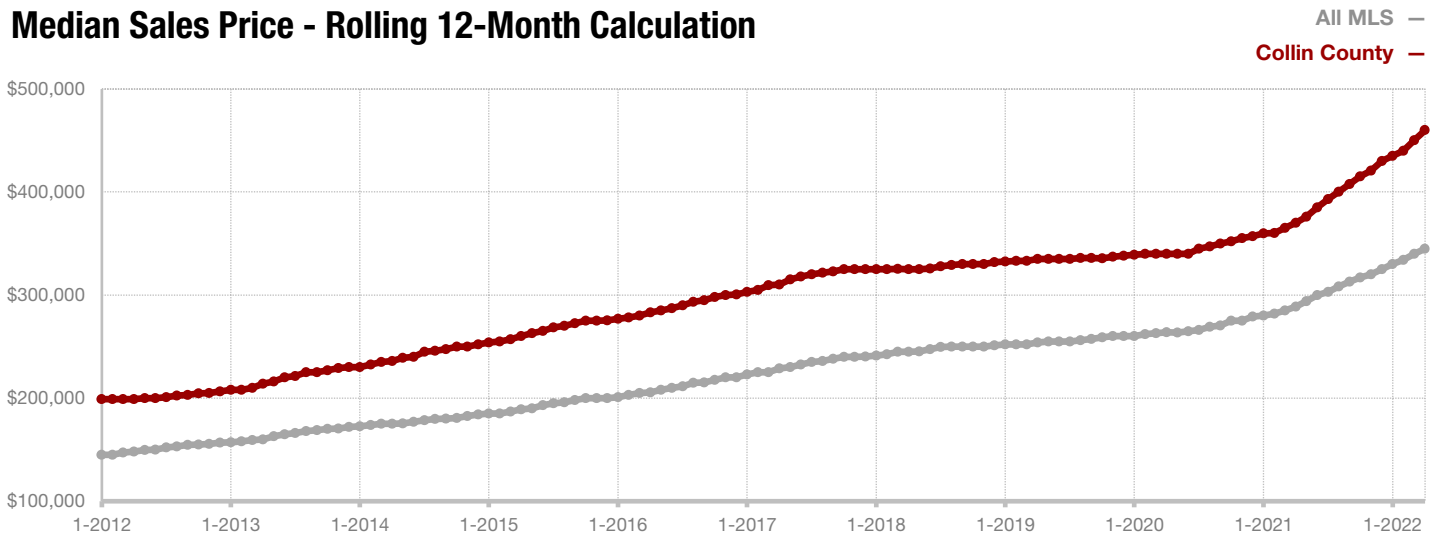
Collin County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	2,058	1,871	- 9.1%	6,439	5,669	- 12.0%
Pending Sales	1,618	1,411	- 12.8%	5,842	4,822	- 17.5%
Closed Sales	1,563	1,327	- 15.1%	4,995	4,512	- 9.7%
Average Sales Price*	\$490,968	\$615,184	+ 25.3%	\$459,687	\$582,529	+ 26.7%
Median Sales Price*	\$411,000	\$550,000	+ 33.8%	\$390,000	\$512,000	+ 31.3%
Percent of Original List Price Received*	104.5%	109.4%	+ 4.7%	102.0%	107.2%	+ 5.1%
Days on Market Until Sale	18	13	- 27.8%	27	17	- 37.0%
Inventory of Homes for Sale	1,391	1,206	- 13.3%	--	--	--
Months Supply of Inventory	0.8	0.8	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 156.3%

+ 80.0%

- 34.1%

Change in
New Listings

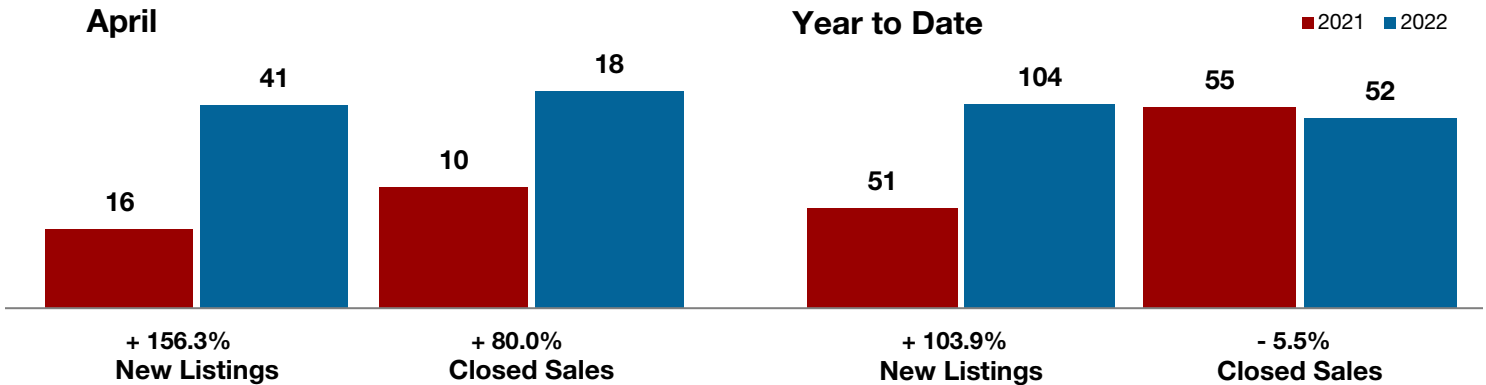
Change in
Closed Sales

Change in
Median Sales Price

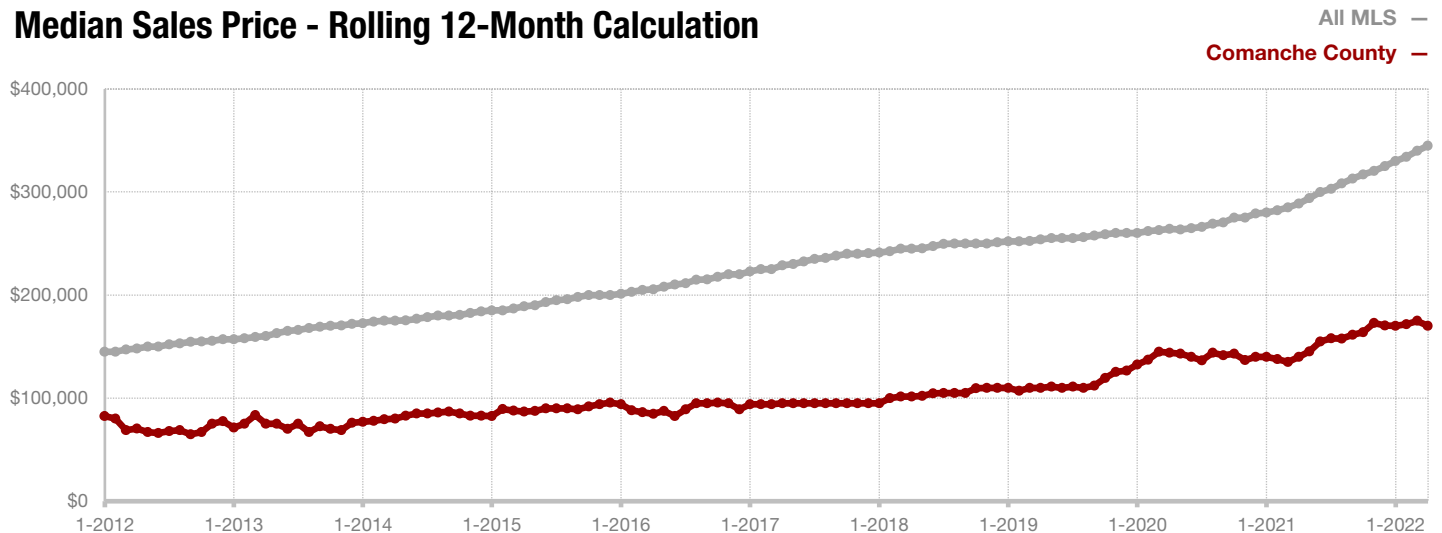
Comanche County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	16	41	+ 156.3%	51	104	+ 103.9%
Pending Sales	13	22	+ 69.2%	52	62	+ 19.2%
Closed Sales	10	18	+ 80.0%	55	52	- 5.5%
Average Sales Price*	\$327,300	\$193,406	- 40.9%	\$244,181	\$260,196	+ 6.6%
Median Sales Price*	\$220,000	\$145,000	- 34.1%	\$162,900	\$159,750	- 1.9%
Percent of Original List Price Received*	86.0%	91.6%	+ 6.5%	90.7%	90.4%	- 0.3%
Days on Market Until Sale	93	68	- 26.9%	82	55	- 32.9%
Inventory of Homes for Sale	41	66	+ 61.0%	--	--	--
Months Supply of Inventory	2.8	4.7	+ 66.7%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 20.3%

+ 23.5%

- 18.8%

Change in
New Listings

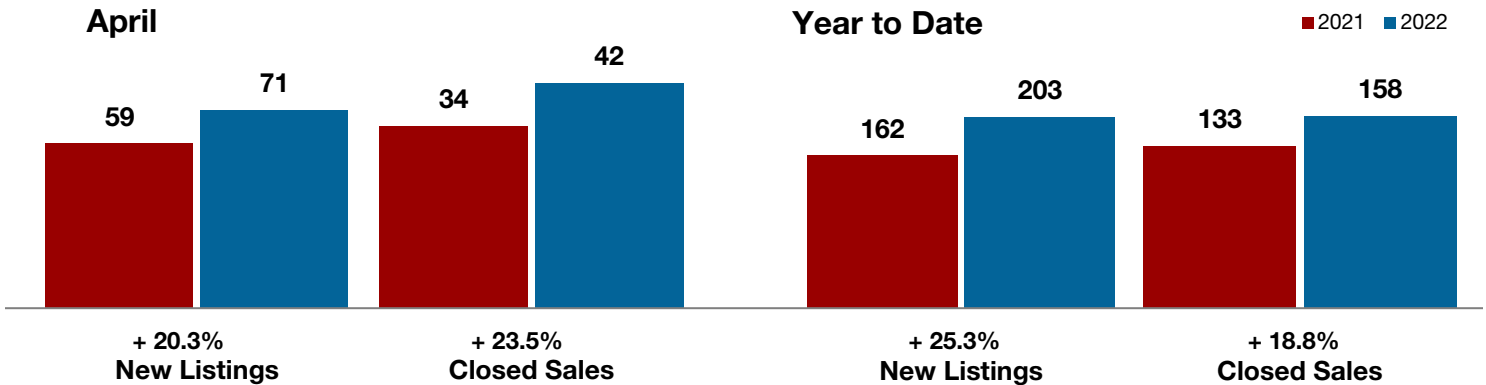
Change in
Closed Sales

Change in
Median Sales Price

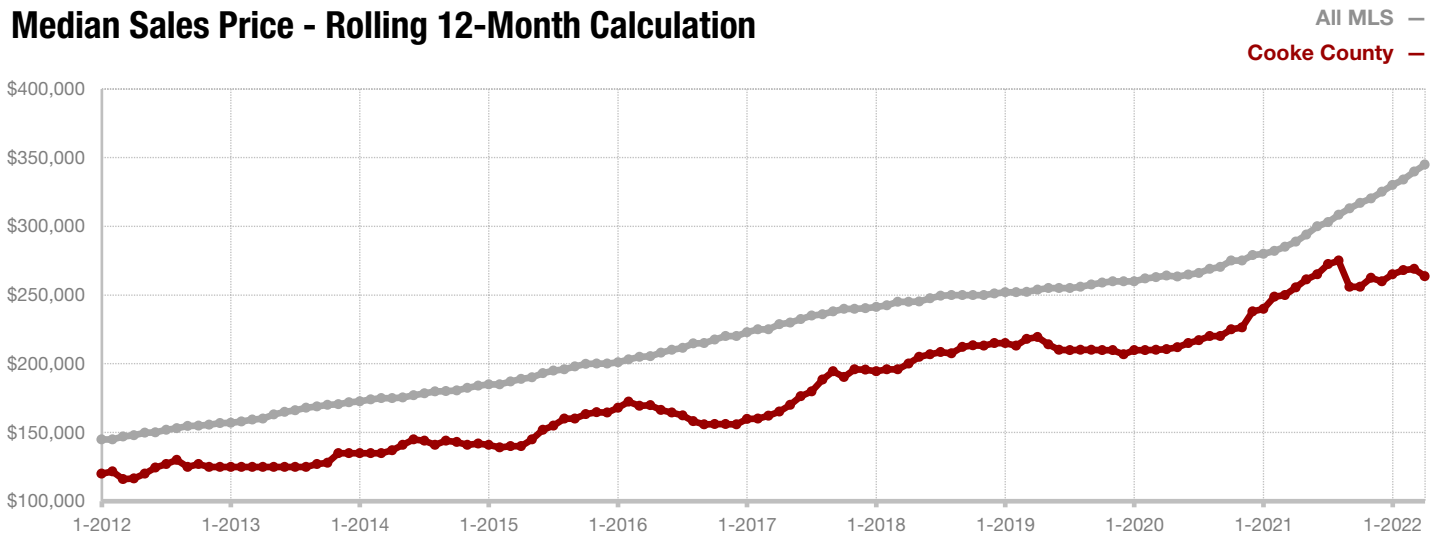
Cooke County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	59	71	+ 20.3%	162	203	+ 25.3%
Pending Sales	46	47	+ 2.2%	147	162	+ 10.2%
Closed Sales	34	42	+ 23.5%	133	158	+ 18.8%
Average Sales Price*	\$391,071	\$434,185	+ 11.0%	\$375,309	\$477,381	+ 27.2%
Median Sales Price*	\$325,000	\$264,000	- 18.8%	\$297,119	\$274,500	- 7.6%
Percent of Original List Price Received*	99.3%	97.3%	- 2.0%	97.5%	97.1%	- 0.4%
Days on Market Until Sale	54	32	- 40.7%	56	36	- 35.7%
Inventory of Homes for Sale	60	66	+ 10.0%	--	--	--
Months Supply of Inventory	1.4	1.4	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 9.0%

- 17.6%

+ 17.5%

Change in
New Listings

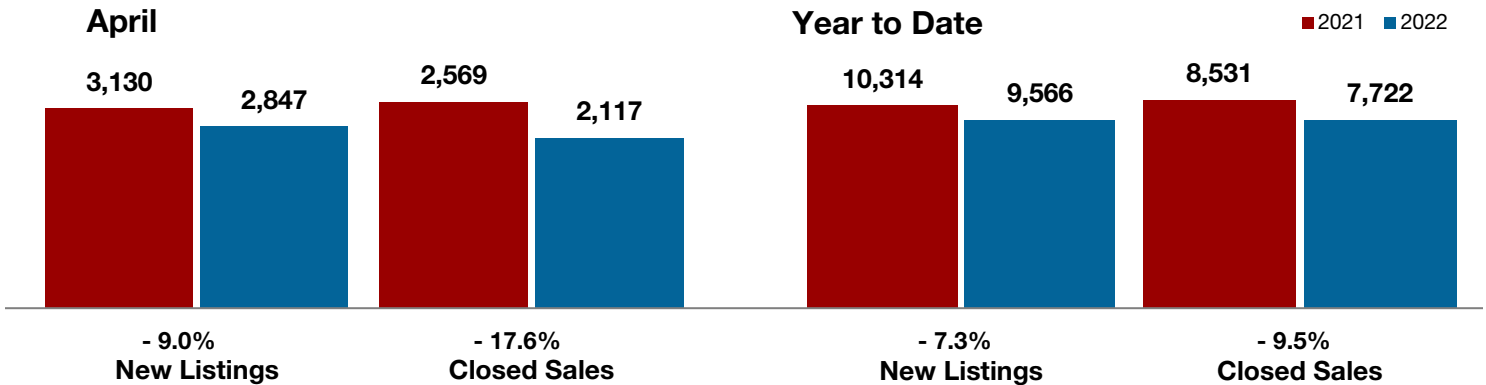
Change in
Closed Sales

Change in
Median Sales Price

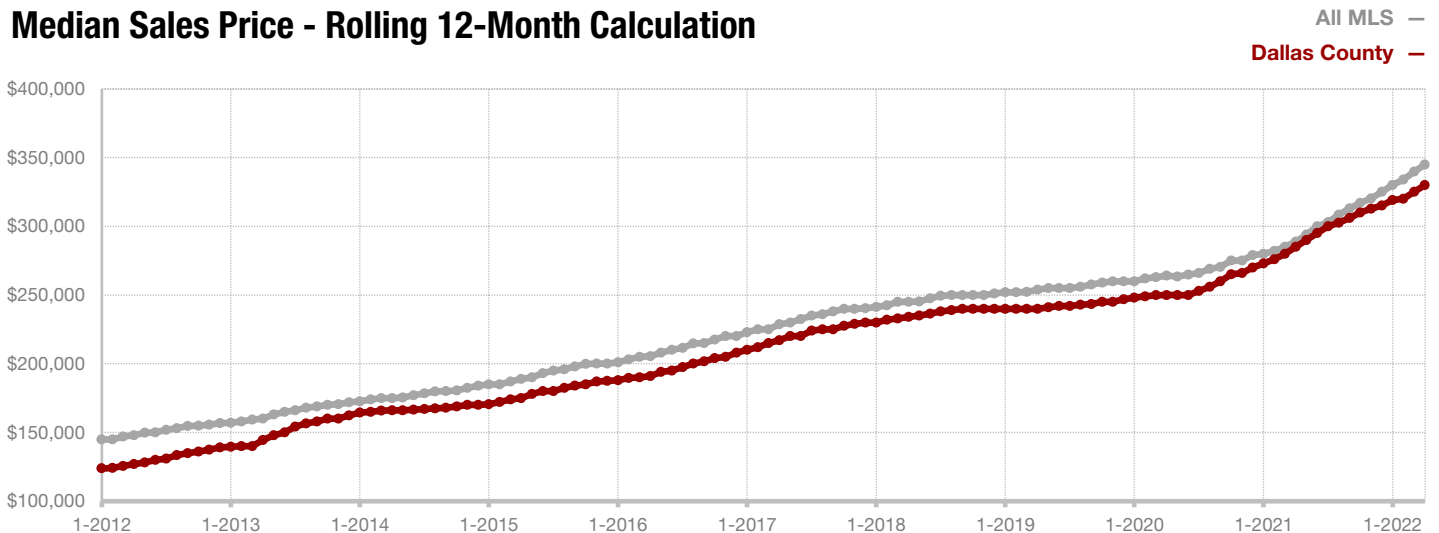
Dallas County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	3,130	2,847	- 9.0%	10,314	9,566	- 7.3%
Pending Sales	2,627	2,277	- 13.3%	9,490	8,427	- 11.2%
Closed Sales	2,569	2,117	- 17.6%	8,531	7,722	- 9.5%
Average Sales Price*	\$454,345	\$531,243	+ 16.9%	\$444,425	\$477,727	+ 7.5%
Median Sales Price*	\$315,000	\$370,000	+ 17.5%	\$300,000	\$350,000	+ 16.7%
Percent of Original List Price Received*	100.1%	105.2%	+ 5.1%	98.7%	102.9%	+ 4.3%
Days on Market Until Sale	29	16	- 44.8%	36	22	- 38.9%
Inventory of Homes for Sale	3,037	2,057	- 32.3%	--	--	--
Months Supply of Inventory	1.3	0.9	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 71.4%

- 50.0%

- 29.7%

Change in
New Listings

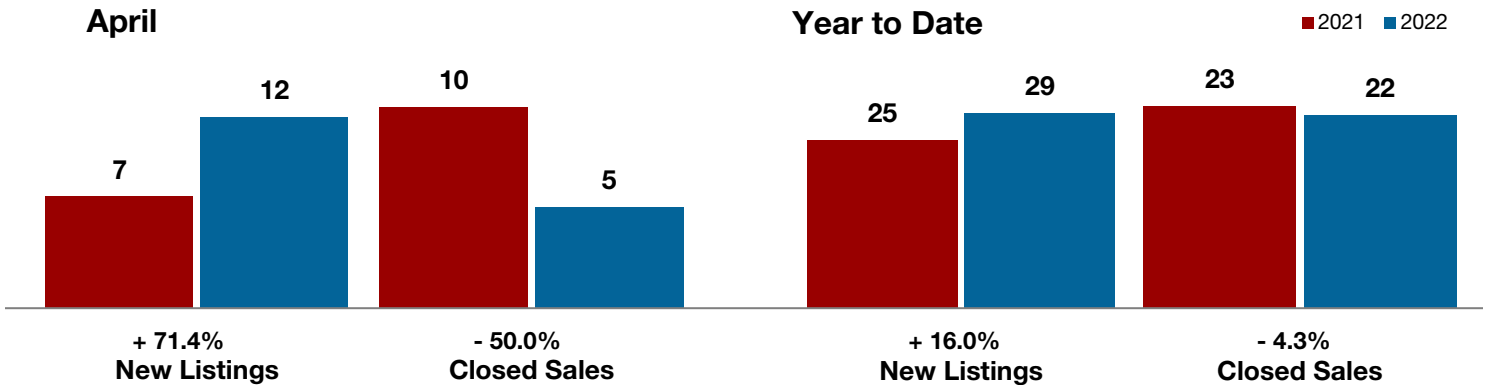
Change in
Closed Sales

Change in
Median Sales Price

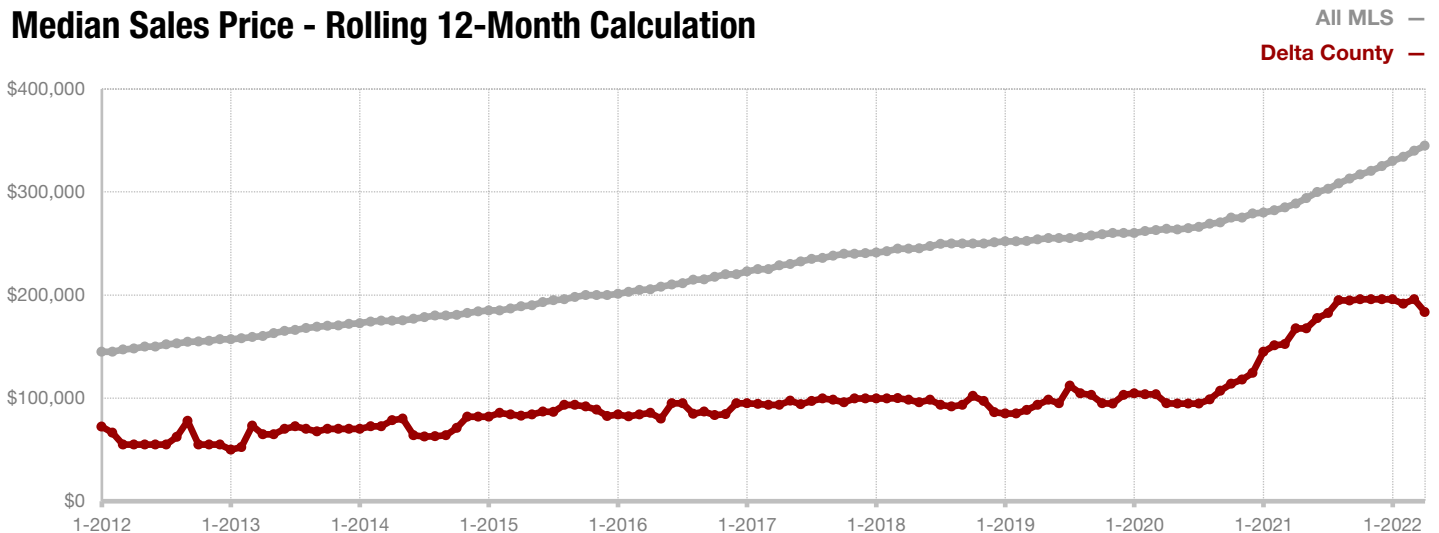
Delta County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	7	12	+ 71.4%	25	29	+ 16.0%
Pending Sales	8	4	- 50.0%	22	21	- 4.5%
Closed Sales	10	5	- 50.0%	23	22	- 4.3%
Average Sales Price*	\$181,990	\$124,840	- 31.4%	\$227,186	\$251,102	+ 10.5%
Median Sales Price*	\$184,950	\$130,000	- 29.7%	\$195,000	\$161,150	- 17.4%
Percent of Original List Price Received*	96.9%	98.9%	+ 2.1%	97.6%	96.1%	- 1.5%
Days on Market Until Sale	18	17	- 5.6%	39	38	- 2.6%
Inventory of Homes for Sale	6	9	+ 50.0%	--	--	--
Months Supply of Inventory	1.2	1.6	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 3.8%

- 9.3%

+ 22.9%

Change in
New Listings

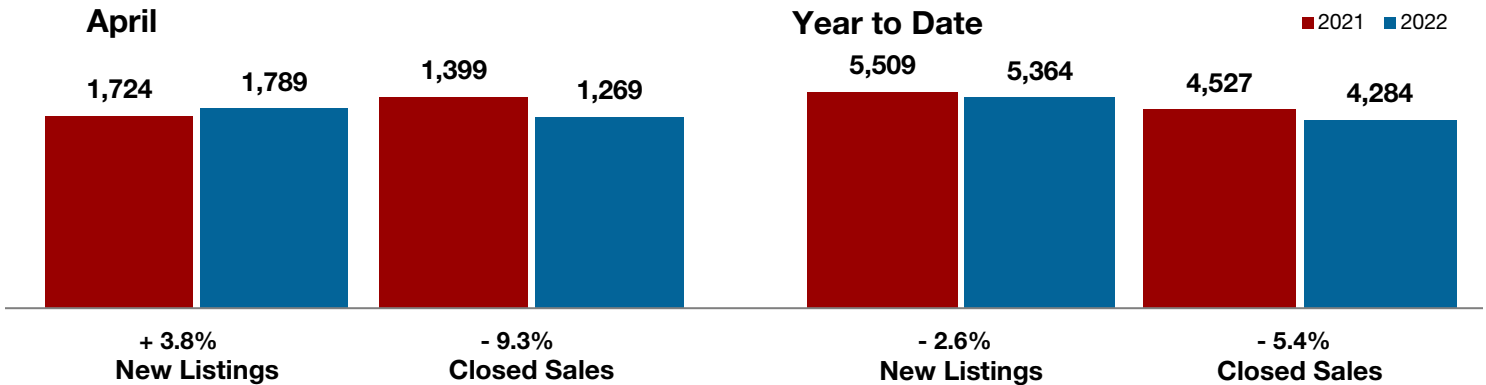
Change in
Closed Sales

Change in
Median Sales Price

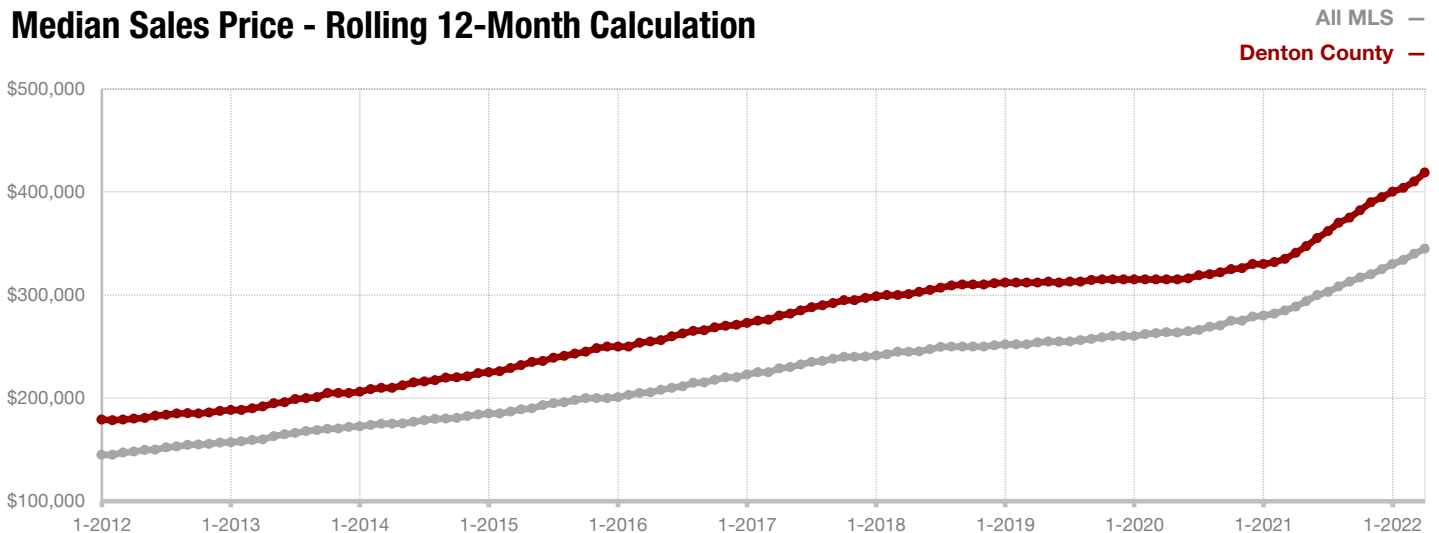
Denton County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1,724	1,789	+ 3.8%	5,509	5,364	- 2.6%
Pending Sales	1,537	1,422	- 7.5%	5,221	4,701	- 10.0%
Closed Sales	1,399	1,269	- 9.3%	4,527	4,284	- 5.4%
Average Sales Price*	\$461,849	\$578,322	+ 25.2%	\$435,391	\$543,328	+ 24.8%
Median Sales Price*	\$390,500	\$480,000	+ 22.9%	\$365,000	\$454,000	+ 24.4%
Percent of Original List Price Received*	103.6%	107.3%	+ 3.6%	101.4%	105.6%	+ 4.1%
Days on Market Until Sale	18	16	- 11.1%	26	19	- 26.9%
Inventory of Homes for Sale	1,173	1,131	- 3.6%	--	--	--
Months Supply of Inventory	0.8	0.8	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 55.6%

- 40.0%

+ 8.7%

Change in
New Listings

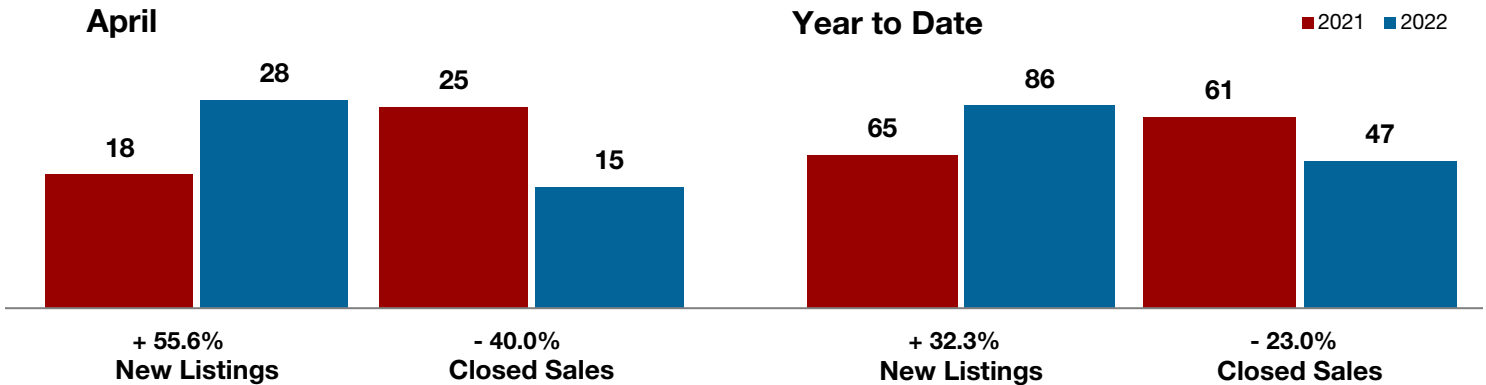
Change in
Closed Sales

Change in
Median Sales Price

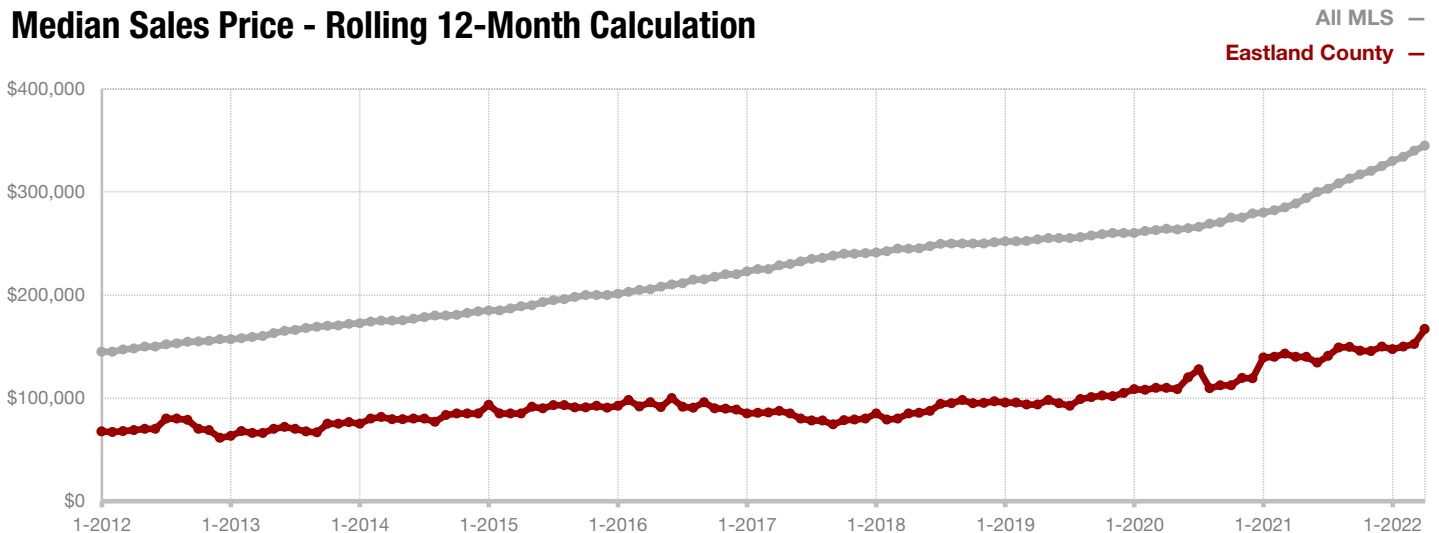
Eastland County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	18	28	+ 55.6%	65	86	+ 32.3%
Pending Sales	19	13	- 31.6%	71	55	- 22.5%
Closed Sales	25	15	- 40.0%	61	47	- 23.0%
Average Sales Price*	\$281,358	\$199,933	- 28.9%	\$247,898	\$306,170	+ 23.5%
Median Sales Price*	\$128,750	\$140,000	+ 8.7%	\$146,000	\$216,500	+ 48.3%
Percent of Original List Price Received*	90.1%	99.9%	+ 10.9%	91.0%	94.6%	+ 4.0%
Days on Market Until Sale	143	61	- 57.3%	107	73	- 31.8%
Inventory of Homes for Sale	41	55	+ 34.1%	--	--	--
Months Supply of Inventory	2.8	3.3	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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+ 18.5%

+ 12.6%

+ 17.8%

Change in
New Listings

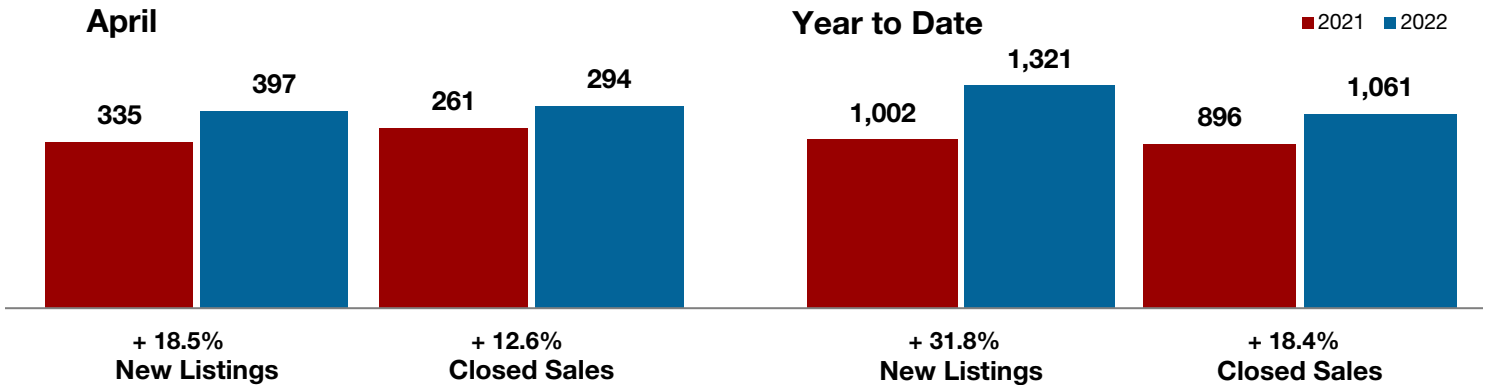
Change in
Closed Sales

Change in
Median Sales Price

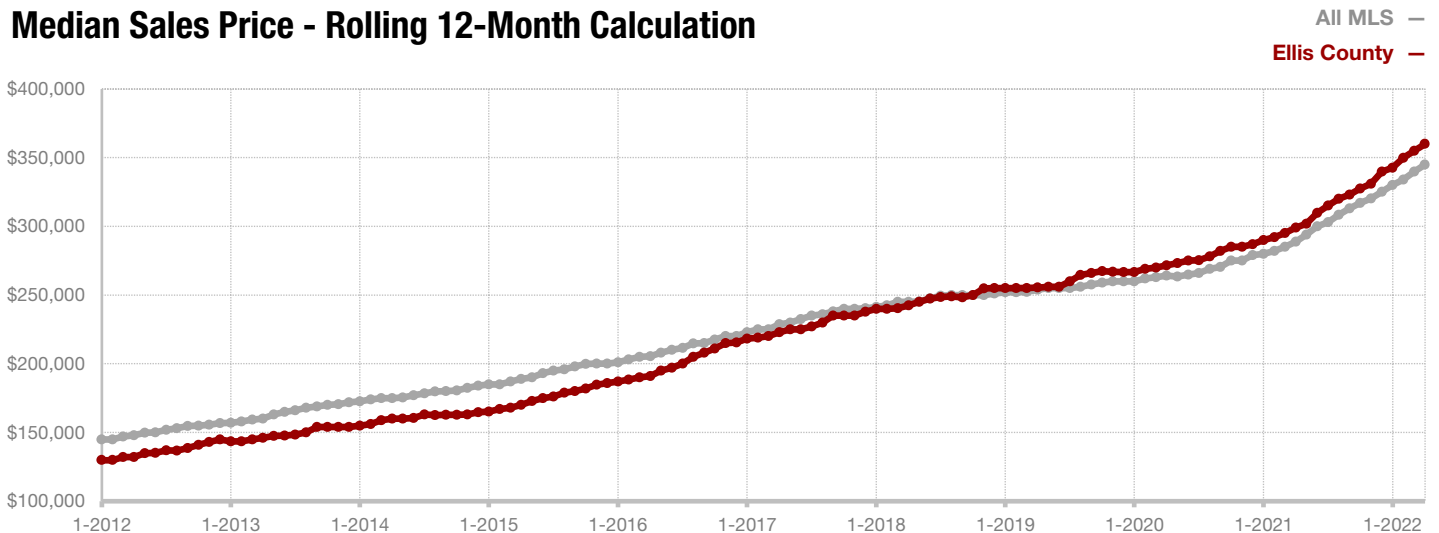
Ellis County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	335	397	+ 18.5%	1,002	1,321	+ 31.8%
Pending Sales	282	333	+ 18.1%	971	1,202	+ 23.8%
Closed Sales	261	294	+ 12.6%	896	1,061	+ 18.4%
Average Sales Price*	\$344,002	\$468,190	+ 36.1%	\$325,252	\$423,531	+ 30.2%
Median Sales Price*	\$339,500	\$400,000	+ 17.8%	\$312,250	\$387,000	+ 23.9%
Percent of Original List Price Received*	101.6%	102.2%	+ 0.6%	100.0%	101.5%	+ 1.5%
Days on Market Until Sale	33	26	- 21.2%	33	29	- 12.1%
Inventory of Homes for Sale	282	391	+ 38.7%	--	--	--
Months Supply of Inventory	1.0	1.3	0.0%	--	--	--

* 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 – April 2022

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



- 1.2%

Change in
New Listings

- 9.8%

Change in
Closed Sales

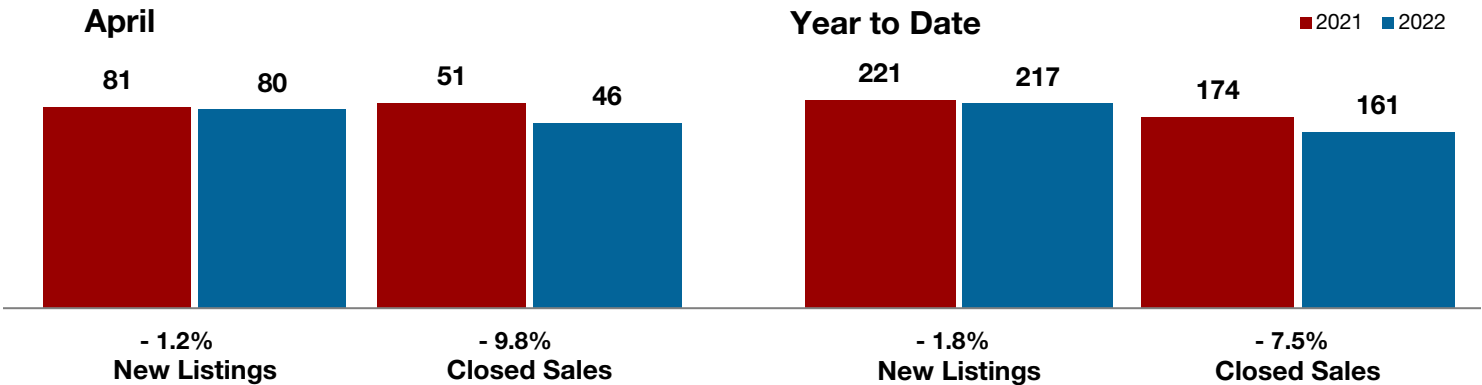
+ 13.7%

Change in
Median Sales Price

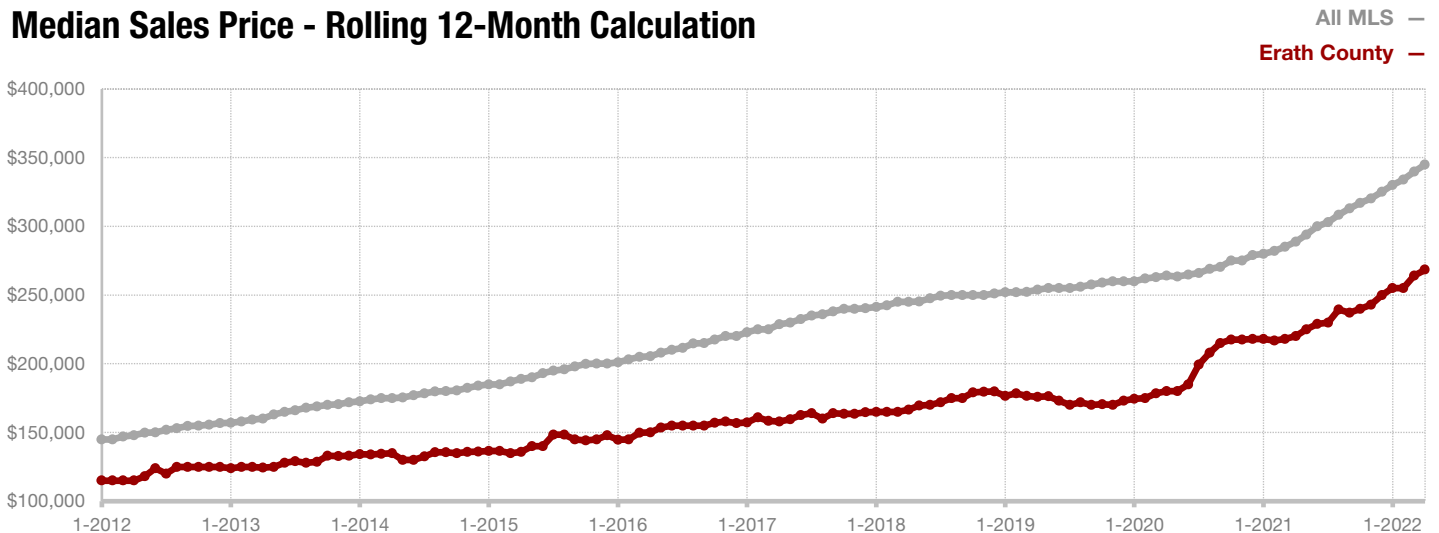
Erath County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	81	80	- 1.2%	221	217	- 1.8%
Pending Sales	67	46	- 31.3%	207	157	- 24.2%
Closed Sales	51	46	- 9.8%	174	161	- 7.5%
Average Sales Price*	\$309,380	\$395,842	+ 27.9%	\$322,823	\$387,604	+ 20.1%
Median Sales Price*	\$250,000	\$284,250	+ 13.7%	\$222,500	\$275,000	+ 23.6%
Percent of Original List Price Received*	96.7%	95.6%	- 1.1%	95.7%	95.9%	+ 0.2%
Days on Market Until Sale	44	55	+ 25.0%	61	56	- 8.2%
Inventory of Homes for Sale	92	113	+ 22.8%	--	--	--
Months Supply of Inventory	1.9	2.4	0.0%	--	--	--

* 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 – April 2022

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



+ 26.7%

+ 10.4%

+ 48.5%

Change in
New Listings

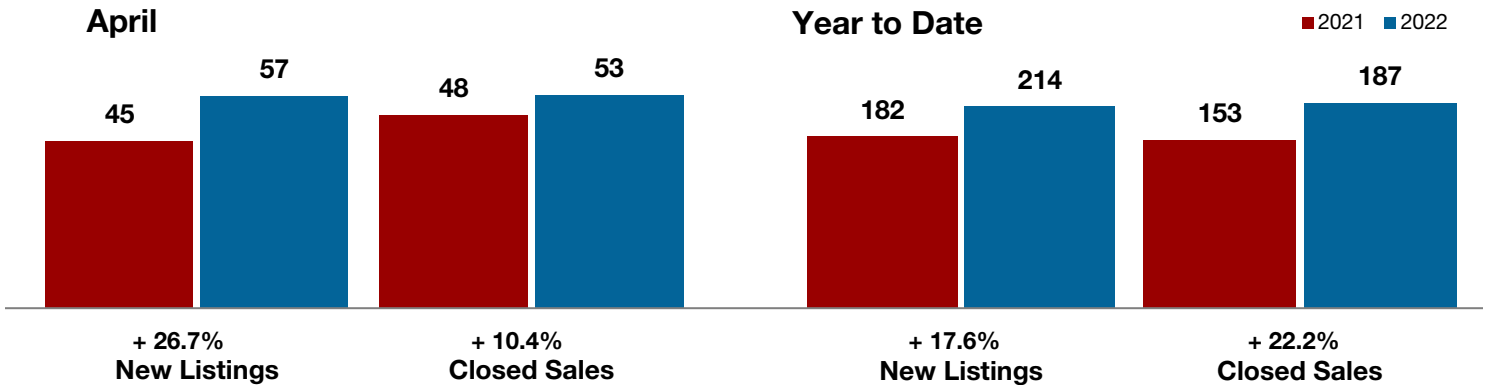
Change in
Closed Sales

Change in
Median Sales Price

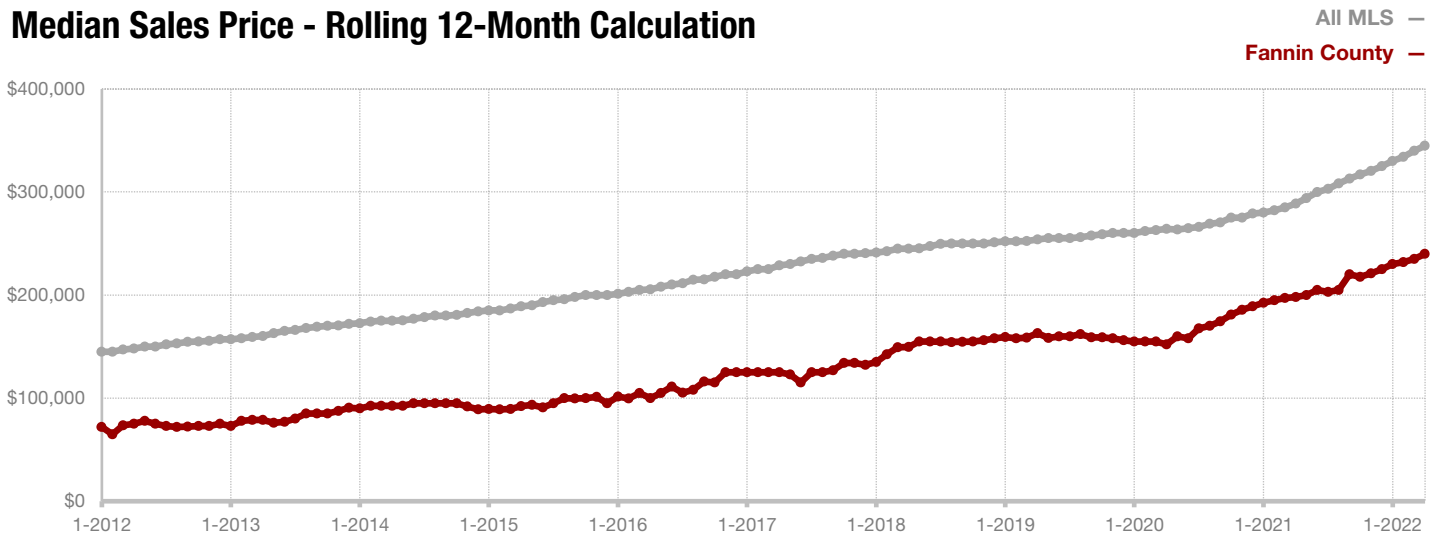
Fannin County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	45	57	+ 26.7%	182	214	+ 17.6%
Pending Sales	53	39	- 26.4%	168	177	+ 5.4%
Closed Sales	48	53	+ 10.4%	153	187	+ 22.2%
Average Sales Price*	\$246,189	\$374,863	+ 52.3%	\$264,009	\$336,114	+ 27.3%
Median Sales Price*	\$183,500	\$272,450	+ 48.5%	\$205,000	\$275,500	+ 34.4%
Percent of Original List Price Received*	95.4%	95.8%	+ 0.4%	94.8%	96.2%	+ 1.5%
Days on Market Until Sale	52	52	0.0%	56	43	- 23.2%
Inventory of Homes for Sale	76	140	+ 84.2%	--	--	--
Months Supply of Inventory	1.9	3.2	+ 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 – April 2022

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



- 35.7%

Change in
New Listings

- 53.8%

Change in
Closed Sales

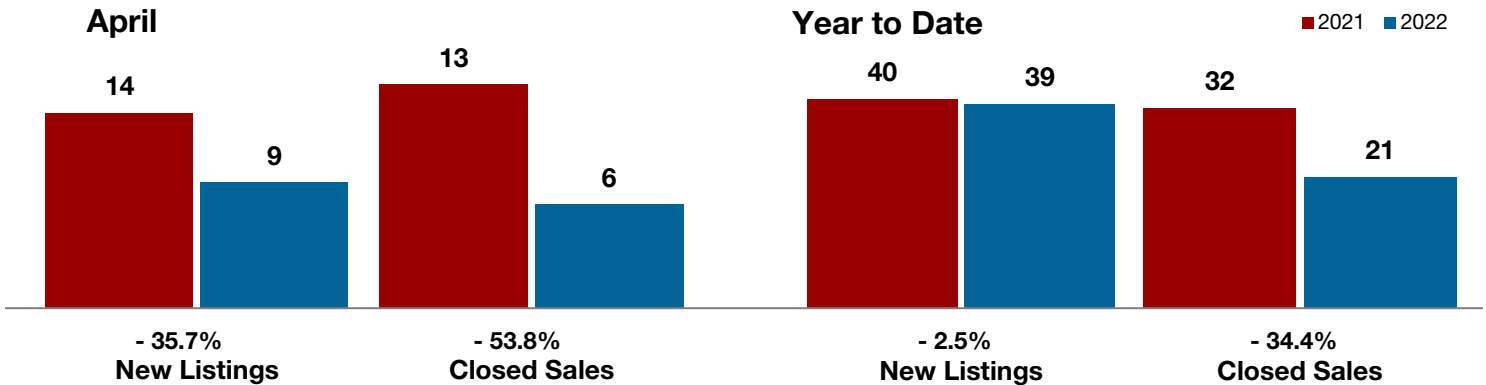
+ 11.4%

Change in
Median Sales Price

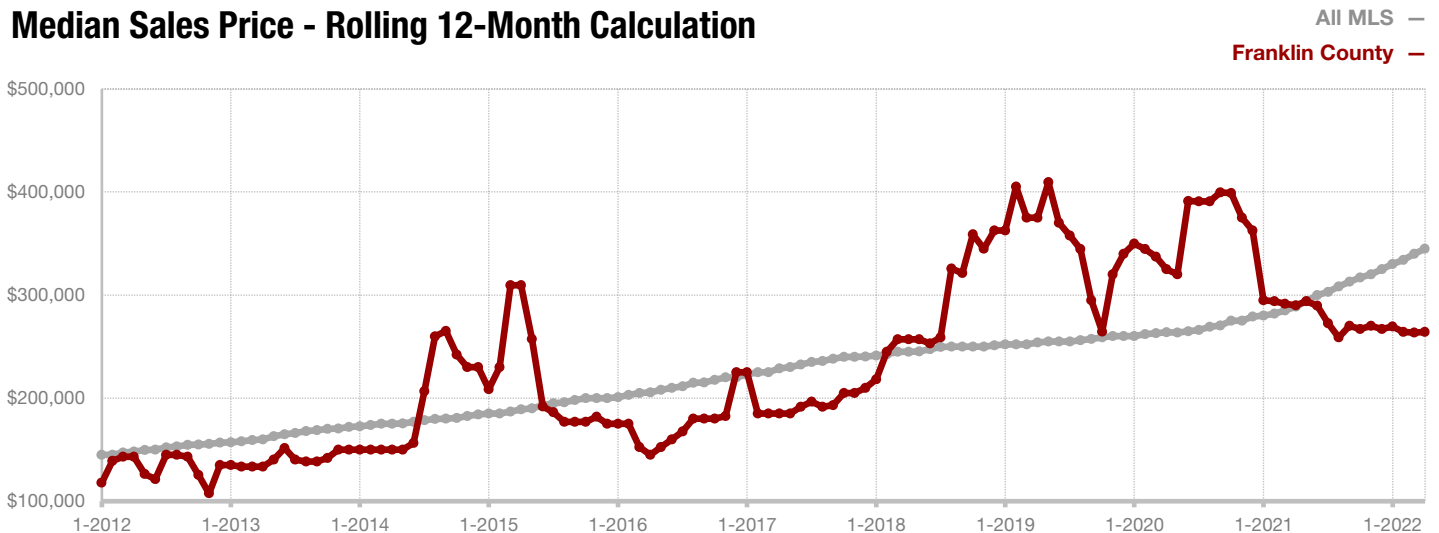
Franklin County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	14	9	- 35.7%	40	39	- 2.5%
Pending Sales	8	7	- 12.5%	33	28	- 15.2%
Closed Sales	13	6	- 53.8%	32	21	- 34.4%
Average Sales Price*	\$816,800	\$498,000	- 39.0%	\$476,487	\$274,323	- 42.4%
Median Sales Price*	\$220,000	\$245,000	+ 11.4%	\$199,500	\$157,500	- 21.1%
Percent of Original List Price Received*	99.0%	96.4%	- 2.6%	94.9%	94.4%	- 0.5%
Days on Market Until Sale	64	53	- 17.2%	58	35	- 39.7%
Inventory of Homes for Sale	26	21	- 19.2%	--	--	--
Months Supply of Inventory	2.5	2.5	0.0%	--	--	--

* 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 – April 2022

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



+ 54.5%

+ 25.0%

+ 58.0%

Change in
New Listings

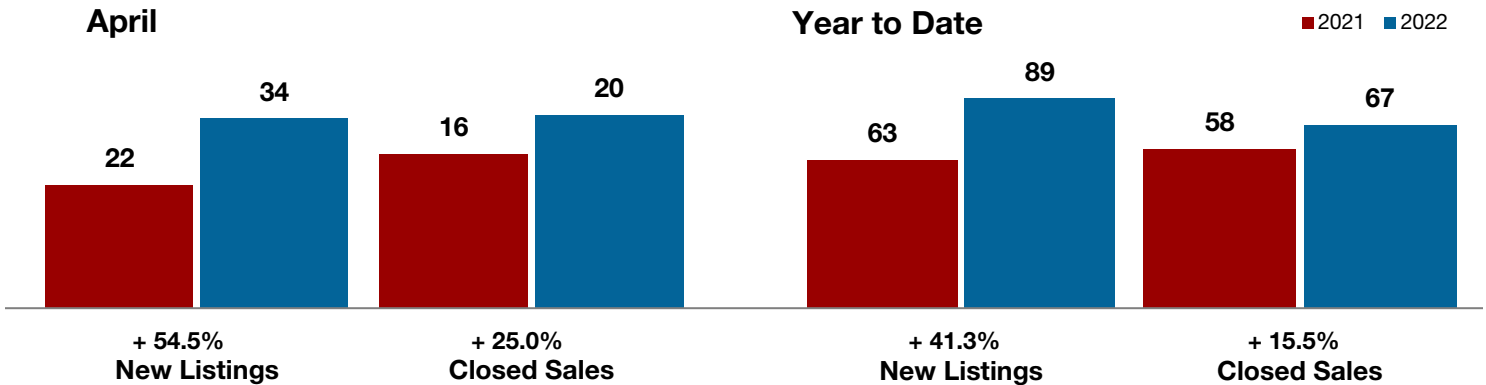
Change in
Closed Sales

Change in
Median Sales Price

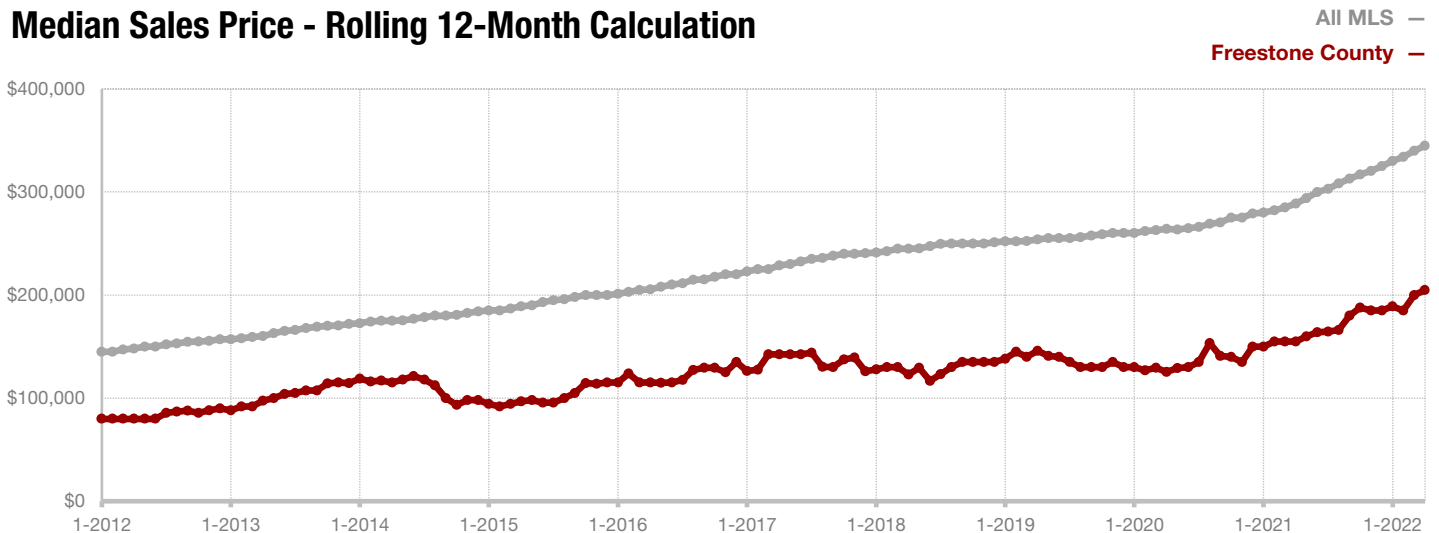
Freestone County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	22	34	+ 54.5%	63	89	+ 41.3%
Pending Sales	16	9	- 43.8%	56	65	+ 16.1%
Closed Sales	16	20	+ 25.0%	58	67	+ 15.5%
Average Sales Price*	\$202,781	\$421,163	+ 107.7%	\$173,617	\$335,425	+ 93.2%
Median Sales Price*	\$152,500	\$241,000	+ 58.0%	\$147,000	\$214,500	+ 45.9%
Percent of Original List Price Received*	95.1%	96.2%	+ 1.2%	92.2%	93.2%	+ 1.1%
Days on Market Until Sale	51	65	+ 27.5%	61	66	+ 8.2%
Inventory of Homes for Sale	36	50	+ 38.9%	--	--	--
Months Supply of Inventory	2.4	3.0	+ 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 – April 2022

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



+ 14.5%

Change in
New Listings

+ 4.8%

Change in
Closed Sales

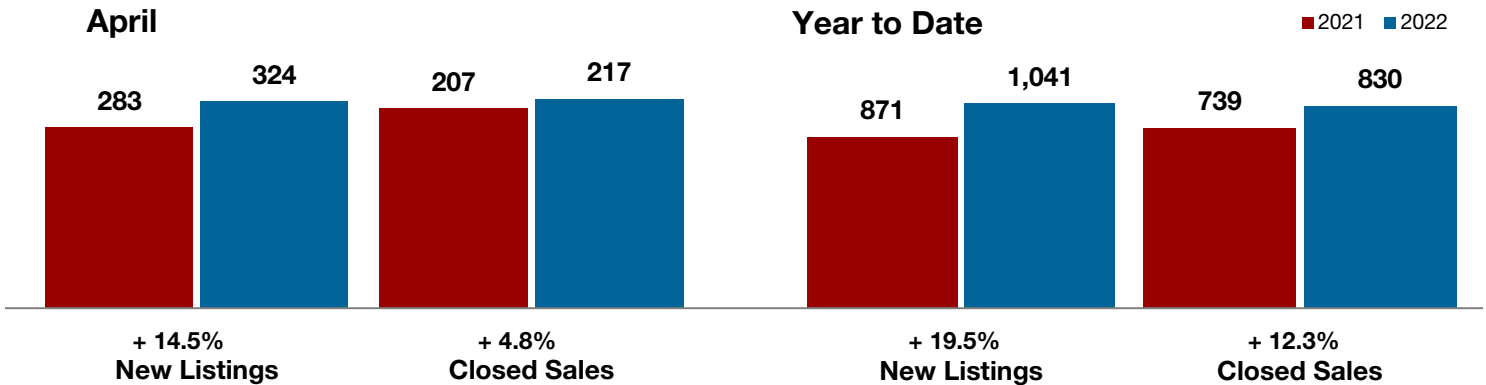
+ 20.8%

Change in
Median Sales Price

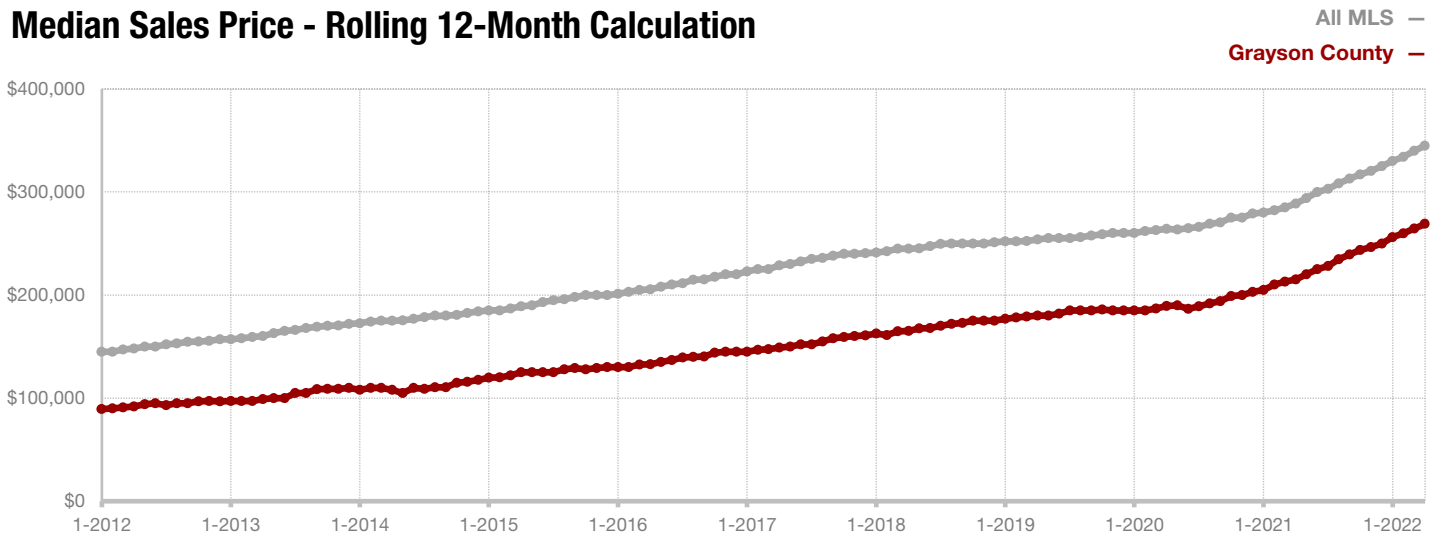
Grayson County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	283	324	+ 14.5%	871	1,041	+ 19.5%
Pending Sales	220	201	- 8.6%	822	898	+ 9.2%
Closed Sales	207	217	+ 4.8%	739	830	+ 12.3%
Average Sales Price*	\$288,536	\$378,151	+ 31.1%	\$284,264	\$361,465	+ 27.2%
Median Sales Price*	\$240,000	\$290,000	+ 20.8%	\$235,000	\$288,233	+ 22.7%
Percent of Original List Price Received*	98.9%	101.4%	+ 2.5%	97.2%	100.1%	+ 3.0%
Days on Market Until Sale	39	22	- 43.6%	51	28	- 45.1%
Inventory of Homes for Sale	309	370	+ 19.7%	--	--	--
Months Supply of Inventory	1.4	1.7	+ 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.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 22.2%

+ 18.2%

+ 32.5%

Change in
New Listings

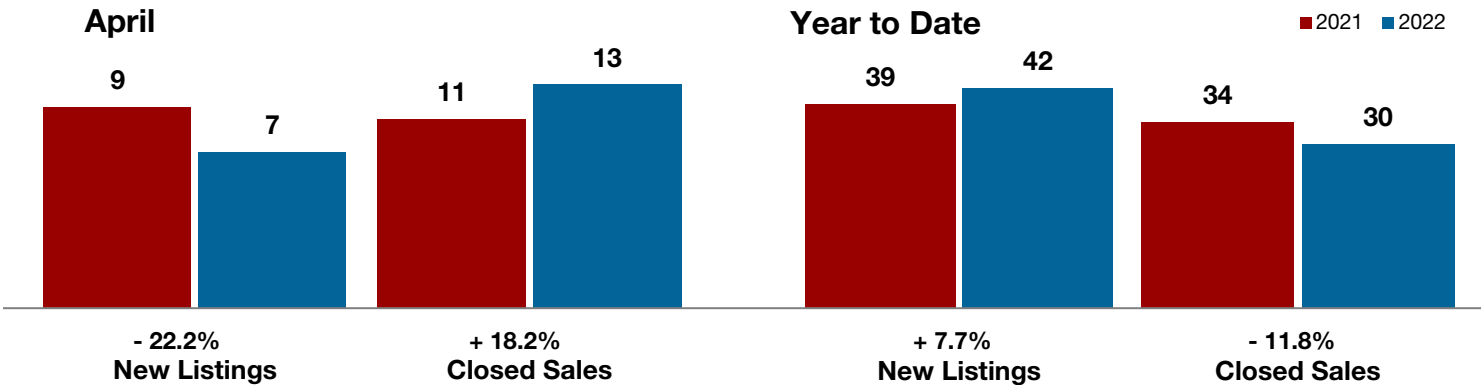
Change in
Closed Sales

Change in
Median Sales Price

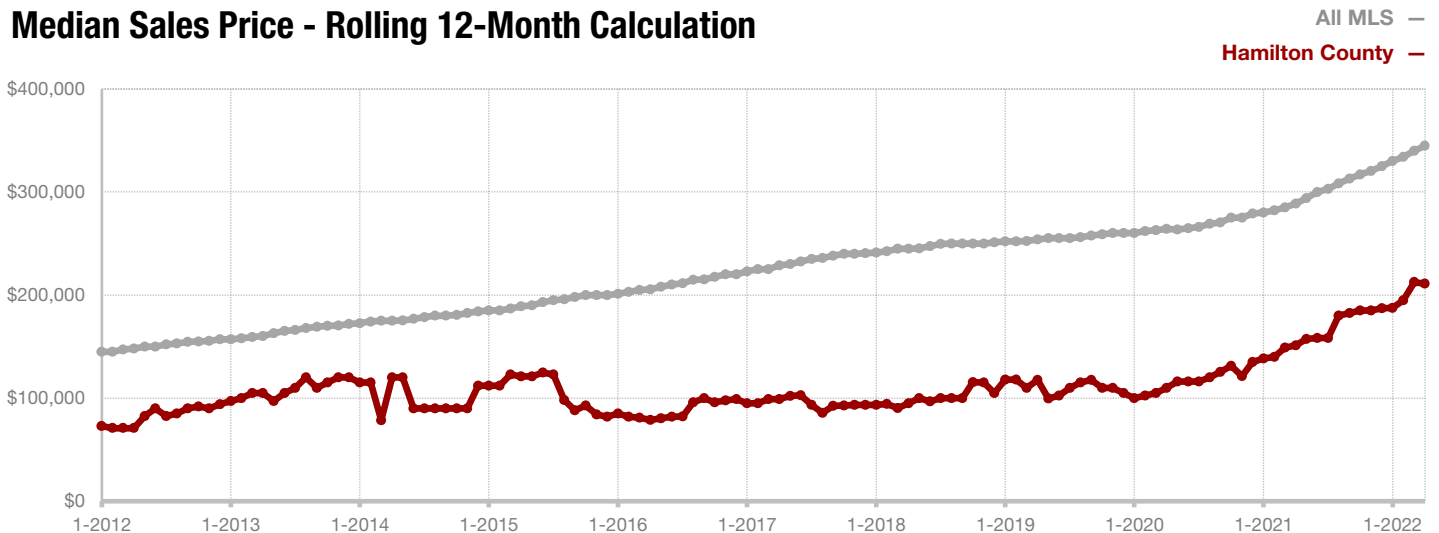
Hamilton County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	9	7	- 22.2%	39	42	+ 7.7%
Pending Sales	7	7	0.0%	40	28	- 30.0%
Closed Sales	11	13	+ 18.2%	34	30	- 11.8%
Average Sales Price*	\$579,136	\$306,873	- 47.0%	\$411,111	\$333,358	- 18.9%
Median Sales Price*	\$151,000	\$200,000	+ 32.5%	\$163,000	\$208,500	+ 27.9%
Percent of Original List Price Received*	92.9%	95.9%	+ 3.2%	91.1%	93.6%	+ 2.7%
Days on Market Until Sale	129	61	- 52.7%	116	58	- 50.0%
Inventory of Homes for Sale	26	22	- 15.4%	--	--	--
Months Supply of Inventory	2.8	2.6	0.0%	--	--	--

* 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 – April 2022

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



+ 200.0%

--

--

Change in
New Listings

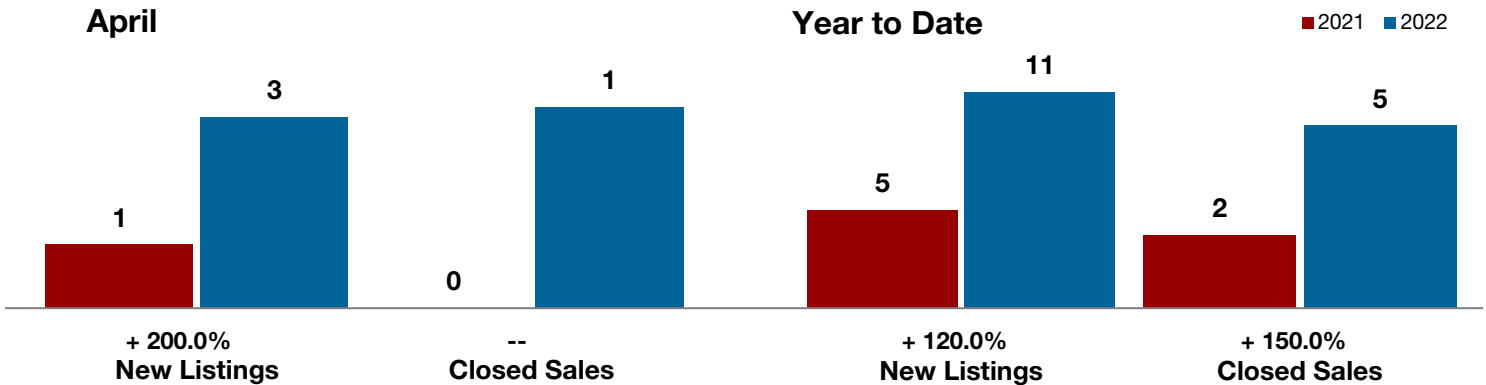
Change in
Closed Sales

Change in
Median Sales Price

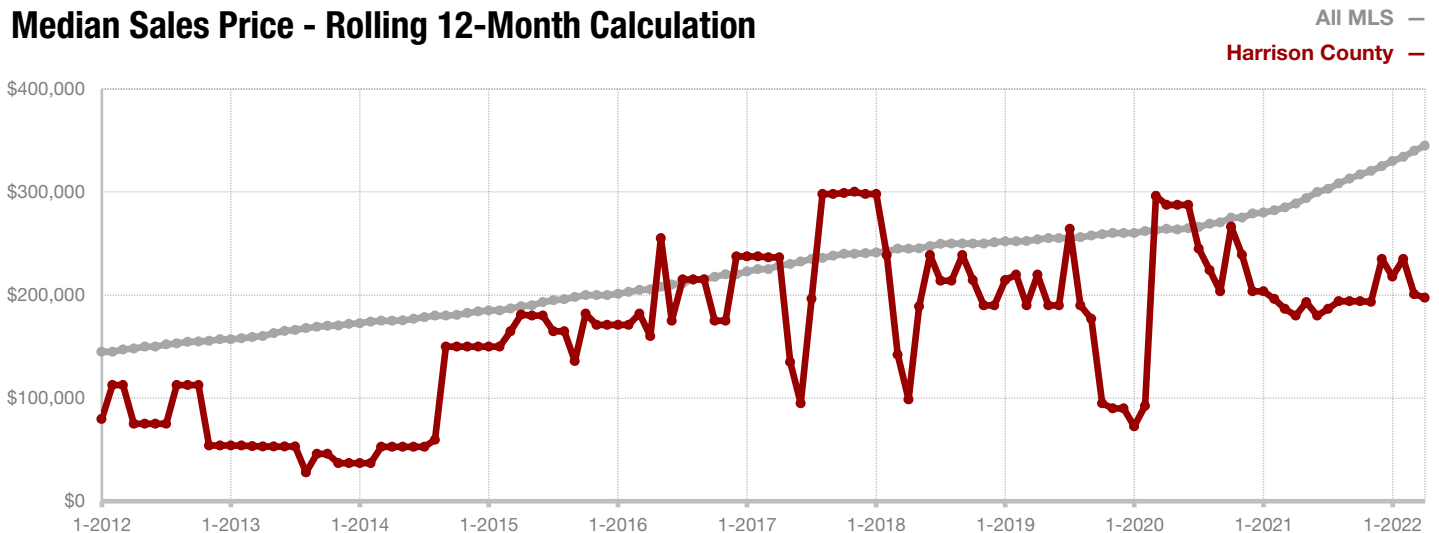
Harrison County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1	3	+ 200.0%	5	11	+ 120.0%
Pending Sales	2	0	- 100.0%	4	6	+ 50.0%
Closed Sales	0	1	--	2	5	+ 150.0%
Average Sales Price*	--	\$160,000	--	\$280,950	\$149,000	- 47.0%
Median Sales Price*	--	\$160,000	--	\$280,950	\$130,000	- 53.7%
Percent of Original List Price Received*	--	106.7%	--	100.3%	86.1%	- 14.2%
Days on Market Until Sale	--	204	--	17	111	+ 552.9%
Inventory of Homes for Sale	4	9	+ 125.0%	--	--	--
Months Supply of Inventory	2.4	3.9	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 30.2%

+ 18.9%

+ 5.0%

Change in
New Listings

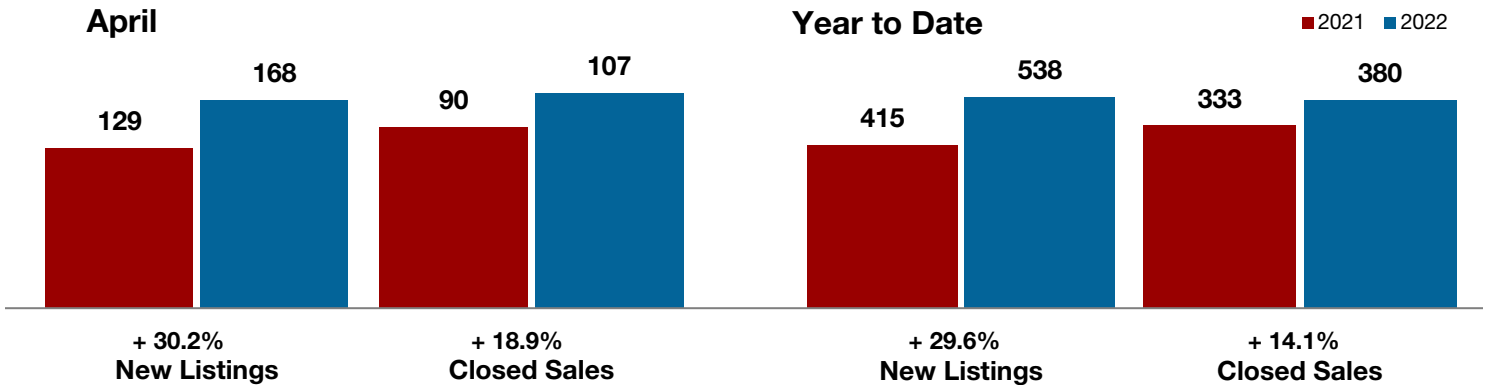
Change in
Closed Sales

Change in
Median Sales Price

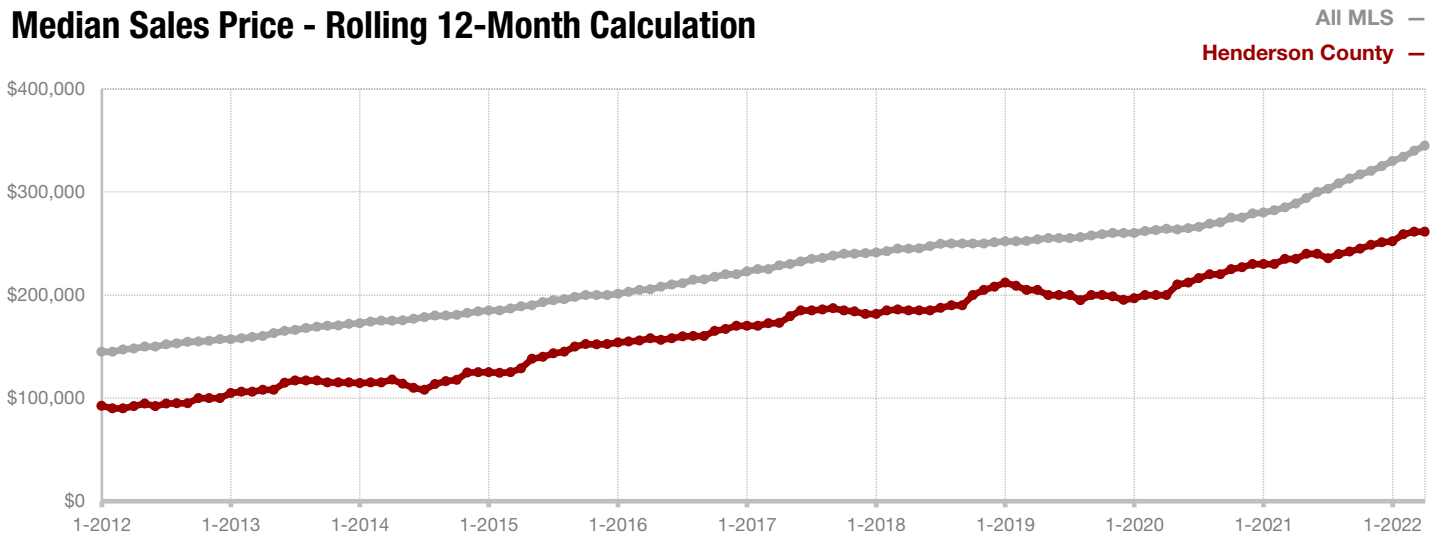
Henderson County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	129	168	+ 30.2%	415	538	+ 29.6%
Pending Sales	92	114	+ 23.9%	370	423	+ 14.3%
Closed Sales	90	107	+ 18.9%	333	380	+ 14.1%
Average Sales Price*	\$385,916	\$422,838	+ 9.6%	\$385,735	\$406,605	+ 5.4%
Median Sales Price*	\$242,750	\$255,000	+ 5.0%	\$230,000	\$260,500	+ 13.3%
Percent of Original List Price Received*	96.6%	97.6%	+ 1.0%	95.0%	96.4%	+ 1.5%
Days on Market Until Sale	52	50	- 3.8%	55	45	- 18.2%
Inventory of Homes for Sale	226	249	+ 10.2%	--	--	--
Months Supply of Inventory	2.1	2.4	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



Hill County

+ 4.3%

Change in
New Listings

+ 64.5%

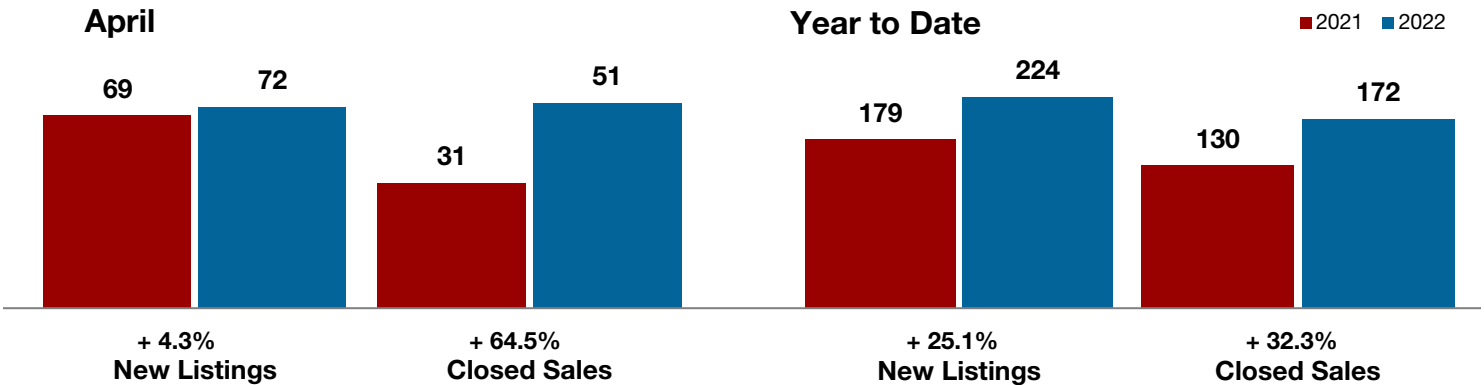
Change in
Closed Sales

+ 18.6%

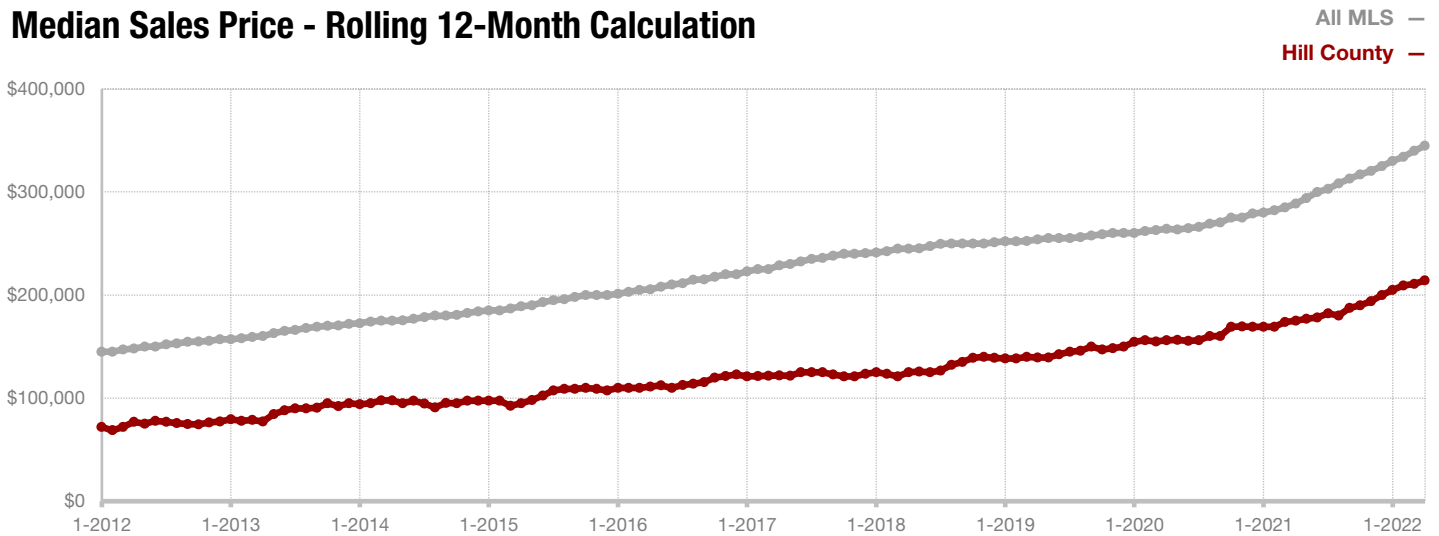
Change in
Median Sales Price

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	69	72	+ 4.3%	179	224	+ 25.1%
Pending Sales	50	43	- 14.0%	148	182	+ 23.0%
Closed Sales	31	51	+ 64.5%	130	172	+ 32.3%
Average Sales Price*	\$231,597	\$245,739	+ 6.1%	\$218,696	\$280,433	+ 28.2%
Median Sales Price*	\$180,000	\$213,500	+ 18.6%	\$172,500	\$219,000	+ 27.0%
Percent of Original List Price Received*	99.4%	98.1%	- 1.3%	94.1%	97.0%	+ 3.1%
Days on Market Until Sale	22	48	+ 118.2%	57	50	- 12.3%
Inventory of Homes for Sale	95	90	- 5.3%	--	--	--
Months Supply of Inventory	2.6	2.0	- 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 6.4%

- 20.9%

+ 24.5%

Change in
New Listings

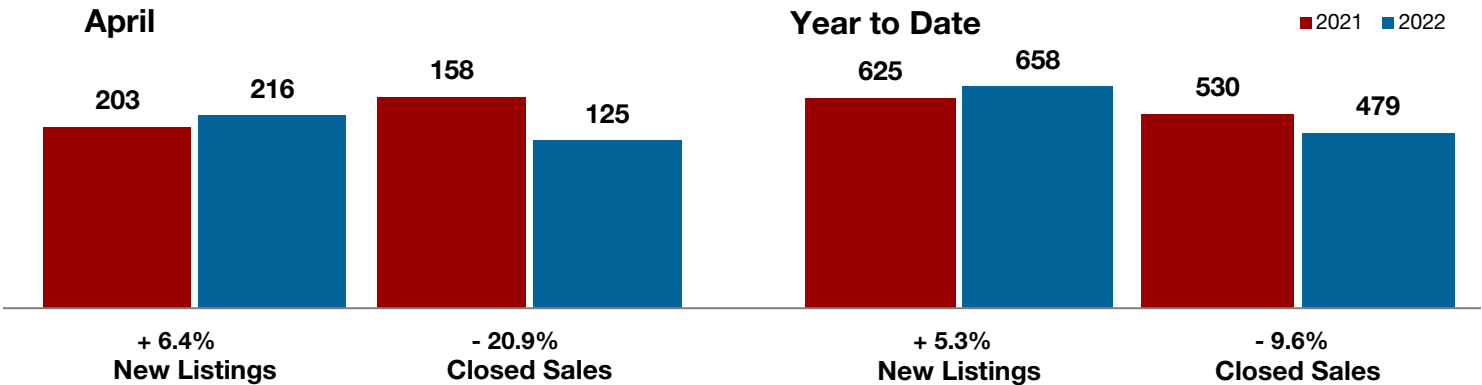
Change in
Closed Sales

Change in
Median Sales Price

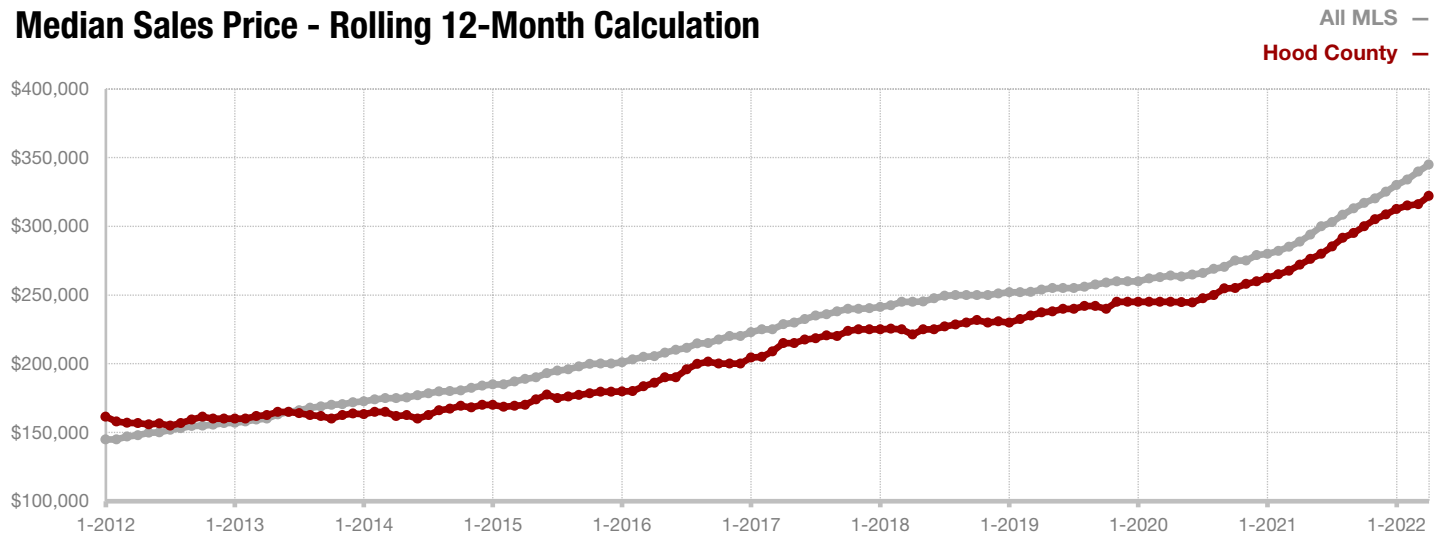
Hood County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	203	216	+ 6.4%	625	658	+ 5.3%
Pending Sales	158	120	- 24.1%	582	467	- 19.8%
Closed Sales	158	125	- 20.9%	530	479	- 9.6%
Average Sales Price*	\$344,661	\$465,506	+ 35.1%	\$340,554	\$402,394	+ 18.2%
Median Sales Price*	\$289,185	\$360,000	+ 24.5%	\$285,000	\$335,000	+ 17.5%
Percent of Original List Price Received*	98.8%	99.7%	+ 0.9%	98.4%	98.3%	- 0.1%
Days on Market Until Sale	30	29	- 3.3%	40	34	- 15.0%
Inventory of Homes for Sale	192	256	+ 33.3%	--	--	--
Months Supply of Inventory	1.3	1.8	+ 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.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 11.4%

+ 7.7%

- 1.6%

Change in
New Listings

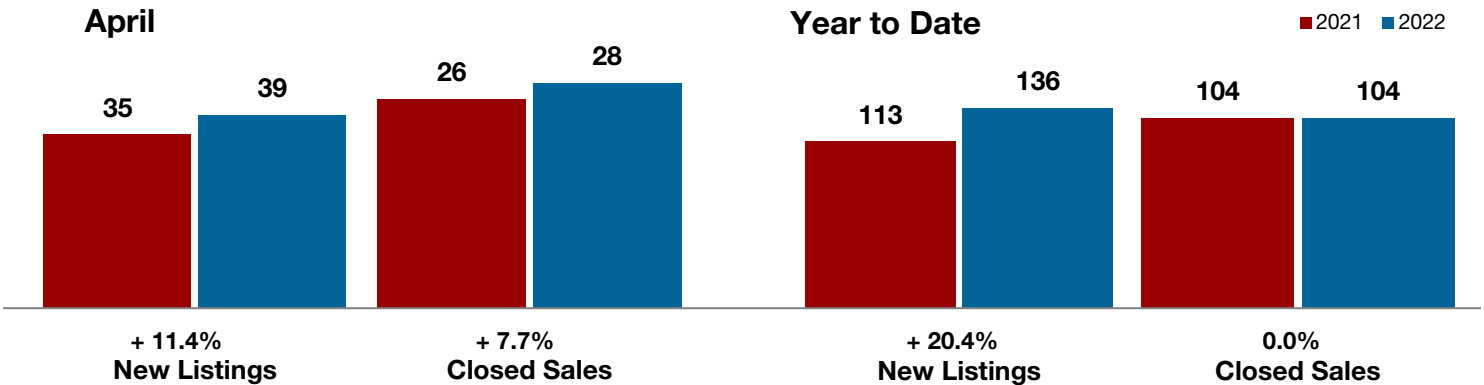
Change in
Closed Sales

Change in
Median Sales Price

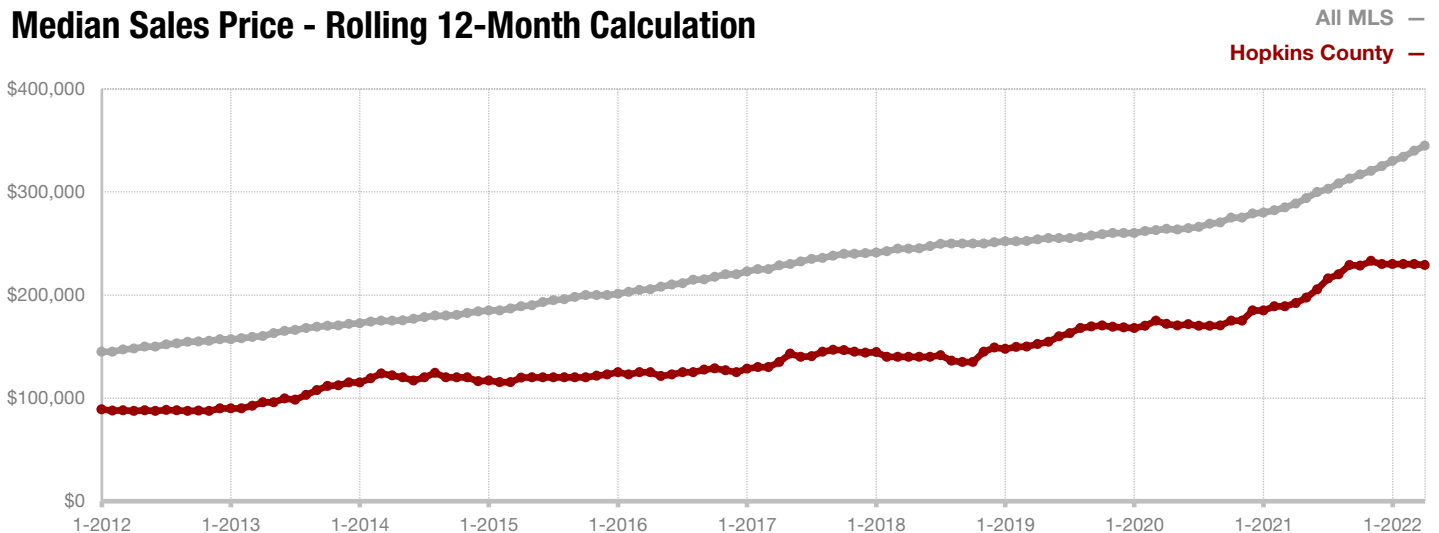
Hopkins County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	35	39	+ 11.4%	113	136	+ 20.4%
Pending Sales	31	23	- 25.8%	104	108	+ 3.8%
Closed Sales	26	28	+ 7.7%	104	104	0.0%
Average Sales Price*	\$307,302	\$278,596	- 9.3%	\$300,358	\$280,833	- 6.5%
Median Sales Price*	\$234,500	\$230,650	- 1.6%	\$221,500	\$218,500	- 1.4%
Percent of Original List Price Received*	94.1%	98.0%	+ 4.1%	93.6%	96.9%	+ 3.5%
Days on Market Until Sale	59	31	- 47.5%	56	37	- 33.9%
Inventory of Homes for Sale	47	52	+ 10.6%	--	--	--
Months Supply of Inventory	1.7	1.8	0.0%	--	--	--

* 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 – April 2022

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



+ 30.4%

+ 18.5%

+ 21.2%

Change in
New Listings

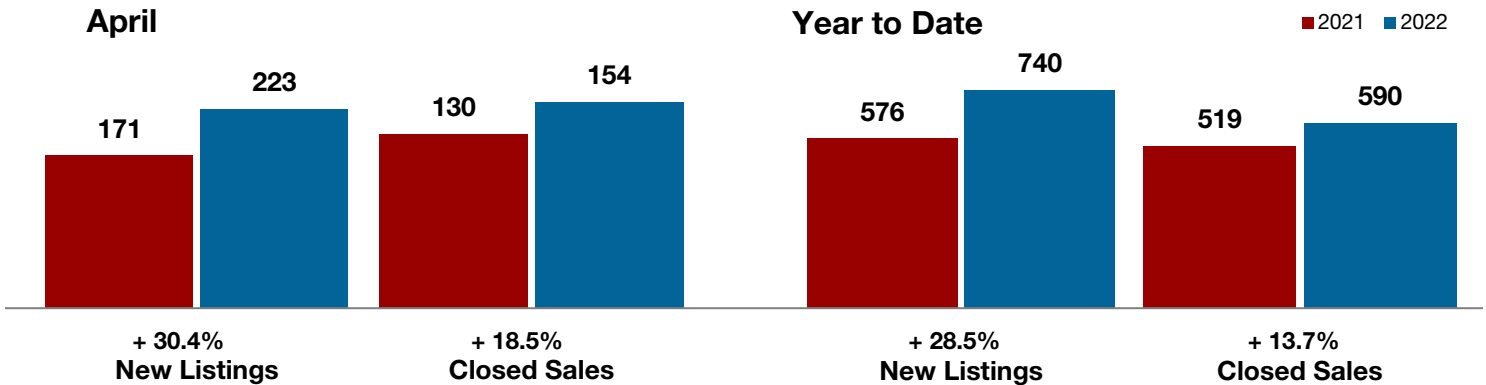
Change in
Closed Sales

Change in
Median Sales Price

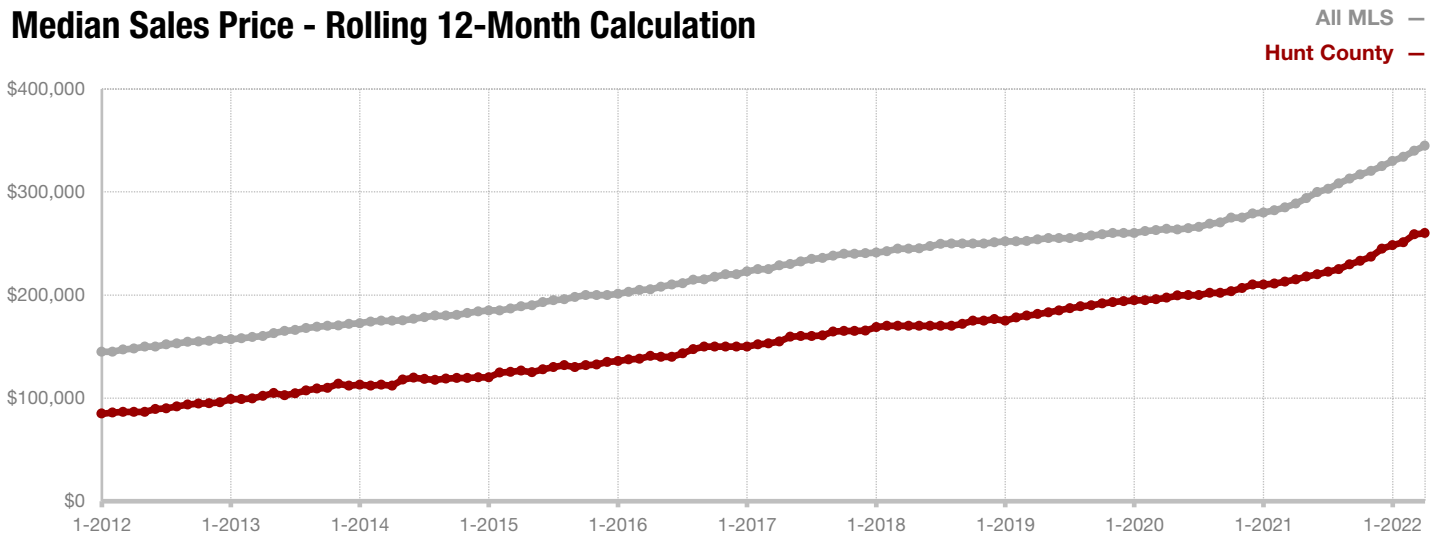
Hunt County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	171	223	+ 30.4%	576	740	+ 28.5%
Pending Sales	150	187	+ 24.7%	556	649	+ 16.7%
Closed Sales	130	154	+ 18.5%	519	590	+ 13.7%
Average Sales Price*	\$265,141	\$351,384	+ 32.5%	\$249,978	\$317,071	+ 26.8%
Median Sales Price*	\$238,932	\$289,563	+ 21.2%	\$220,000	\$275,000	+ 25.0%
Percent of Original List Price Received*	99.6%	98.9%	- 0.7%	97.6%	99.3%	+ 1.7%
Days on Market Until Sale	28	30	+ 7.1%	38	34	- 10.5%
Inventory of Homes for Sale	194	238	+ 22.7%	--	--	--
Months Supply of Inventory	1.3	1.4	0.0%	--	--	--

* 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 – April 2022

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



+ 11.1%

+ 66.7%

+ 4.3%

Change in
New Listings

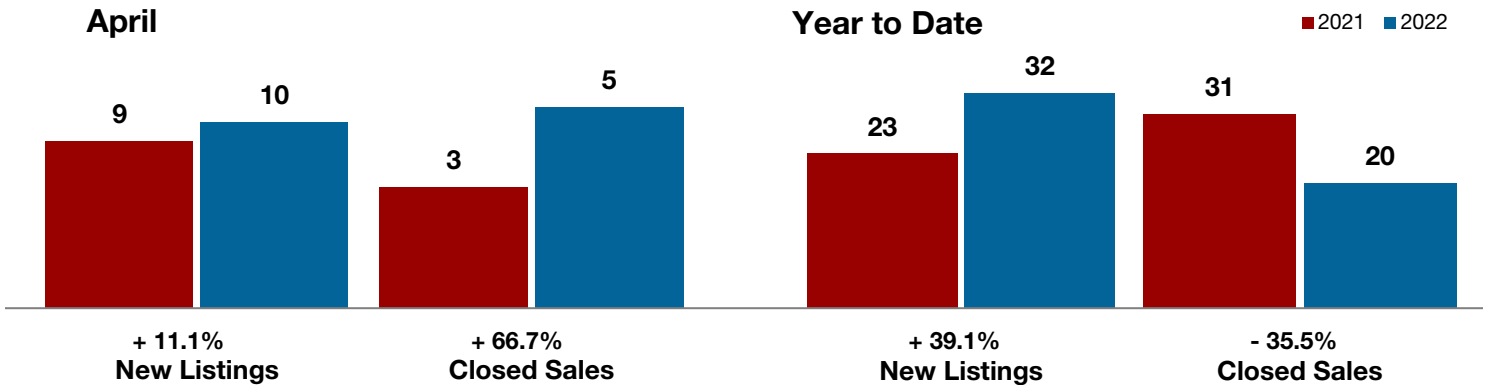
Change in
Closed Sales

Change in
Median Sales Price

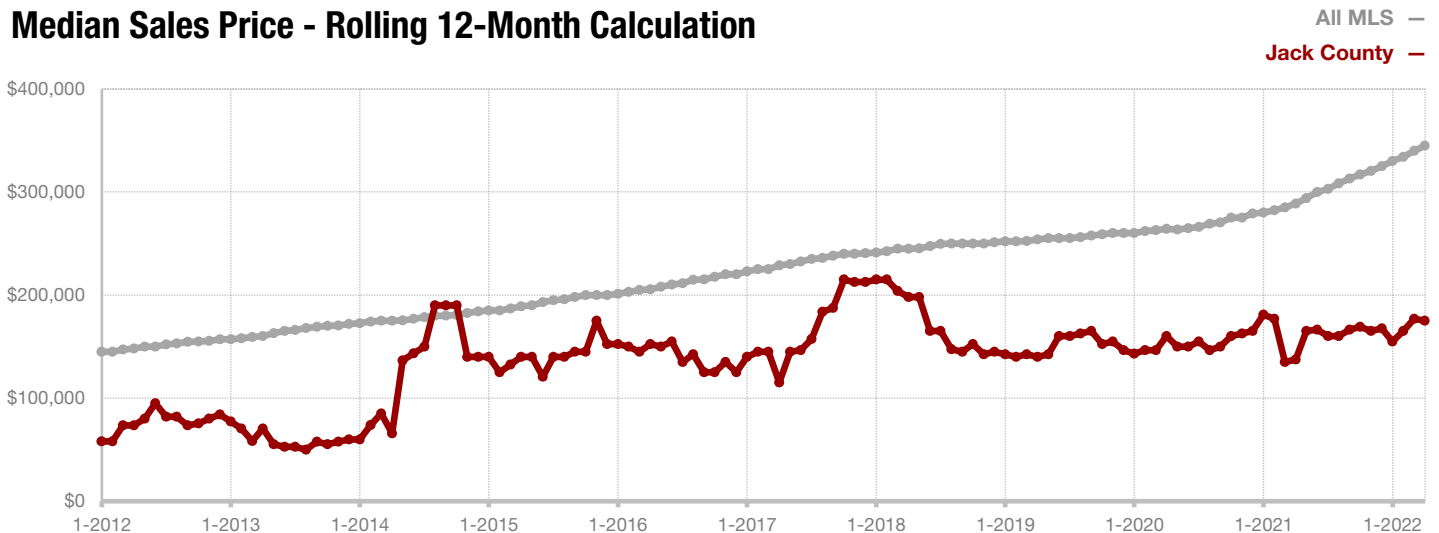
Jack County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	9	10	+ 11.1%	23	32	+ 39.1%
Pending Sales	4	9	+ 125.0%	31	26	- 16.1%
Closed Sales	3	5	+ 66.7%	31	20	- 35.5%
Average Sales Price*	\$240,333	\$254,500	+ 5.9%	\$208,013	\$270,225	+ 29.9%
Median Sales Price*	\$230,000	\$240,000	+ 4.3%	\$111,111	\$173,500	+ 56.2%
Percent of Original List Price Received*	91.4%	88.5%	- 3.2%	84.6%	90.7%	+ 7.2%
Days on Market Until Sale	144	140	- 2.8%	213	76	- 64.3%
Inventory of Homes for Sale	11	21	+ 90.9%	--	--	--
Months Supply of Inventory	1.6	3.9	+ 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.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 32.6%

- 9.2%

+ 22.7%

Change in
New Listings

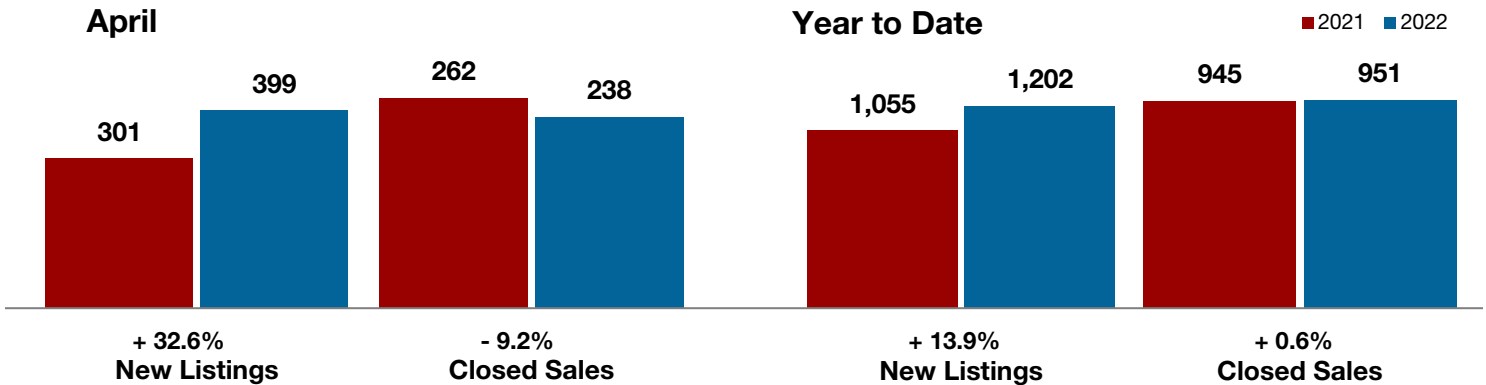
Change in
Closed Sales

Change in
Median Sales Price

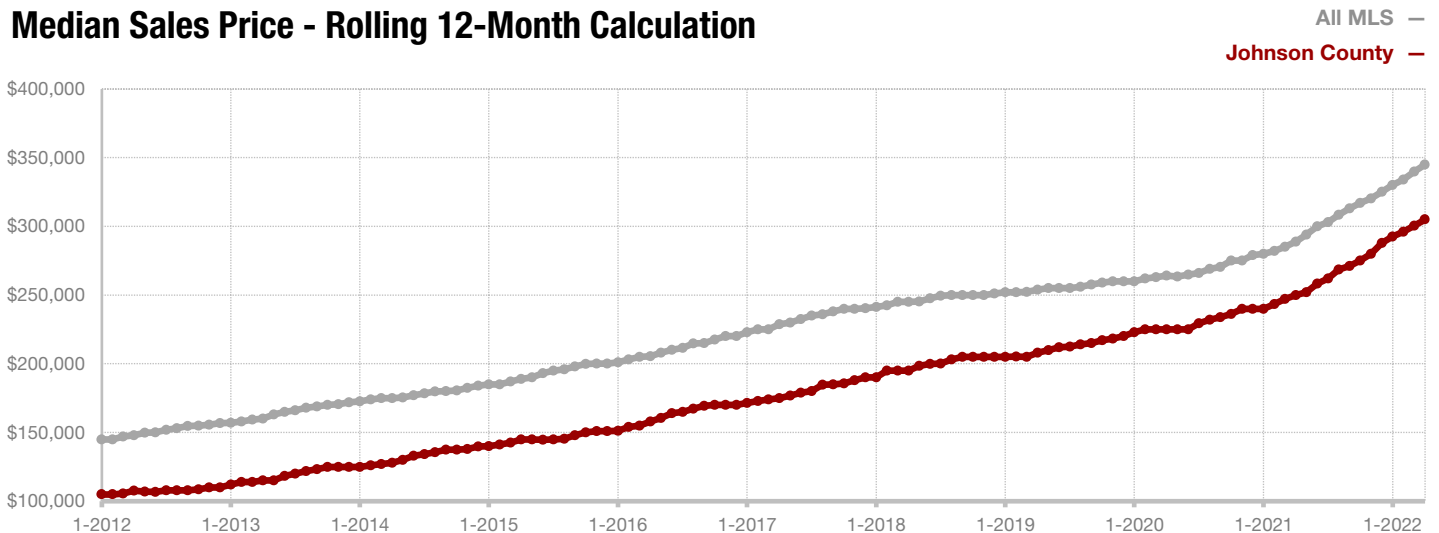
Johnson County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	301	399	+ 32.6%	1,055	1,202	+ 13.9%
Pending Sales	251	287	+ 14.3%	1,036	1,005	- 3.0%
Closed Sales	262	238	- 9.2%	945	951	+ 0.6%
Average Sales Price*	\$302,478	\$358,568	+ 18.5%	\$290,655	\$361,389	+ 24.3%
Median Sales Price*	\$270,750	\$332,190	+ 22.7%	\$261,000	\$320,300	+ 22.7%
Percent of Original List Price Received*	101.3%	101.4%	+ 0.1%	99.2%	100.6%	+ 1.4%
Days on Market Until Sale	31	21	- 32.3%	36	27	- 25.0%
Inventory of Homes for Sale	307	373	+ 21.5%	--	--	--
Months Supply of Inventory	1.1	1.4	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 31.3% **+ 130.0%** **+ 250.9%**

Change in
New Listings

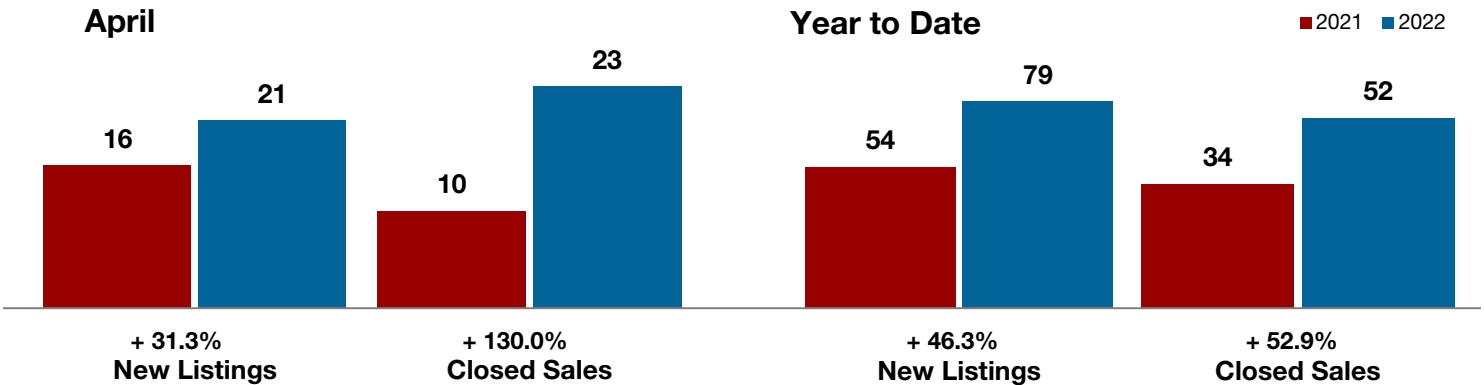
Change in
Closed Sales

Change in
Median Sales Price

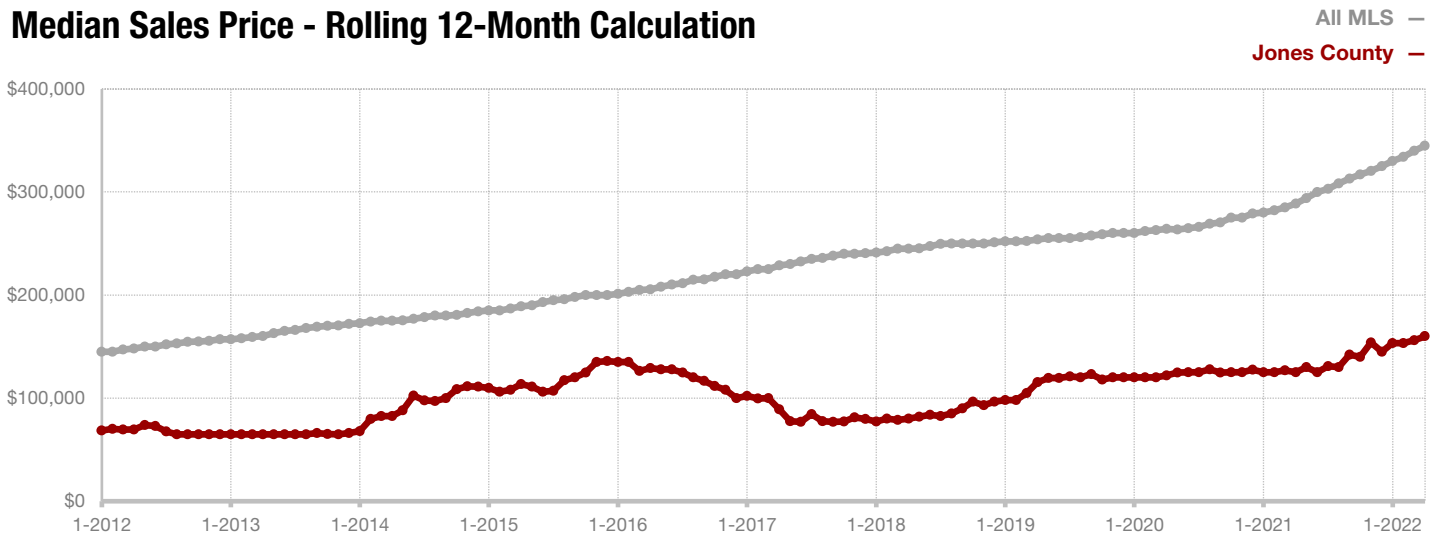
Jones County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	16	21	+ 31.3%	54	79	+ 46.3%
Pending Sales	14	9	- 35.7%	41	60	+ 46.3%
Closed Sales	10	23	+ 130.0%	34	52	+ 52.9%
Average Sales Price*	\$111,900	\$222,583	+ 98.9%	\$130,872	\$191,401	+ 46.3%
Median Sales Price*	\$71,250	\$250,000	+ 250.9%	\$107,500	\$167,500	+ 55.8%
Percent of Original List Price Received*	92.2%	95.8%	+ 3.9%	92.5%	93.4%	+ 1.0%
Days on Market Until Sale	43	37	- 14.0%	58	47	- 19.0%
Inventory of Homes for Sale	33	34	+ 3.0%	--	--	--
Months Supply of Inventory	2.7	2.3	- 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 20.1%

Change in
New Listings

+ 23.5%

Change in
Closed Sales

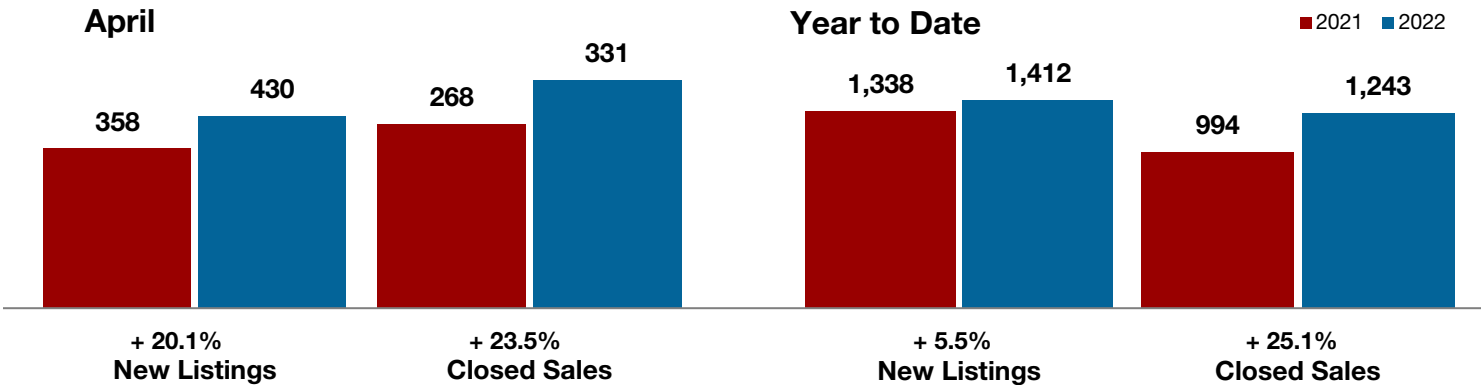
+ 25.2%

Change in
Median Sales Price

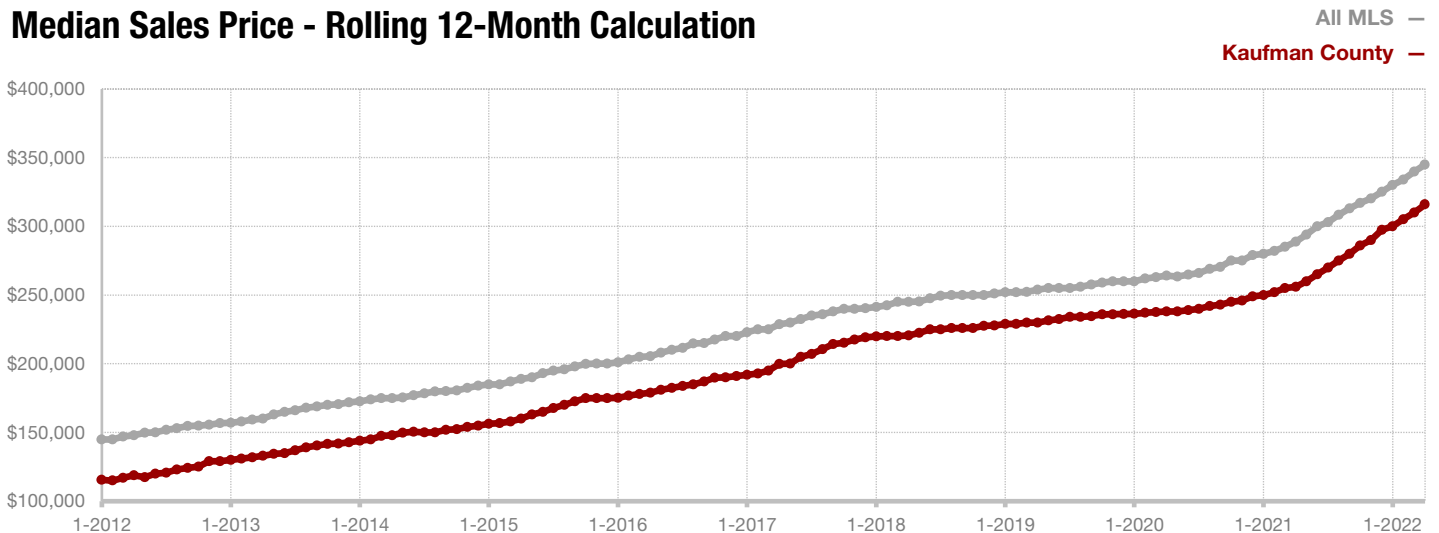
Kaufman County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	358	430	+ 20.1%	1,338	1,412	+ 5.5%
Pending Sales	318	322	+ 1.3%	1,295	1,287	- 0.6%
Closed Sales	268	331	+ 23.5%	994	1,243	+ 25.1%
Average Sales Price*	\$293,141	\$373,236	+ 27.3%	\$289,918	\$351,282	+ 21.2%
Median Sales Price*	\$276,400	\$346,000	+ 25.2%	\$266,000	\$332,000	+ 24.8%
Percent of Original List Price Received*	101.8%	102.5%	+ 0.7%	100.0%	101.6%	+ 1.6%
Days on Market Until Sale	33	33	0.0%	33	33	0.0%
Inventory of Homes for Sale	373	415	+ 11.3%	--	--	--
Months Supply of Inventory	1.1	1.3	0.0%	--	--	--

* 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 – April 2022

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



+ 47.1%

+ 61.1%

+ 7.2%

Change in
New Listings

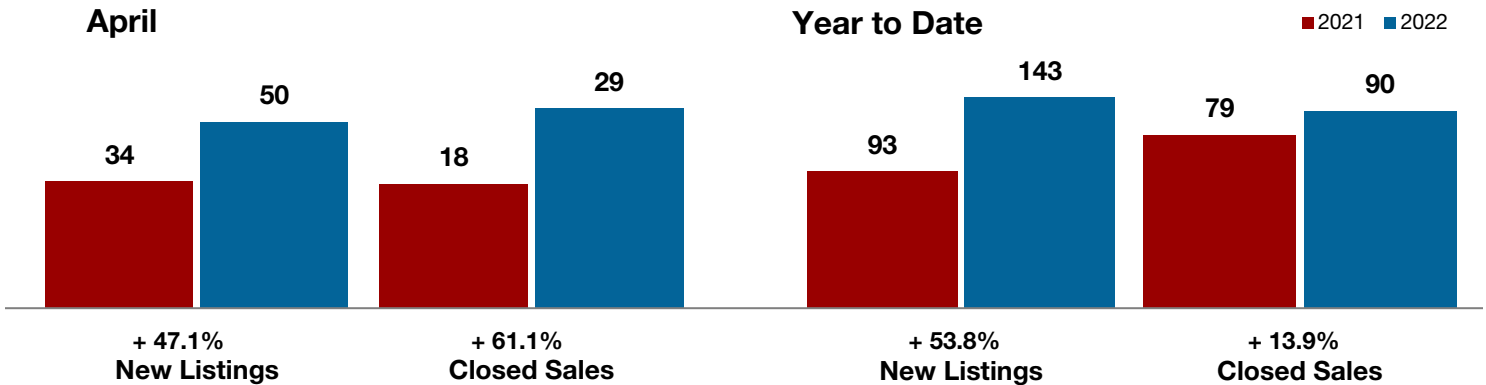
Change in
Closed Sales

Change in
Median Sales Price

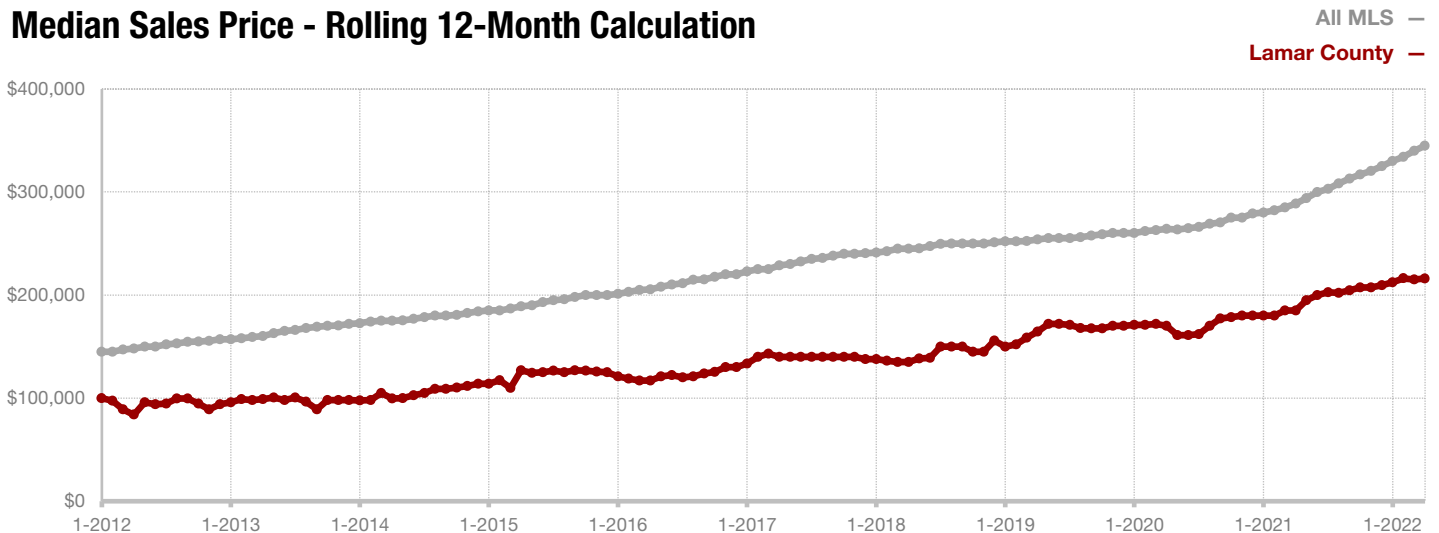
Lamar County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	34	50	+ 47.1%	93	143	+ 53.8%
Pending Sales	27	35	+ 29.6%	90	108	+ 20.0%
Closed Sales	18	29	+ 61.1%	79	90	+ 13.9%
Average Sales Price*	\$256,961	\$232,398	- 9.6%	\$240,631	\$254,431	+ 5.7%
Median Sales Price*	\$202,500	\$217,000	+ 7.2%	\$204,000	\$226,000	+ 10.8%
Percent of Original List Price Received*	96.1%	96.6%	+ 0.5%	94.8%	96.2%	+ 1.5%
Days on Market Until Sale	50	40	- 20.0%	68	43	- 36.8%
Inventory of Homes for Sale	48	63	+ 31.3%	--	--	--
Months Supply of Inventory	2.0	2.3	0.0%	--	--	--

* 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 – April 2022

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



+ 23.1%

+ 100.0%

+ 90.3%

Change in
New Listings

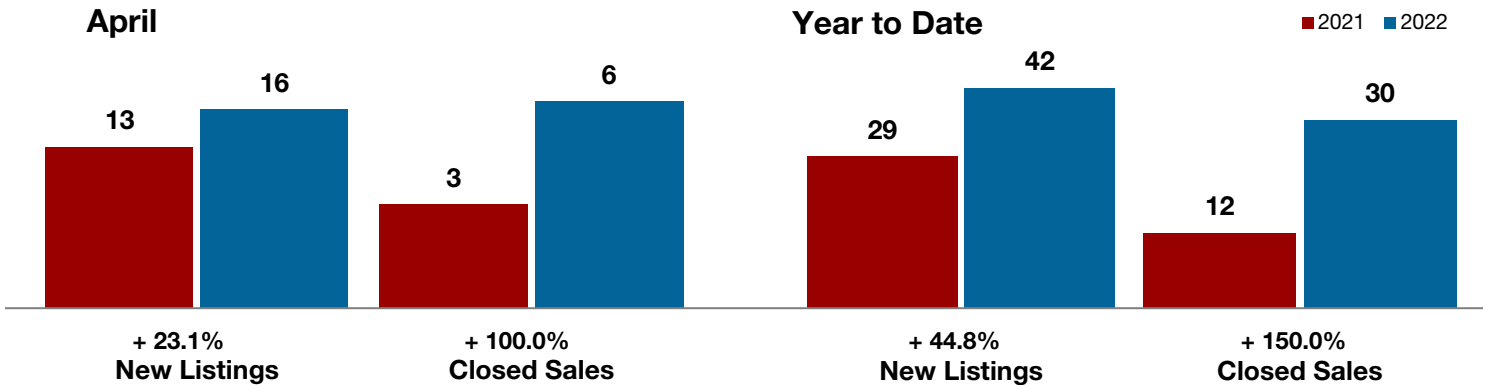
Change in
Closed Sales

Change in
Median Sales Price

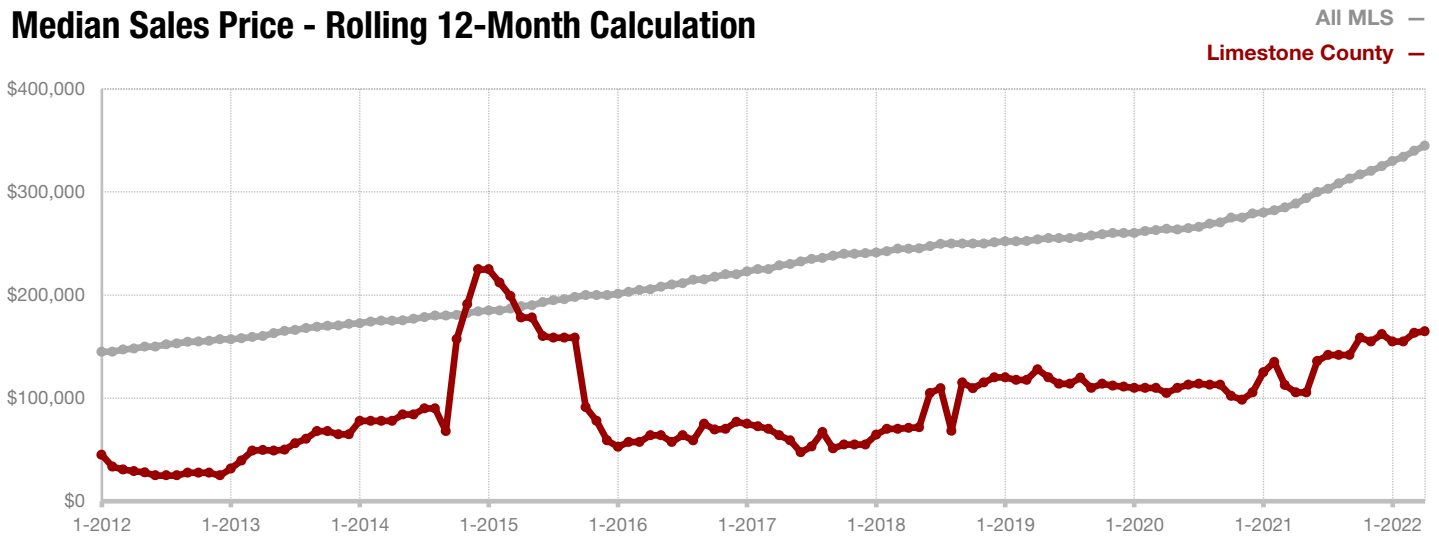
Limestone County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	13	16	+ 23.1%	29	42	+ 44.8%
Pending Sales	7	8	+ 14.3%	15	28	+ 86.7%
Closed Sales	3	6	+ 100.0%	12	30	+ 150.0%
Average Sales Price*	\$158,833	\$208,317	+ 31.2%	\$134,998	\$216,593	+ 60.4%
Median Sales Price*	\$88,000	\$167,500	+ 90.3%	\$84,000	\$157,000	+ 86.9%
Percent of Original List Price Received*	91.1%	100.6%	+ 10.4%	90.2%	93.6%	+ 3.8%
Days on Market Until Sale	81	48	- 40.7%	131	73	- 44.3%
Inventory of Homes for Sale	23	28	+ 21.7%	--	--	--
Months Supply of Inventory	7.7	4.3	- 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 – April 2022

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



- 13.2%

+ 40.0%

+ 47.8%

Change in
New Listings

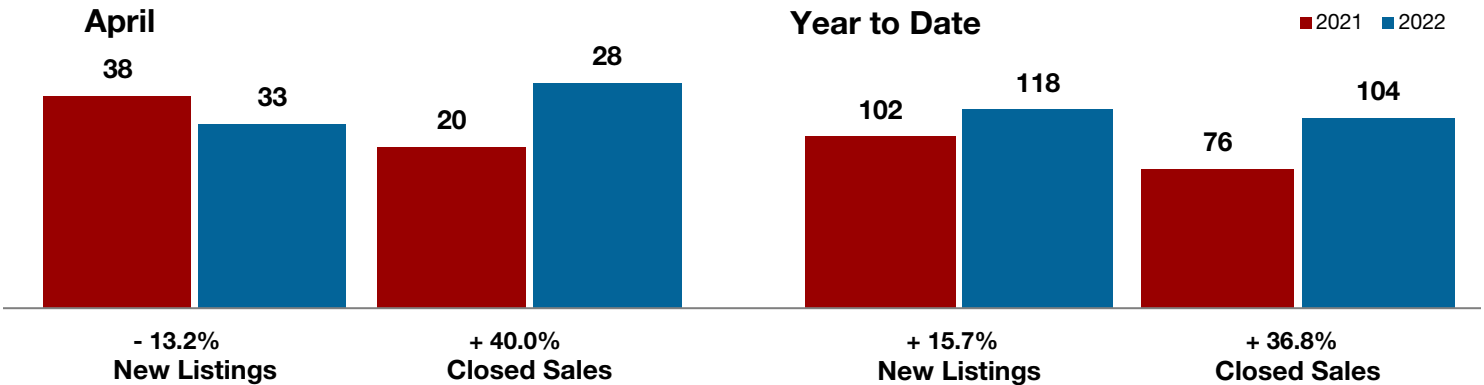
Change in
Closed Sales

Change in
Median Sales Price

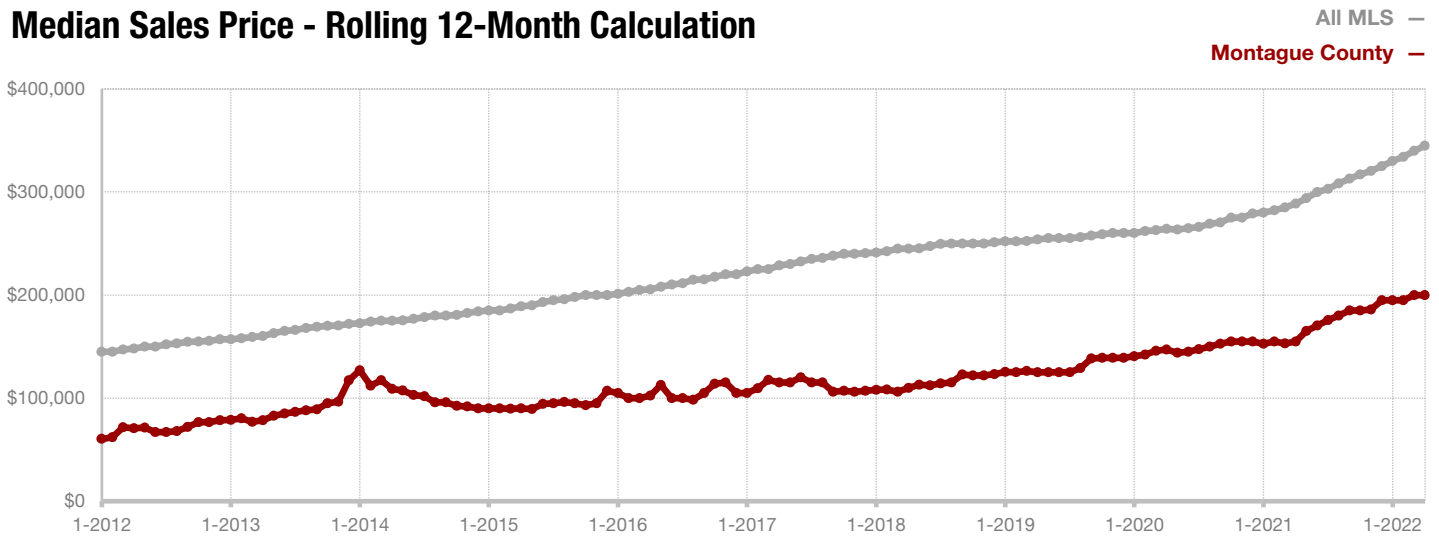
Montague County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	38	33	- 13.2%	102	118	+ 15.7%
Pending Sales	34	23	- 32.4%	101	103	+ 2.0%
Closed Sales	20	28	+ 40.0%	76	104	+ 36.8%
Average Sales Price*	\$209,939	\$314,991	+ 50.0%	\$234,064	\$293,854	+ 25.5%
Median Sales Price*	\$165,750	\$245,000	+ 47.8%	\$166,000	\$210,000	+ 26.5%
Percent of Original List Price Received*	95.3%	93.3%	- 2.1%	92.0%	94.8%	+ 3.0%
Days on Market Until Sale	38	55	+ 44.7%	69	52	- 24.6%
Inventory of Homes for Sale	43	55	+ 27.9%	--	--	--
Months Supply of Inventory	1.7	2.2	0.0%	--	--	--

* 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 – April 2022

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



+ 15.3%

+ 85.3%

+ 23.3%

Change in
New Listings

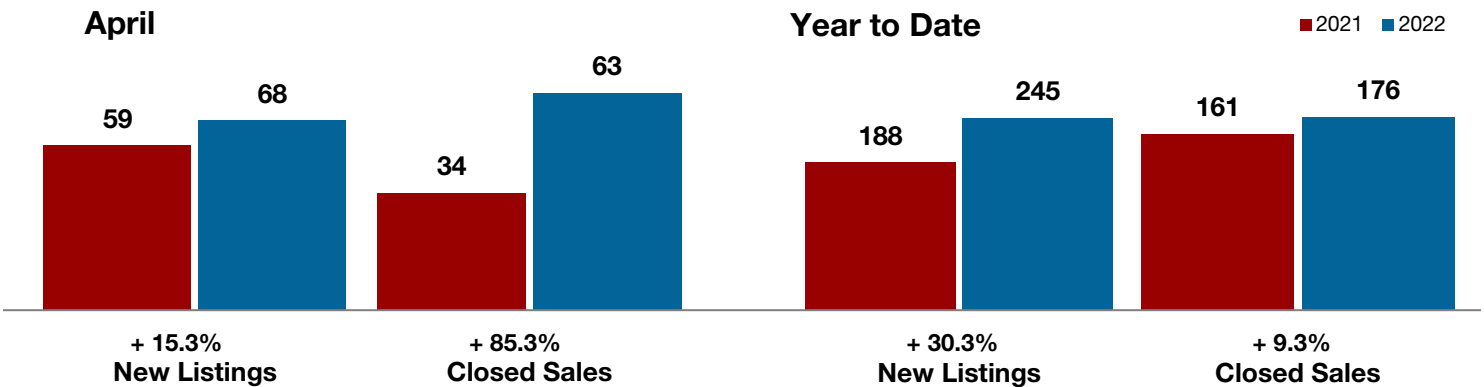
Change in
Closed Sales

Change in
Median Sales Price

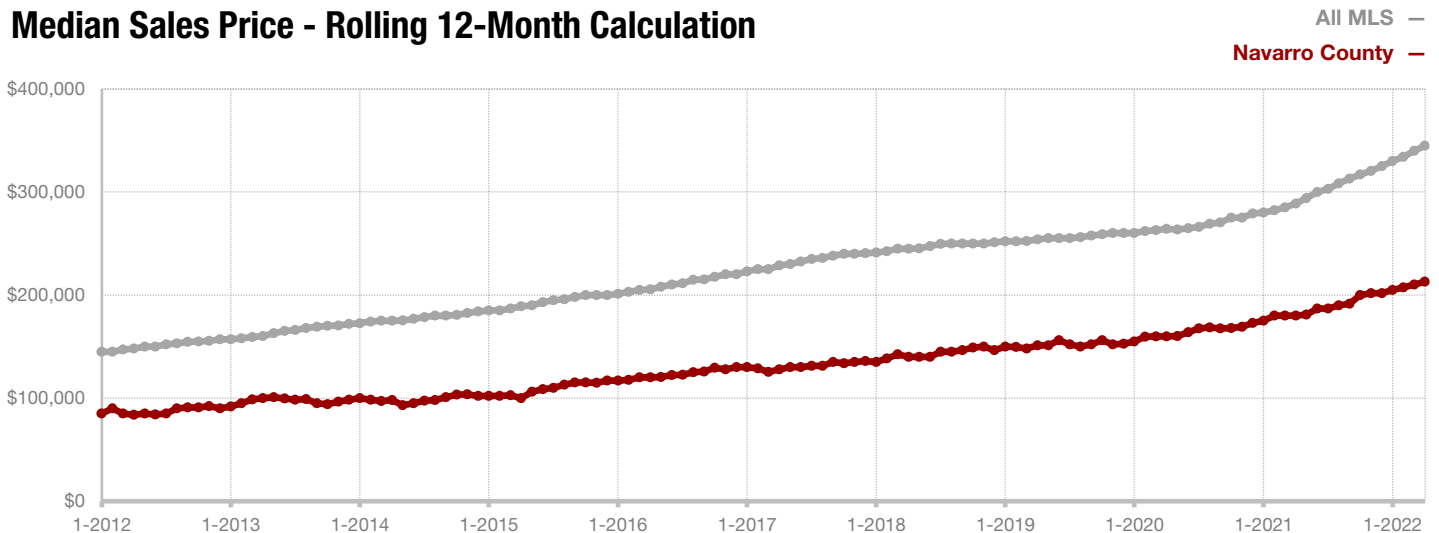
Navarro County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	59	68	+ 15.3%	188	245	+ 30.3%
Pending Sales	47	45	- 4.3%	171	185	+ 8.2%
Closed Sales	34	63	+ 85.3%	161	176	+ 9.3%
Average Sales Price*	\$265,820	\$373,226	+ 40.4%	\$272,697	\$340,623	+ 24.9%
Median Sales Price*	\$180,500	\$222,500	+ 23.3%	\$190,000	\$220,000	+ 15.8%
Percent of Original List Price Received*	97.2%	98.2%	+ 1.0%	96.9%	97.0%	+ 0.1%
Days on Market Until Sale	52	36	- 30.8%	55	41	- 25.5%
Inventory of Homes for Sale	72	106	+ 47.2%	--	--	--
Months Supply of Inventory	1.6	2.3	0.0%	--	--	--

* 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 – April 2022

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



+ 14.3%

- 100.0%

--

Change in
New Listings

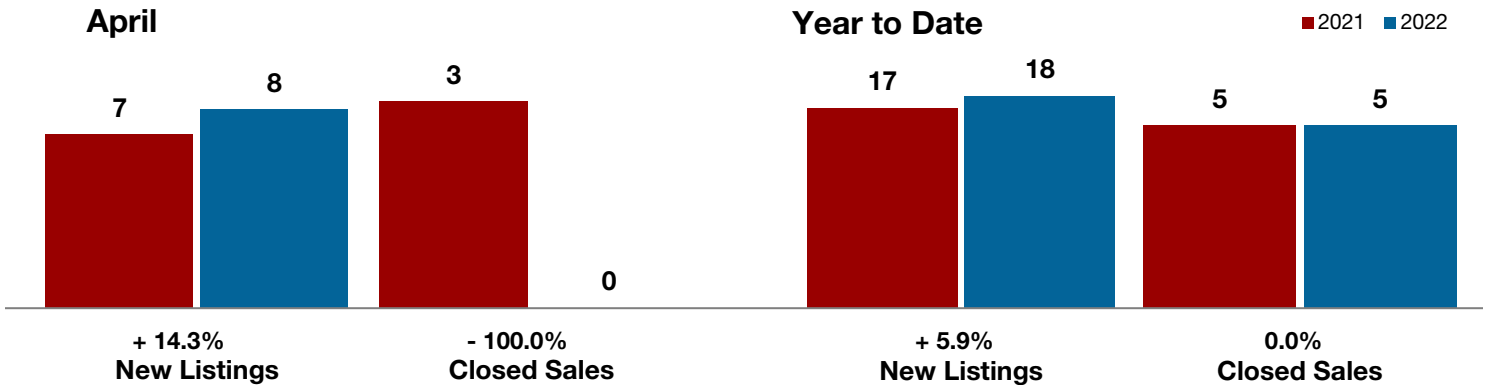
Change in
Closed Sales

Change in
Median Sales Price

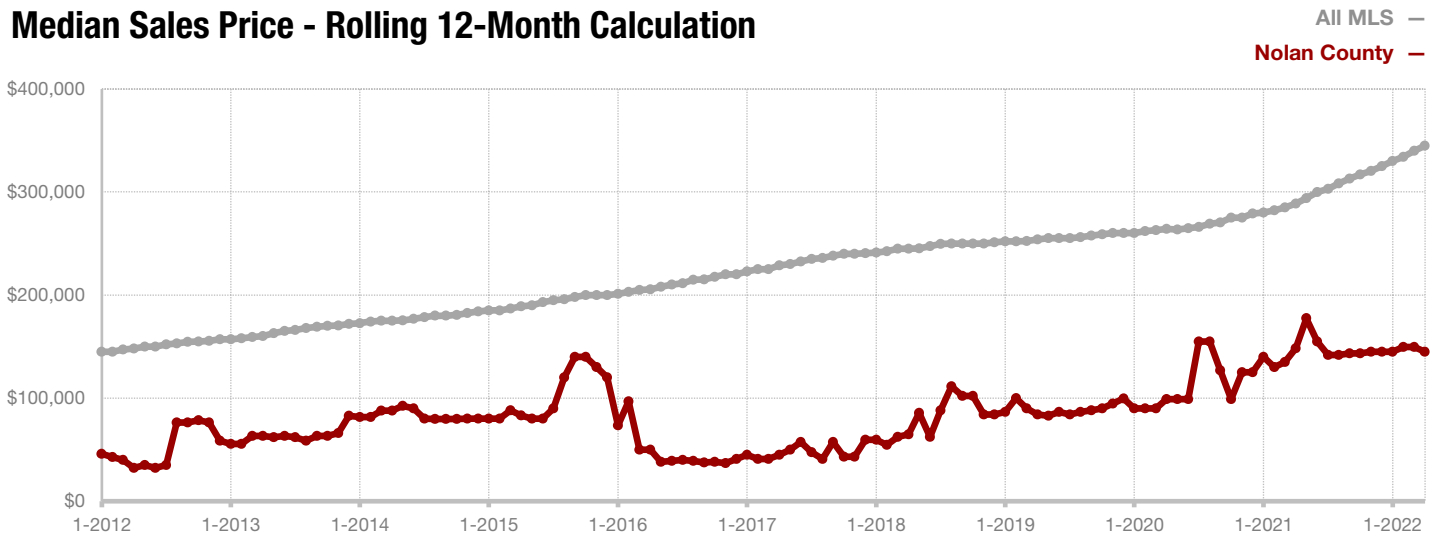
Nolan County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	7	8	+ 14.3%	17	18	+ 5.9%
Pending Sales	3	5	+ 66.7%	11	10	- 9.1%
Closed Sales	3	0	- 100.0%	5	5	0.0%
Average Sales Price*	\$187,200	--	--	\$153,720	\$166,300	+ 8.2%
Median Sales Price*	\$169,900	--	--	\$141,800	\$130,000	- 8.3%
Percent of Original List Price Received*	98.6%	--	--	98.0%	95.0%	- 3.1%
Days on Market Until Sale	50	--	--	33	67	+ 103.0%
Inventory of Homes for Sale	9	14	+ 55.6%	--	--	--
Months Supply of Inventory	3.3	5.5	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 14.1%

- 21.0%

+ 36.8%

Change in
New Listings

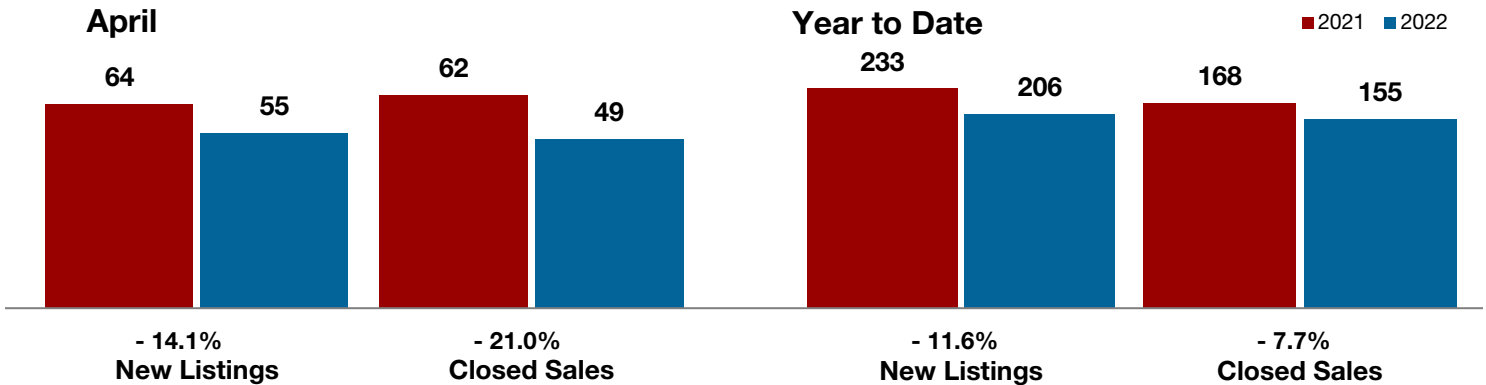
Change in
Closed Sales

Change in
Median Sales Price

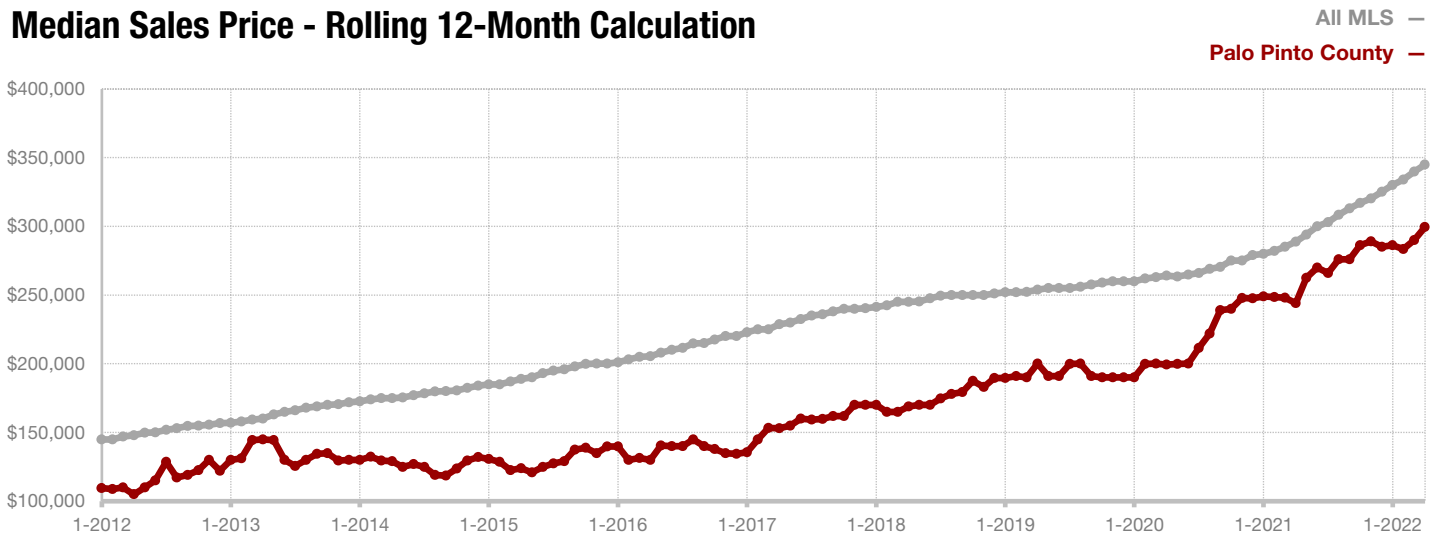
Palo Pinto County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	64	55	- 14.1%	233	206	- 11.6%
Pending Sales	58	54	- 6.9%	202	167	- 17.3%
Closed Sales	62	49	- 21.0%	168	155	- 7.7%
Average Sales Price*	\$387,125	\$454,954	+ 17.5%	\$368,580	\$439,670	+ 19.3%
Median Sales Price*	\$212,050	\$290,000	+ 36.8%	\$216,000	\$270,000	+ 25.0%
Percent of Original List Price Received*	93.4%	97.1%	+ 4.0%	93.9%	94.9%	+ 1.1%
Days on Market Until Sale	62	46	- 25.8%	77	63	- 18.2%
Inventory of Homes for Sale	117	94	- 19.7%	--	--	--
Months Supply of Inventory	2.4	2.2	0.0%	--	--	--

* 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 – April 2022

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



+ 20.5%

+ 14.1%

+ 27.0%

Change in
New Listings

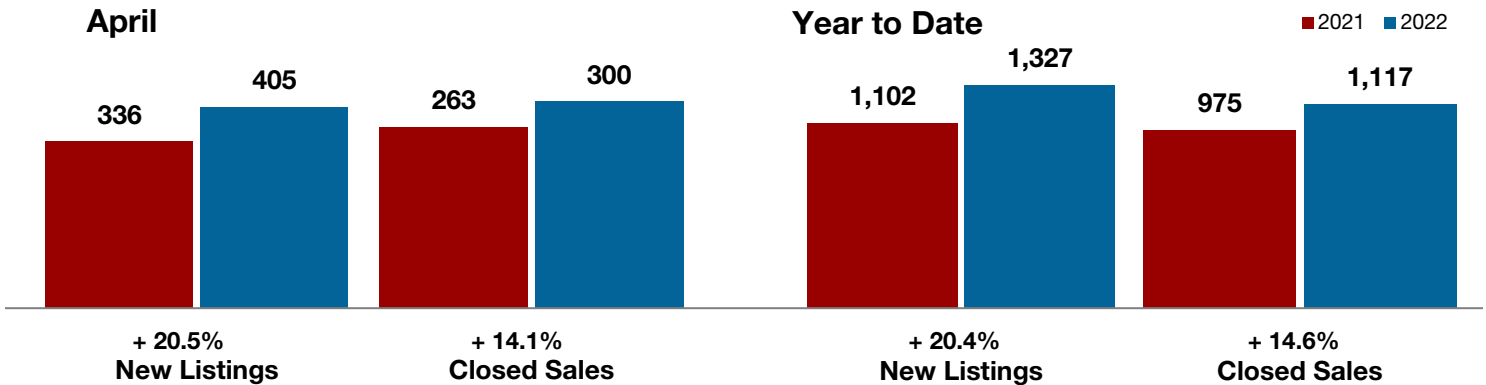
Change in
Closed Sales

Change in
Median Sales Price

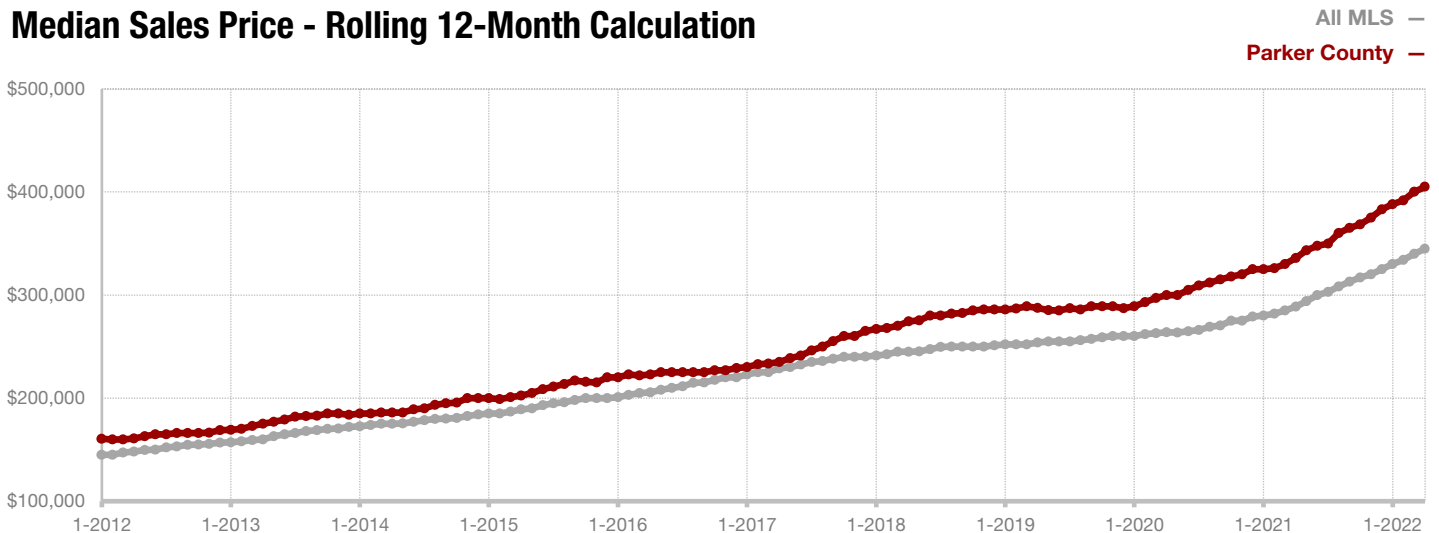
Parker County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	336	405	+ 20.5%	1,102	1,327	+ 20.4%
Pending Sales	312	291	- 6.7%	1,110	1,213	+ 9.3%
Closed Sales	263	300	+ 14.1%	975	1,117	+ 14.6%
Average Sales Price*	\$443,931	\$523,133	+ 17.8%	\$404,604	\$473,368	+ 17.0%
Median Sales Price*	\$373,975	\$475,000	+ 27.0%	\$359,000	\$440,215	+ 22.6%
Percent of Original List Price Received*	99.6%	101.2%	+ 1.6%	98.3%	99.8%	+ 1.5%
Days on Market Until Sale	45	33	- 26.7%	48	39	- 18.8%
Inventory of Homes for Sale	340	443	+ 30.3%	--	--	--
Months Supply of Inventory	1.1	1.5	+ 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.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 200.0%

+ 6.7%

- 10.2%

Change in
New Listings

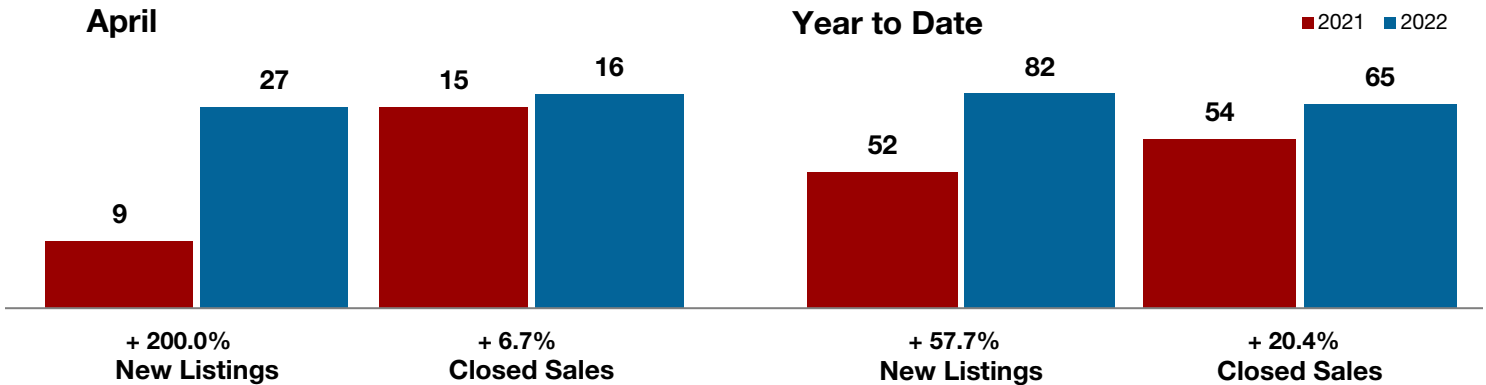
Change in
Closed Sales

Change in
Median Sales Price

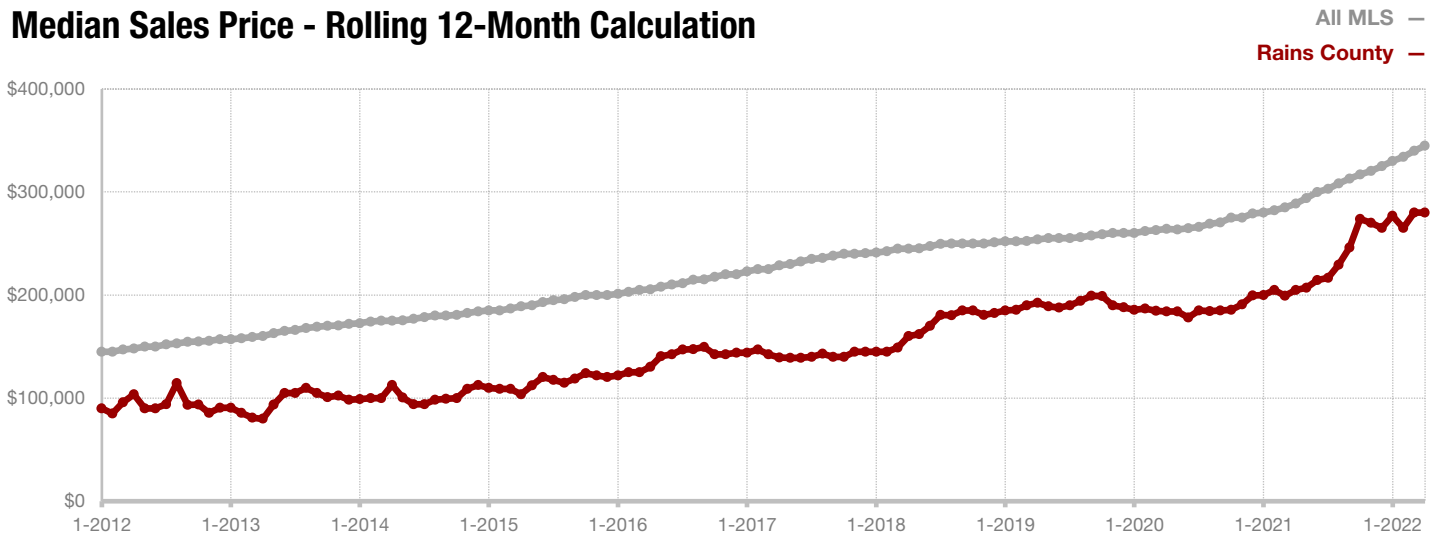
Rains County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	9	27	+ 200.0%	52	82	+ 57.7%
Pending Sales	12	16	+ 33.3%	60	60	0.0%
Closed Sales	15	16	+ 6.7%	54	65	+ 20.4%
Average Sales Price*	\$337,857	\$386,031	+ 14.3%	\$288,915	\$358,119	+ 24.0%
Median Sales Price*	\$356,400	\$320,000	- 10.2%	\$229,500	\$300,000	+ 30.7%
Percent of Original List Price Received*	98.5%	92.5%	- 6.1%	94.8%	95.9%	+ 1.2%
Days on Market Until Sale	59	47	- 20.3%	59	47	- 20.3%
Inventory of Homes for Sale	18	32	+ 77.8%	--	--	--
Months Supply of Inventory	1.1	2.0	+ 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.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 41.7%

- 12.8%

+ 32.7%

Change in
New Listings

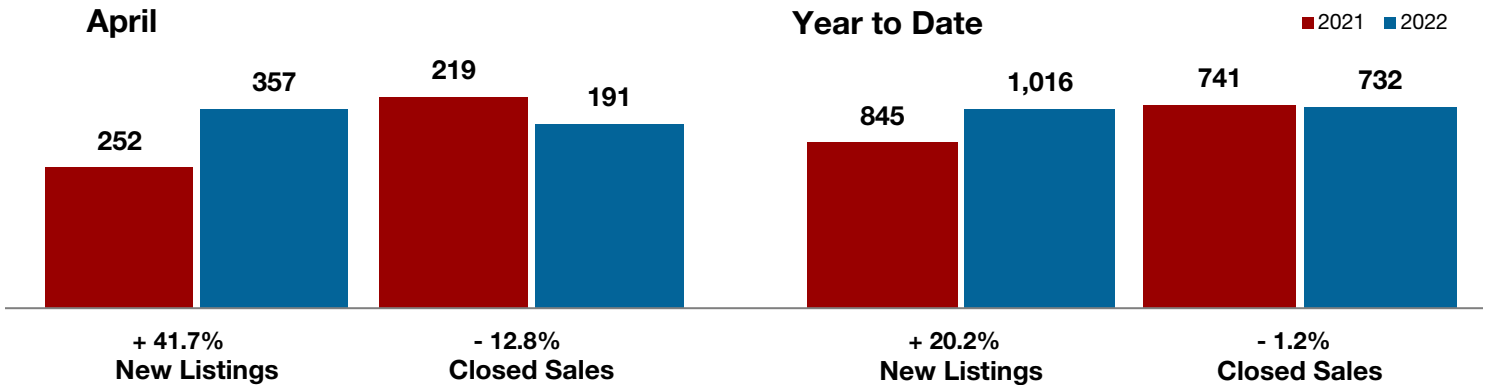
Change in
Closed Sales

Change in
Median Sales Price

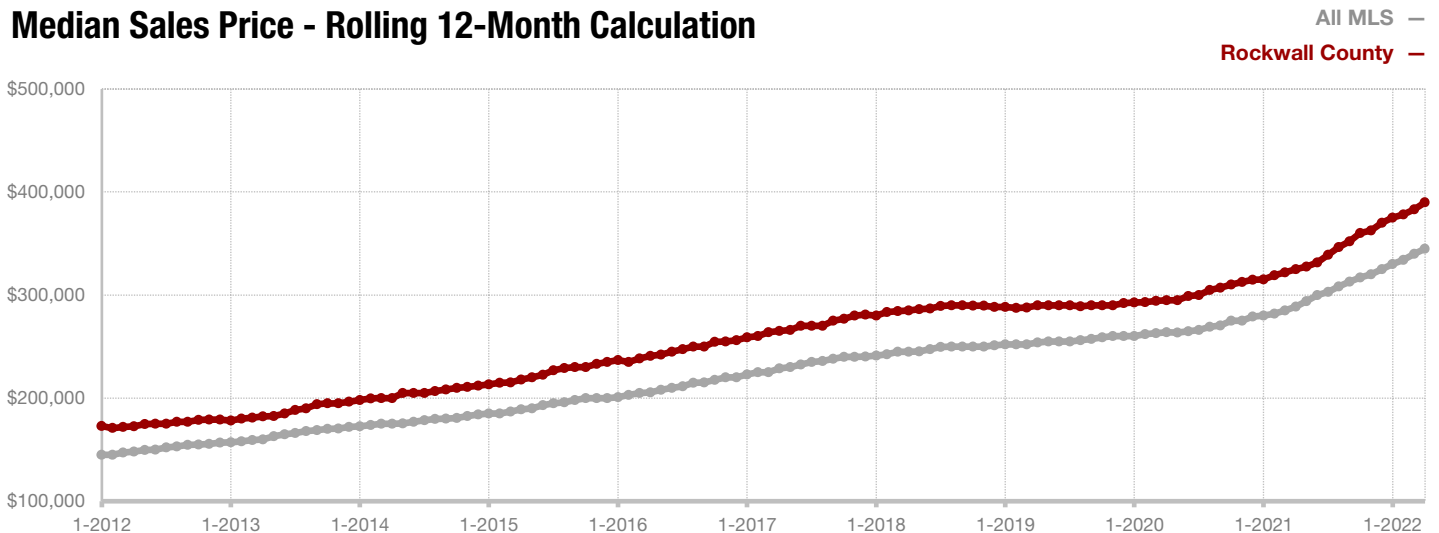
Rockwall County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	252	357	+ 41.7%	845	1,016	+ 20.2%
Pending Sales	225	225	0.0%	821	824	+ 0.4%
Closed Sales	219	191	- 12.8%	741	732	- 1.2%
Average Sales Price*	\$405,189	\$548,769	+ 35.4%	\$395,511	\$487,940	+ 23.4%
Median Sales Price*	\$333,954	\$443,000	+ 32.7%	\$330,000	\$410,500	+ 24.4%
Percent of Original List Price Received*	102.1%	103.7%	+ 1.6%	100.4%	102.7%	+ 2.3%
Days on Market Until Sale	27	24	- 11.1%	32	28	- 12.5%
Inventory of Homes for Sale	211	315	+ 49.3%	--	--	--
Months Supply of Inventory	0.9	1.4	0.0%	--	--	--

* 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 – April 2022

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



Shackelford County

+ 100.0%

- 100.0%

--

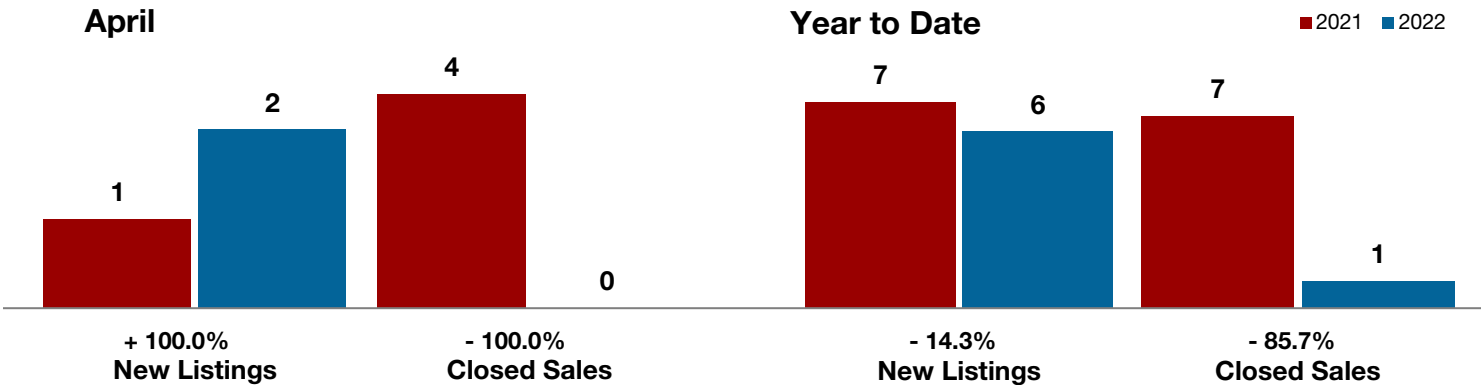
Change in
New Listings

Change in
Closed Sales

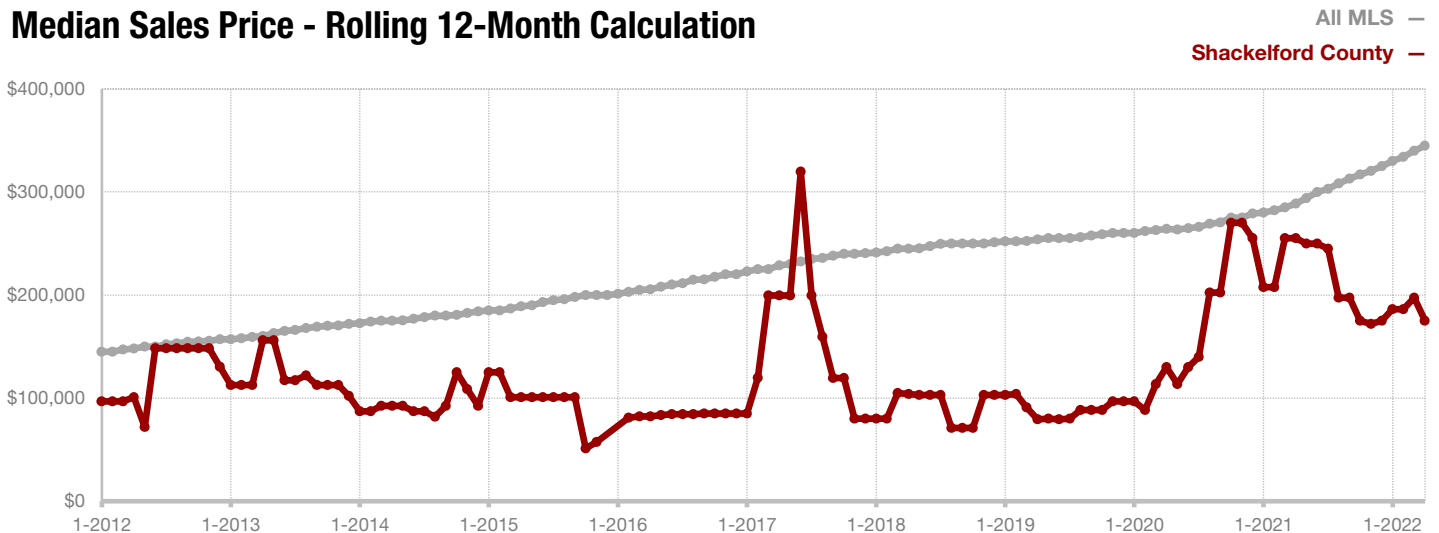
Change in
Median Sales Price

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1	2	+ 100.0%	7	6	- 14.3%
Pending Sales	5	2	- 60.0%	9	3	- 66.7%
Closed Sales	4	0	- 100.0%	7	1	- 85.7%
Average Sales Price*	\$212,375	--	--	\$257,929	\$246,300	- 4.5%
Median Sales Price*	\$227,250	--	--	\$197,500	\$246,300	+ 24.7%
Percent of Original List Price Received*	92.8%	--	--	94.5%	99.5%	+ 5.3%
Days on Market Until Sale	25	--	--	96	12	- 87.5%
Inventory of Homes for Sale	2	5	+ 150.0%	--	--	--
Months Supply of Inventory	1.0	3.6	+ 300.0%	--	--	--

* 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 – April 2022

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



- 30.8%

Change in
New Listings

- 6.6%

Change in
Closed Sales

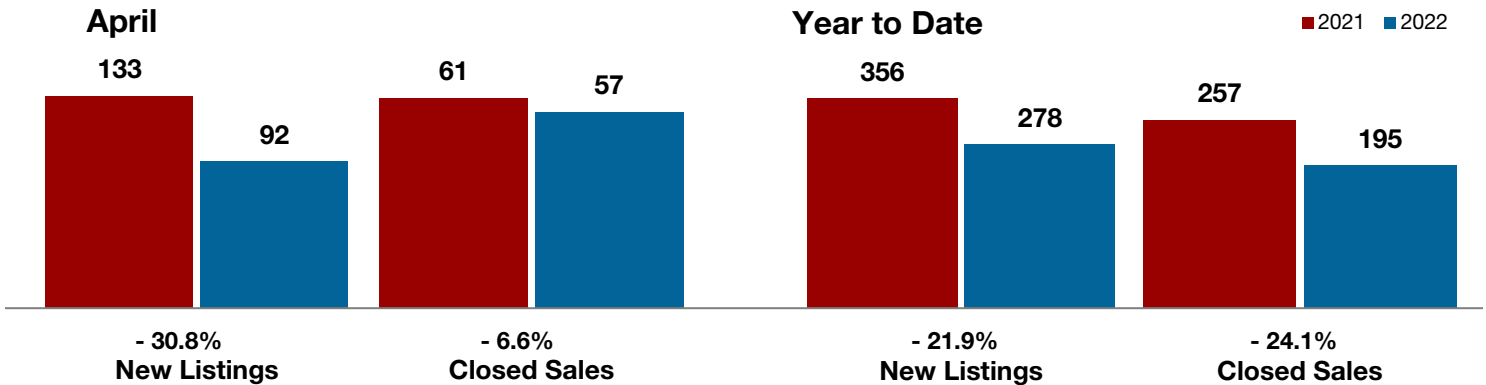
+ 28.2%

Change in
Median Sales Price

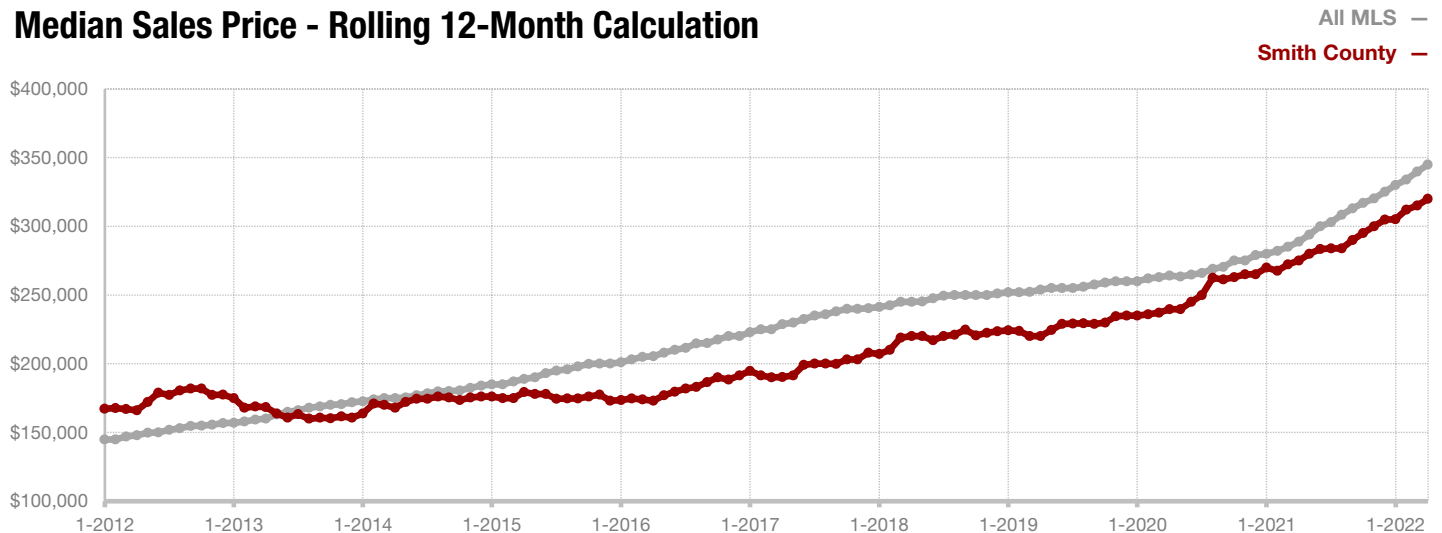
Smith County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	133	92	- 30.8%	356	278	- 21.9%
Pending Sales	90	49	- 45.6%	305	203	- 33.4%
Closed Sales	61	57	- 6.6%	257	195	- 24.1%
Average Sales Price*	\$361,066	\$650,869	+ 80.3%	\$338,477	\$472,156	+ 39.5%
Median Sales Price*	\$297,250	\$381,000	+ 28.2%	\$284,000	\$320,000	+ 12.7%
Percent of Original List Price Received*	97.8%	100.3%	+ 2.6%	97.1%	98.3%	+ 1.2%
Days on Market Until Sale	38	45	+ 18.4%	55	43	- 21.8%
Inventory of Homes for Sale	183	116	- 36.6%	--	--	--
Months Supply of Inventory	2.1	1.9	0.0%	--	--	--

* 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 – April 2022

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



- 41.7%

+ 16.7%

+ 13.1%

Change in
New Listings

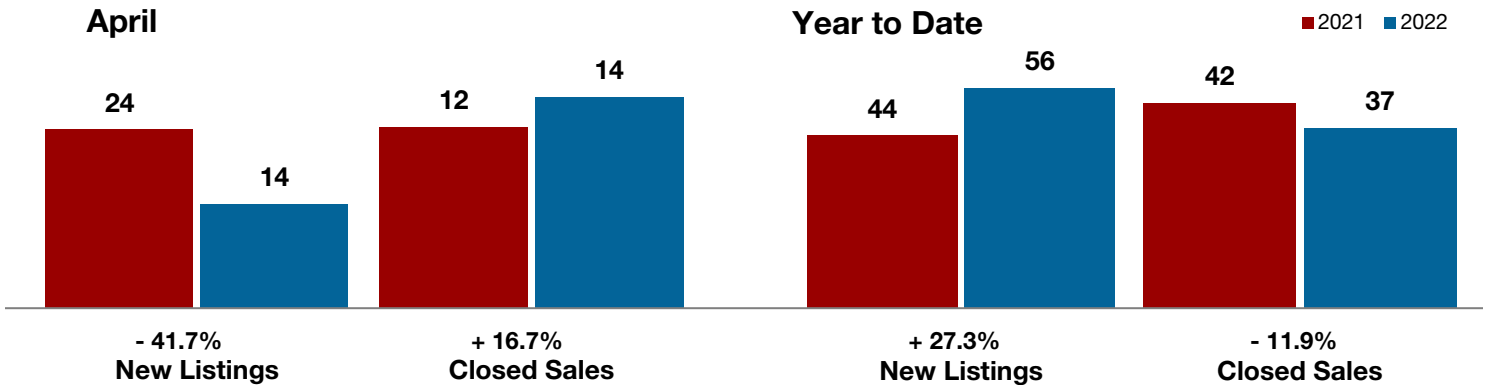
Change in
Closed Sales

Change in
Median Sales Price

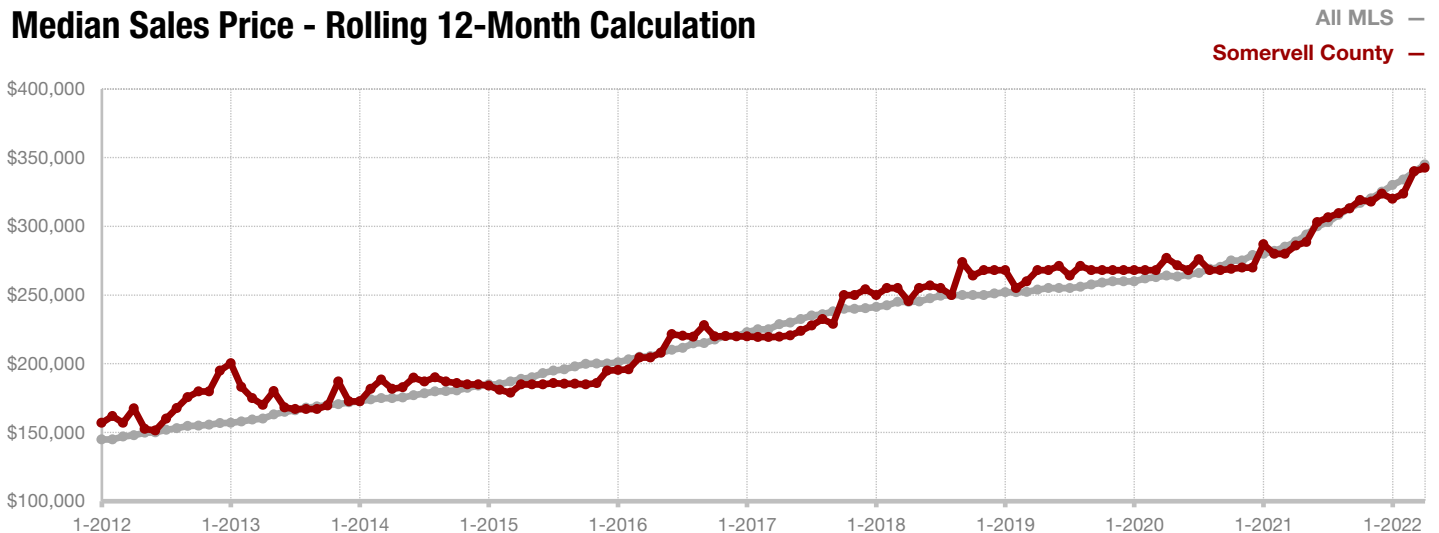
Somervell County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	24	14	- 41.7%	44	56	+ 27.3%
Pending Sales	13	11	- 15.4%	37	38	+ 2.7%
Closed Sales	12	14	+ 16.7%	42	37	- 11.9%
Average Sales Price*	\$477,938	\$375,914	- 21.3%	\$339,038	\$388,392	+ 14.6%
Median Sales Price*	\$307,250	\$347,475	+ 13.1%	\$289,900	\$354,950	+ 22.4%
Percent of Original List Price Received*	96.4%	99.5%	+ 3.2%	94.7%	97.0%	+ 2.4%
Days on Market Until Sale	82	26	- 68.3%	96	38	- 60.4%
Inventory of Homes for Sale	17	24	+ 41.2%	--	--	--
Months Supply of Inventory	1.8	2.2	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 7.7%

- 42.9%

+ 282.8%

Change in
New Listings

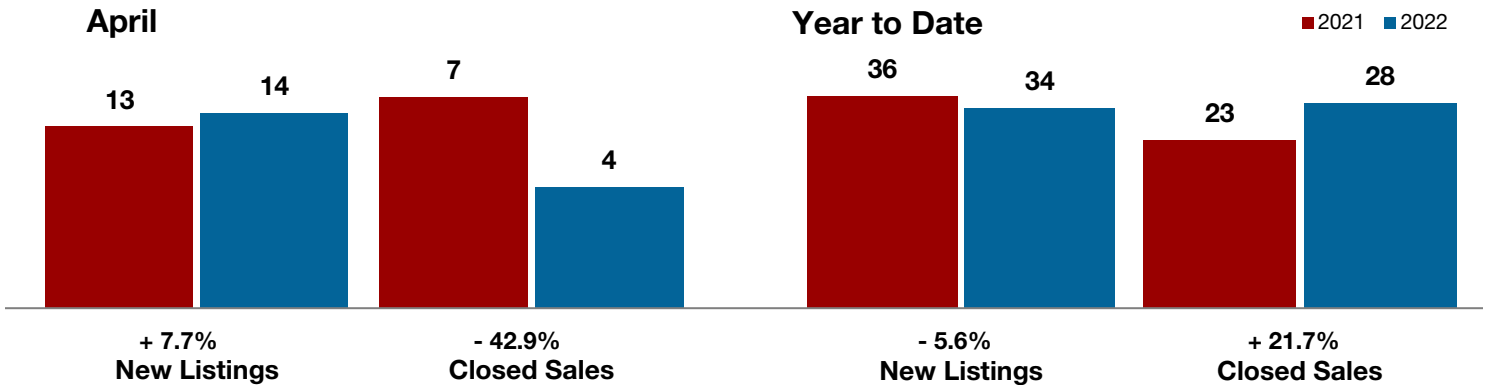
Change in
Closed Sales

Change in
Median Sales Price

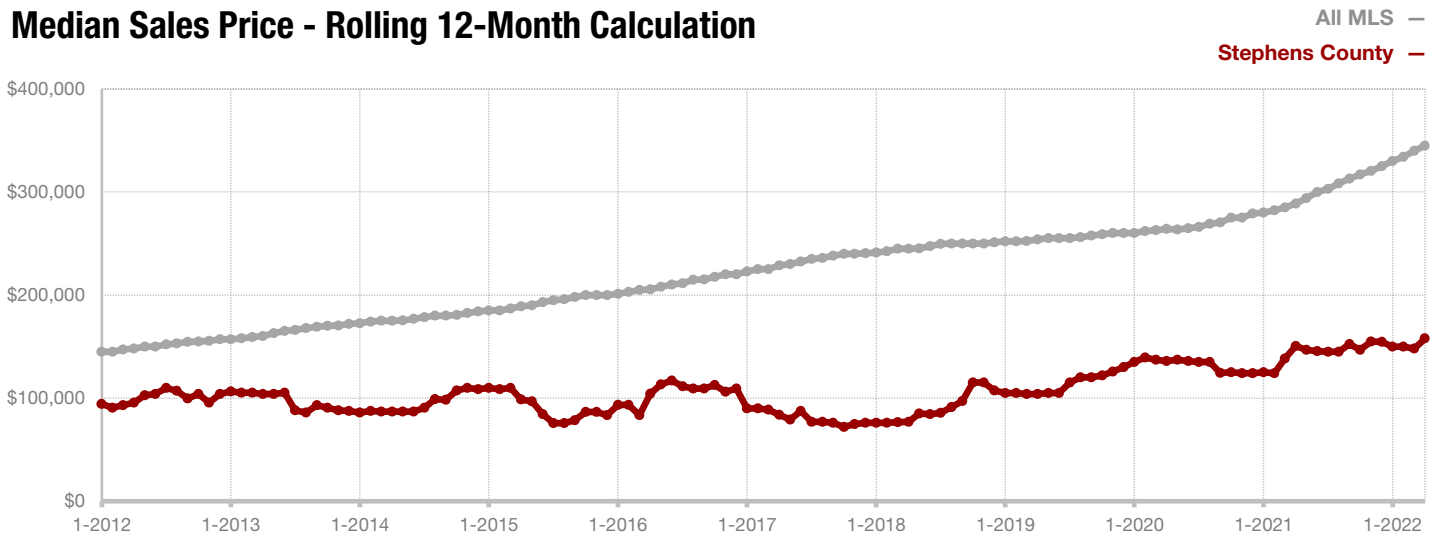
Stephens County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	13	14	+ 7.7%	36	34	- 5.6%
Pending Sales	7	7	0.0%	32	27	- 15.6%
Closed Sales	7	4	- 42.9%	23	28	+ 21.7%
Average Sales Price*	\$138,857	\$470,750	+ 239.0%	\$286,059	\$221,196	- 22.7%
Median Sales Price*	\$128,000	\$490,000	+ 282.8%	\$155,000	\$198,750	+ 28.2%
Percent of Original List Price Received*	94.8%	98.3%	+ 3.7%	91.0%	94.9%	+ 4.3%
Days on Market Until Sale	41	47	+ 14.6%	81	85	+ 4.9%
Inventory of Homes for Sale	28	33	+ 17.9%	--	--	--
Months Supply of Inventory	3.6	4.1	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



Stonewall County

- 100.0%

0.0%

--

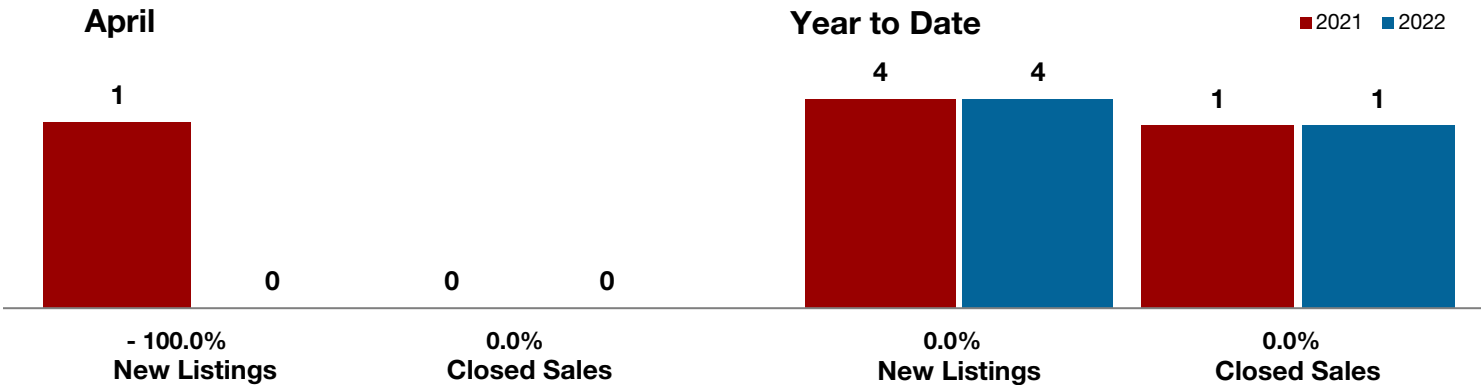
Change in
New Listings

Change in
Closed Sales

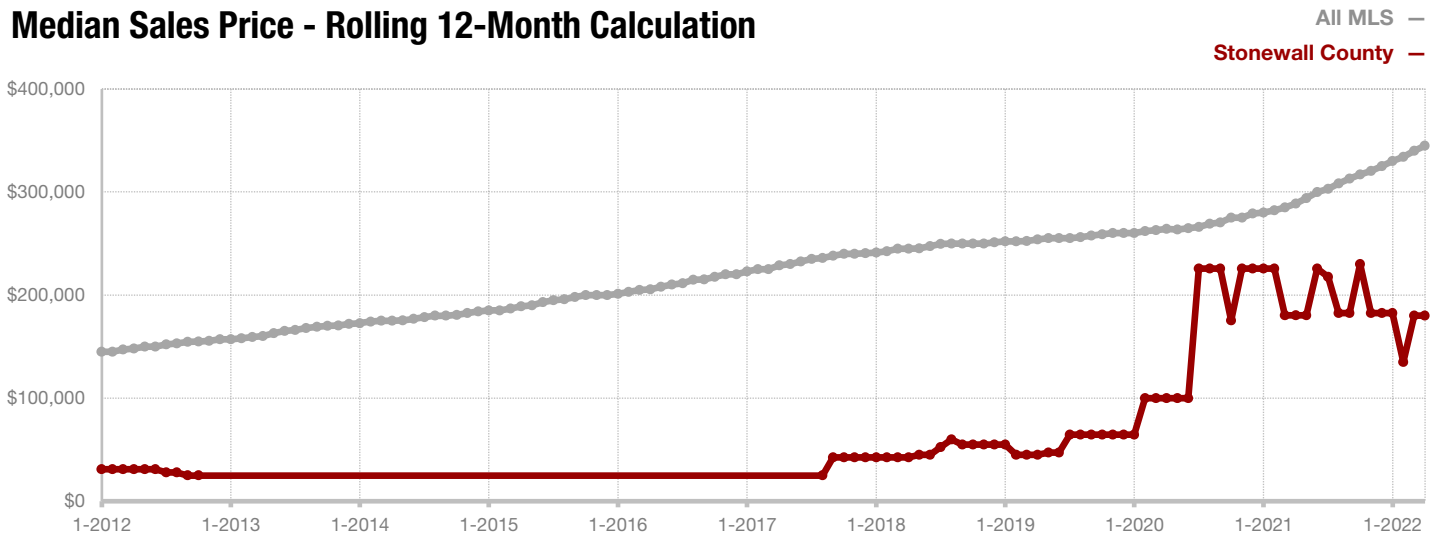
Change in
Median Sales Price

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1	0	- 100.0%	4	4	0.0%
Pending Sales	0	0	0.0%	2	1	- 50.0%
Closed Sales	0	0	0.0%	1	1	0.0%
Average Sales Price*	--	--	--	\$135,000	\$44,000	- 67.4%
Median Sales Price*	--	--	--	\$135,000	\$44,000	- 67.4%
Percent of Original List Price Received*	--	--	--	100.0%	67.7%	- 32.3%
Days on Market Until Sale	--	--	--	0	1	--
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	1.7	2.0	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 4.4%

- 15.5%

+ 26.2%

Change in
New Listings

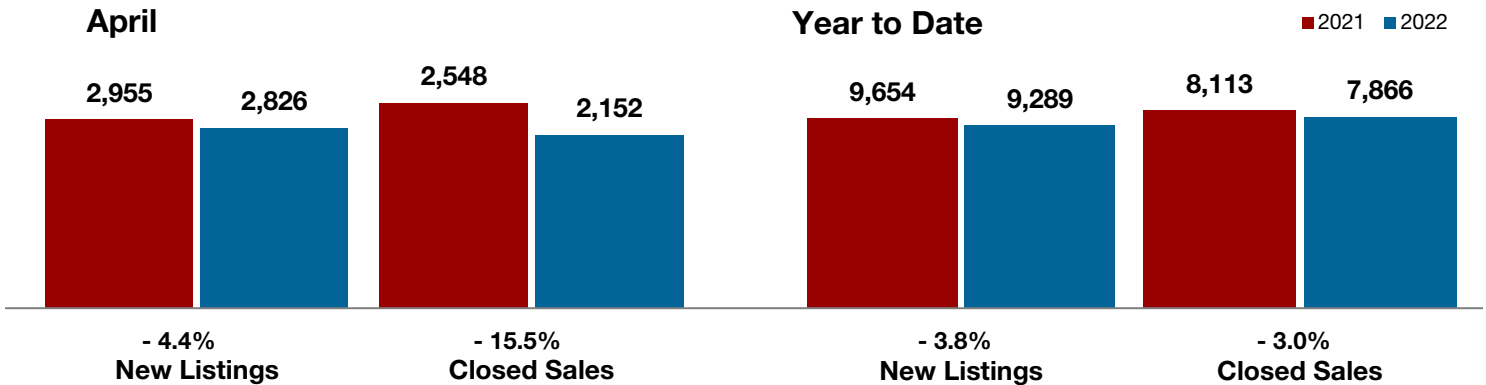
Change in
Closed Sales

Change in
Median Sales Price

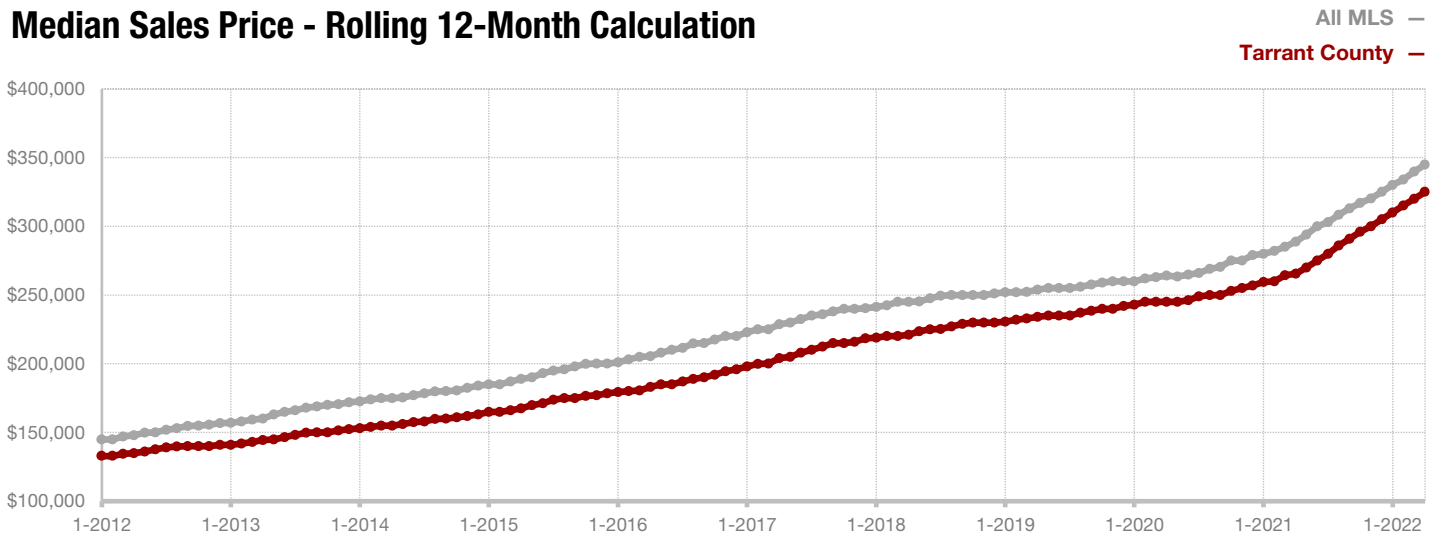
Tarrant County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	2,955	2,826	- 4.4%	9,654	9,289	- 3.8%
Pending Sales	2,576	2,357	- 8.5%	9,113	8,371	- 8.1%
Closed Sales	2,548	2,152	- 15.5%	8,113	7,866	- 3.0%
Average Sales Price*	\$364,974	\$445,620	+ 22.1%	\$347,508	\$409,157	+ 17.7%
Median Sales Price*	\$290,000	\$365,850	+ 26.2%	\$280,000	\$349,000	+ 24.6%
Percent of Original List Price Received*	102.1%	105.0%	+ 2.8%	100.5%	103.2%	+ 2.7%
Days on Market Until Sale	20	16	- 20.0%	26	21	- 19.2%
Inventory of Homes for Sale	2,150	1,968	- 8.5%	--	--	--
Months Supply of Inventory	0.9	0.8	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 9.1%

Change in
New Listings

- 1.0%

Change in
Closed Sales

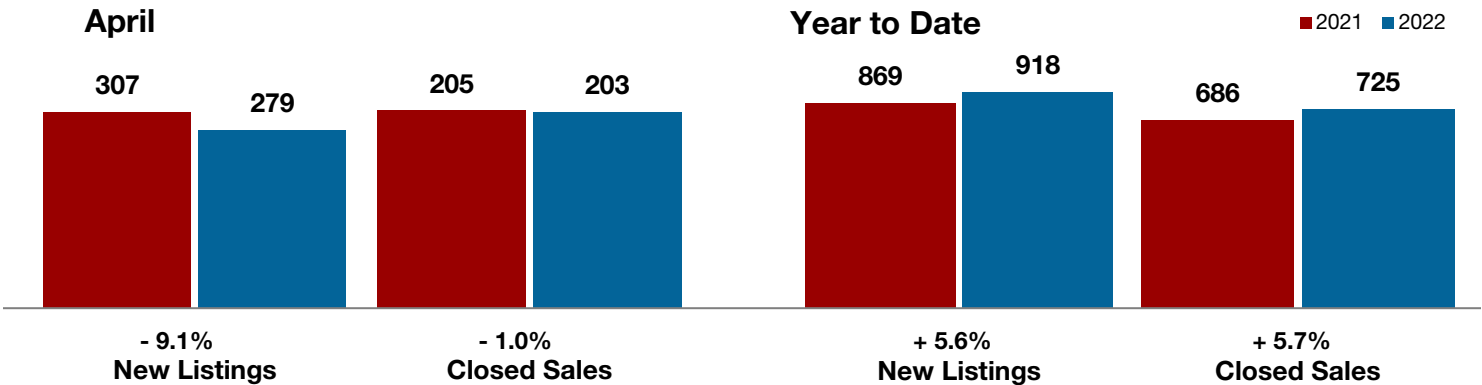
+ 19.4%

Change in
Median Sales Price

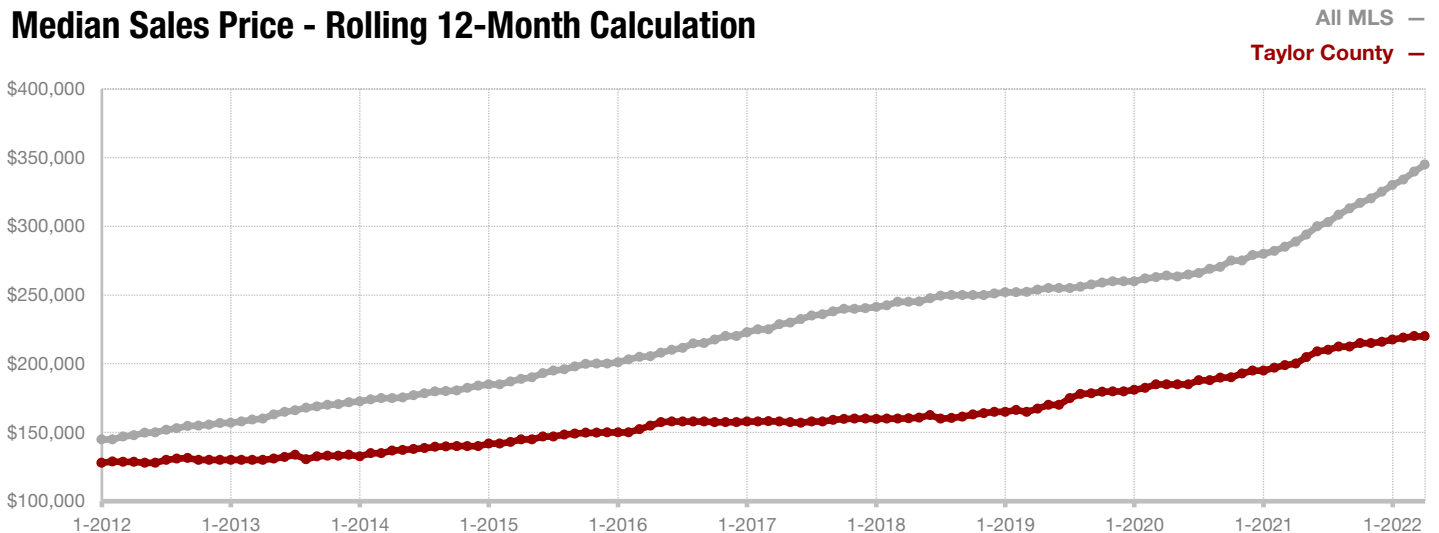
Taylor County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	307	279	- 9.1%	869	918	+ 5.6%
Pending Sales	264	230	- 12.9%	848	812	- 4.2%
Closed Sales	205	203	- 1.0%	686	725	+ 5.7%
Average Sales Price*	\$248,790	\$249,727	+ 0.4%	\$231,367	\$252,362	+ 9.1%
Median Sales Price*	\$210,200	\$251,000	+ 19.4%	\$209,000	\$234,900	+ 12.4%
Percent of Original List Price Received*	98.4%	98.7%	+ 0.3%	97.4%	98.0%	+ 0.6%
Days on Market Until Sale	36	22	- 38.9%	43	31	- 27.9%
Inventory of Homes for Sale	234	258	+ 10.3%	--	--	--
Months Supply of Inventory	1.1	1.2	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 25.0%

+ 300.0%

- 27.6%

Change in
New Listings

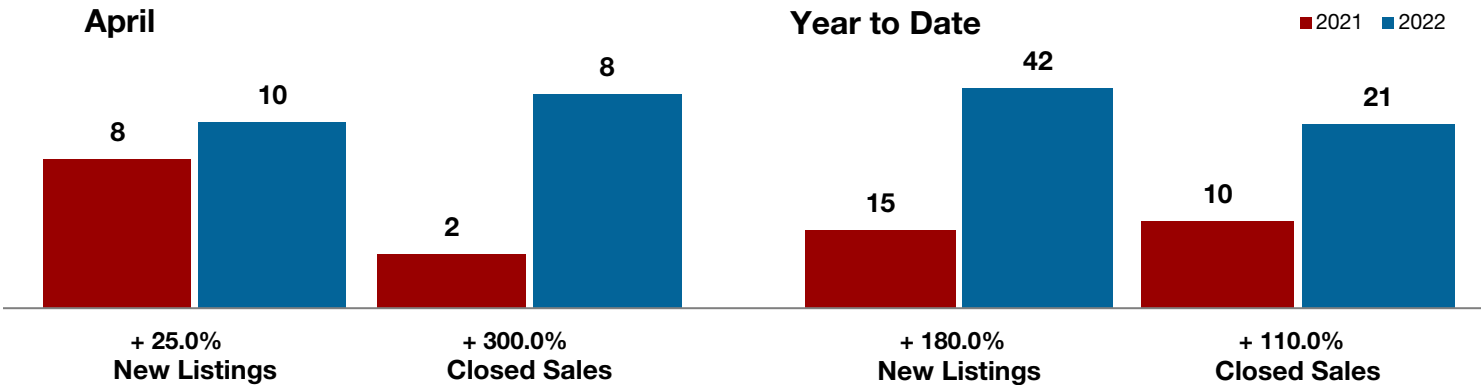
Change in
Closed Sales

Change in
Median Sales Price

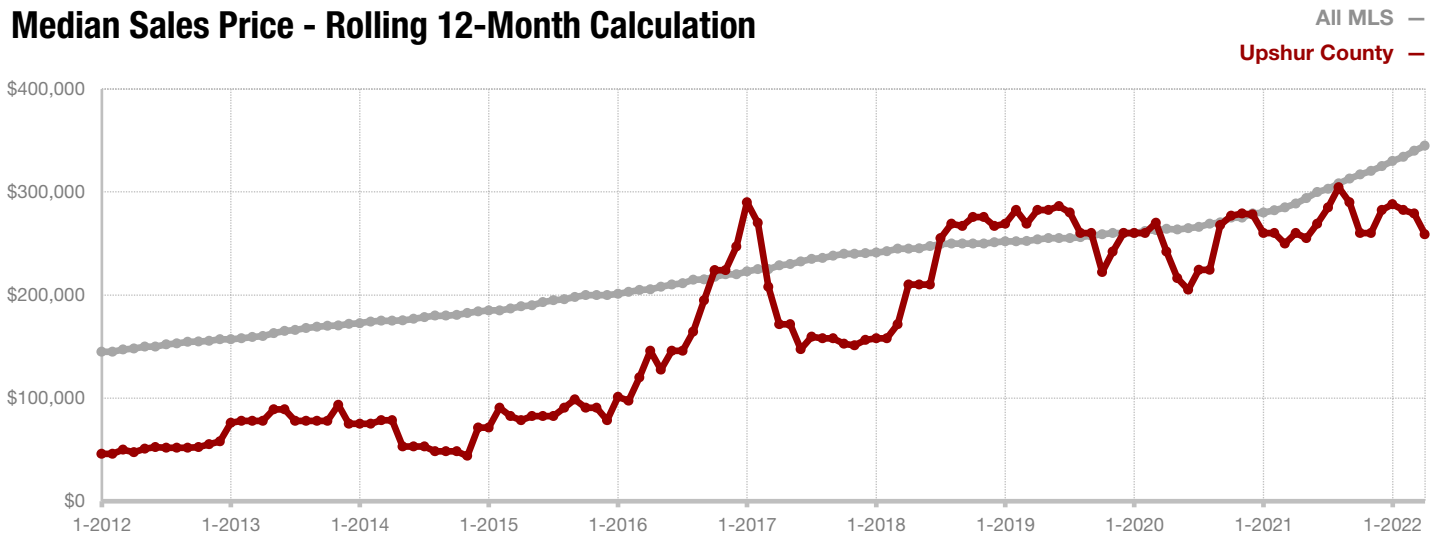
Upshur County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	8	10	+ 25.0%	15	42	+ 180.0%
Pending Sales	3	10	+ 233.3%	11	28	+ 154.5%
Closed Sales	2	8	+ 300.0%	10	21	+ 110.0%
Average Sales Price*	\$307,250	\$262,438	- 14.6%	\$246,645	\$308,662	+ 25.1%
Median Sales Price*	\$307,250	\$222,500	- 27.6%	\$160,000	\$235,000	+ 46.9%
Percent of Original List Price Received*	98.5%	99.6%	+ 1.1%	89.0%	98.3%	+ 10.4%
Days on Market Until Sale	67	63	- 6.0%	96	60	- 37.5%
Inventory of Homes for Sale	9	19	+ 111.1%	--	--	--
Months Supply of Inventory	2.5	3.7	+ 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 1.3%

+ 34.1%

+ 33.3%

Change in
New Listings

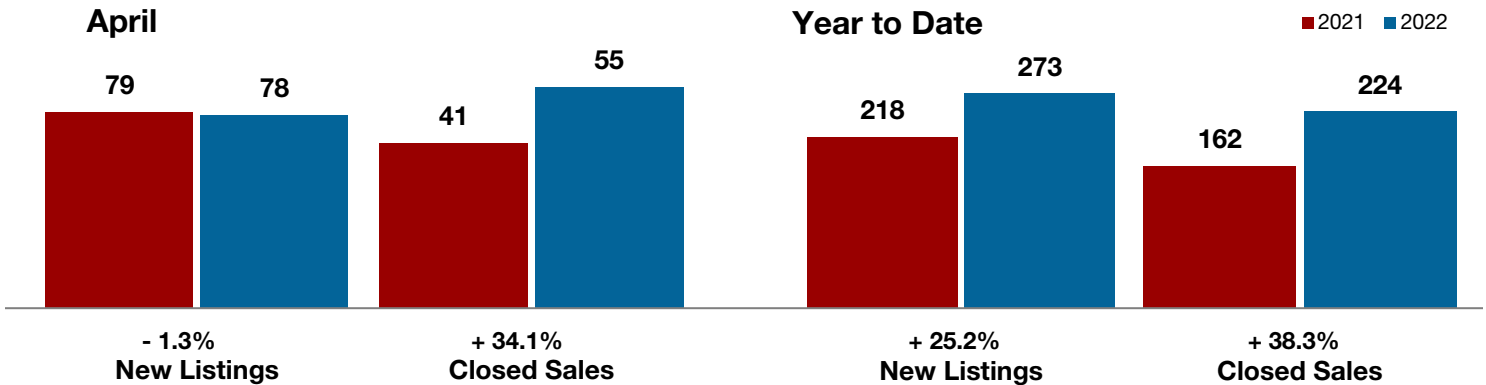
Change in
Closed Sales

Change in
Median Sales Price

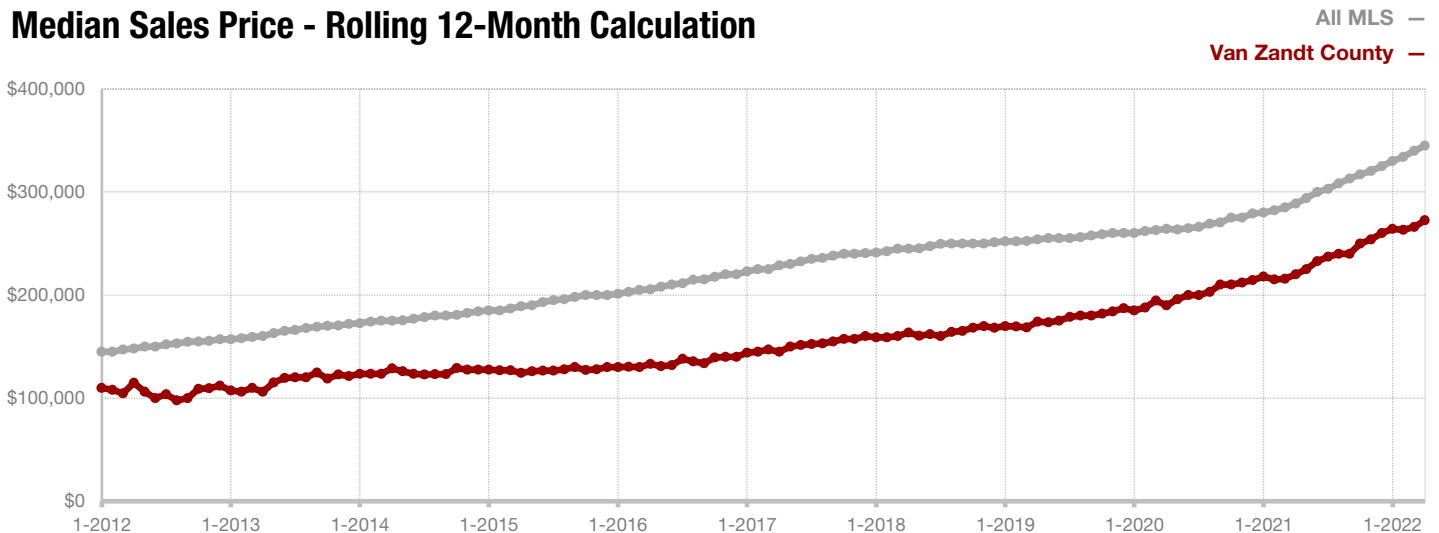
Van Zandt County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	79	78	- 1.3%	218	273	+ 25.2%
Pending Sales	68	64	- 5.9%	198	226	+ 14.1%
Closed Sales	41	55	+ 34.1%	162	224	+ 38.3%
Average Sales Price*	\$282,387	\$336,843	+ 19.3%	\$293,660	\$321,316	+ 9.4%
Median Sales Price*	\$225,000	\$300,000	+ 33.3%	\$224,000	\$270,000	+ 20.5%
Percent of Original List Price Received*	97.2%	95.7%	- 1.5%	95.5%	95.4%	- 0.1%
Days on Market Until Sale	44	52	+ 18.2%	55	51	- 7.3%
Inventory of Homes for Sale	115	113	- 1.7%	--	--	--
Months Supply of Inventory	2.1	1.9	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



+ 21.8%

Change in
New Listings

+ 4.2%

Change in
Closed Sales

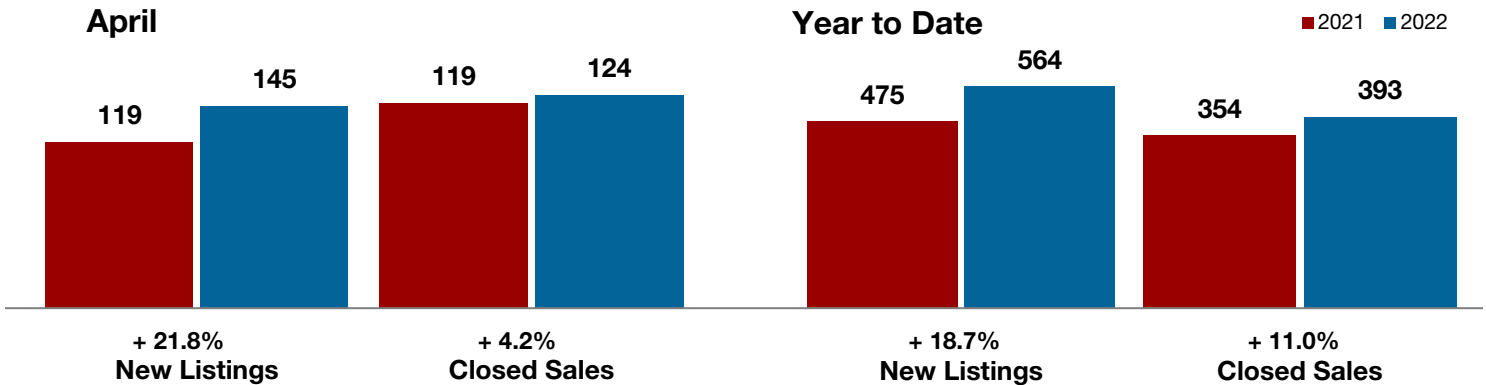
+ 52.3%

Change in
Median Sales Price

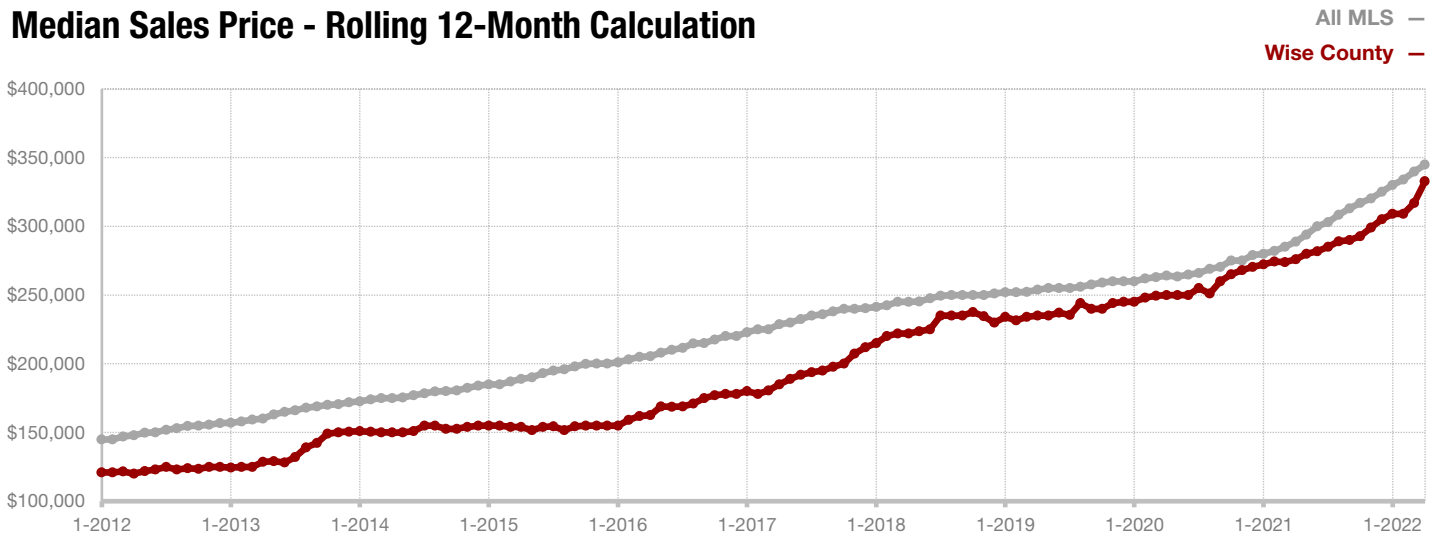
Wise County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	119	145	+ 21.8%	475	564	+ 18.7%
Pending Sales	99	114	+ 15.2%	448	467	+ 4.2%
Closed Sales	119	124	+ 4.2%	354	393	+ 11.0%
Average Sales Price*	\$324,562	\$464,602	+ 43.1%	\$327,823	\$410,585	+ 25.2%
Median Sales Price*	\$285,400	\$434,750	+ 52.3%	\$279,000	\$357,900	+ 28.3%
Percent of Original List Price Received*	97.9%	99.8%	+ 1.9%	98.2%	98.8%	+ 0.6%
Days on Market Until Sale	52	28	- 46.2%	49	34	- 30.6%
Inventory of Homes for Sale	155	173	+ 11.6%	--	--	--
Months Supply of Inventory	1.4	1.6	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 5.0%

+ 48.3%

- 15.1%

Change in
New Listings

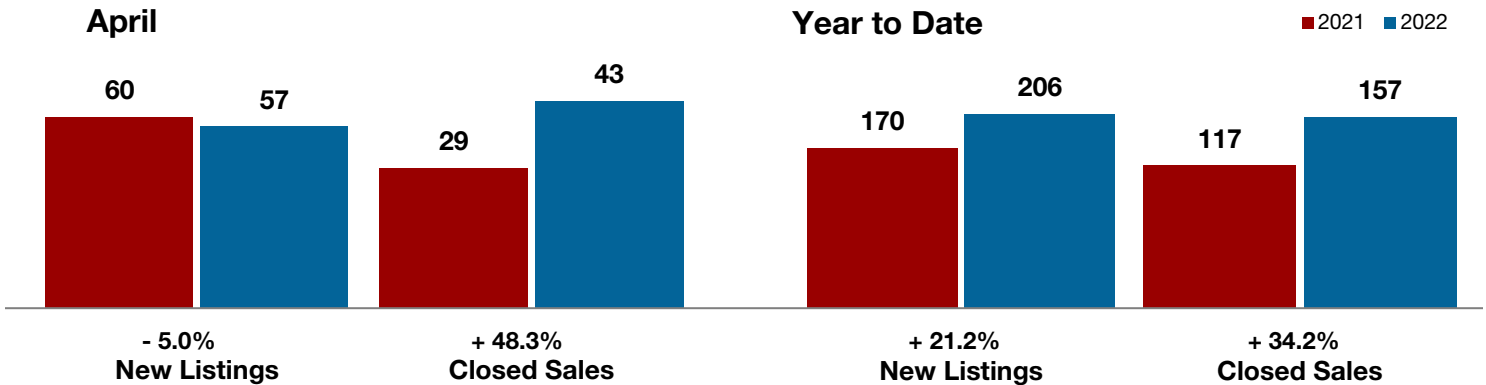
Change in
Closed Sales

Change in
Median Sales Price

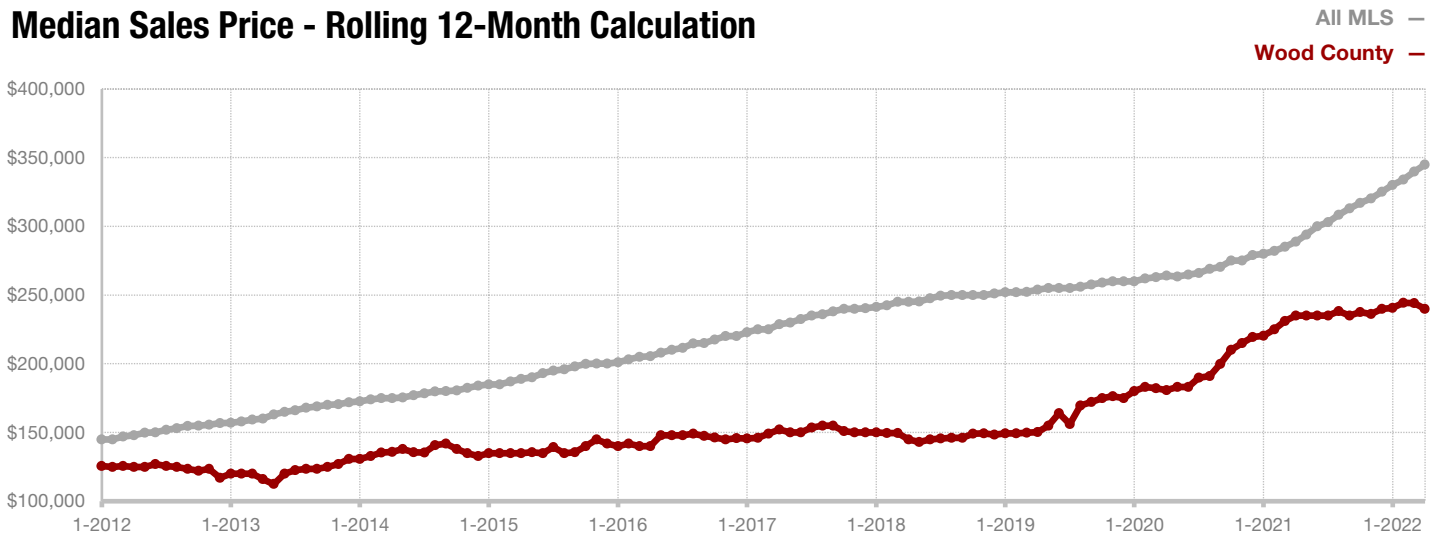
Wood County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	60	57	- 5.0%	170	206	+ 21.2%
Pending Sales	35	43	+ 22.9%	134	163	+ 21.6%
Closed Sales	29	43	+ 48.3%	117	157	+ 34.2%
Average Sales Price*	\$312,566	\$308,868	- 1.2%	\$304,523	\$334,697	+ 9.9%
Median Sales Price*	\$265,000	\$225,000	- 15.1%	\$260,000	\$250,000	- 3.8%
Percent of Original List Price Received*	96.8%	97.8%	+ 1.0%	96.3%	96.9%	+ 0.6%
Days on Market Until Sale	62	37	- 40.3%	64	42	- 34.4%
Inventory of Homes for Sale	90	102	+ 13.3%	--	--	--
Months Supply of Inventory	2.3	2.3	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – April 2022

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



- 25.0%

- 37.5%

+ 9.0%

Change in
New Listings

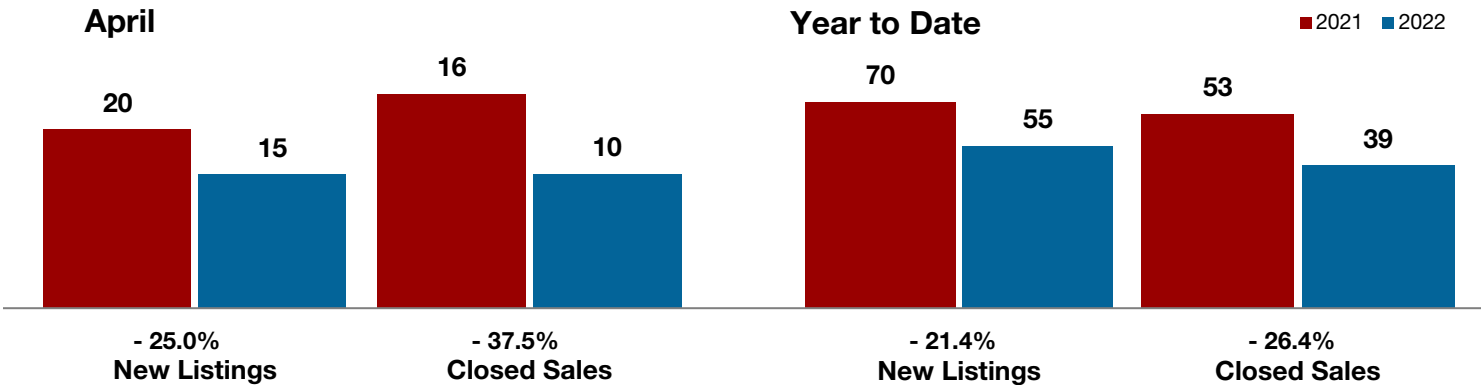
Change in
Closed Sales

Change in
Median Sales Price

Young County

	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	20	15	- 25.0%	70	55	- 21.4%
Pending Sales	23	12	- 47.8%	69	46	- 33.3%
Closed Sales	16	10	- 37.5%	53	39	- 26.4%
Average Sales Price*	\$293,513	\$258,540	- 11.9%	\$234,130	\$271,767	+ 16.1%
Median Sales Price*	\$199,500	\$217,500	+ 9.0%	\$165,200	\$202,910	+ 22.8%
Percent of Original List Price Received*	93.1%	93.7%	+ 0.6%	92.4%	93.3%	+ 1.0%
Days on Market Until Sale	80	95	+ 18.8%	96	71	- 26.0%
Inventory of Homes for Sale	35	26	- 25.7%	--	--	--
Months Supply of Inventory	2.4	2.0	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation

