

Local Market Updates

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



July 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 – July 2022

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



0.0%

Change in
New Listings

0.0%

Change in
Closed Sales

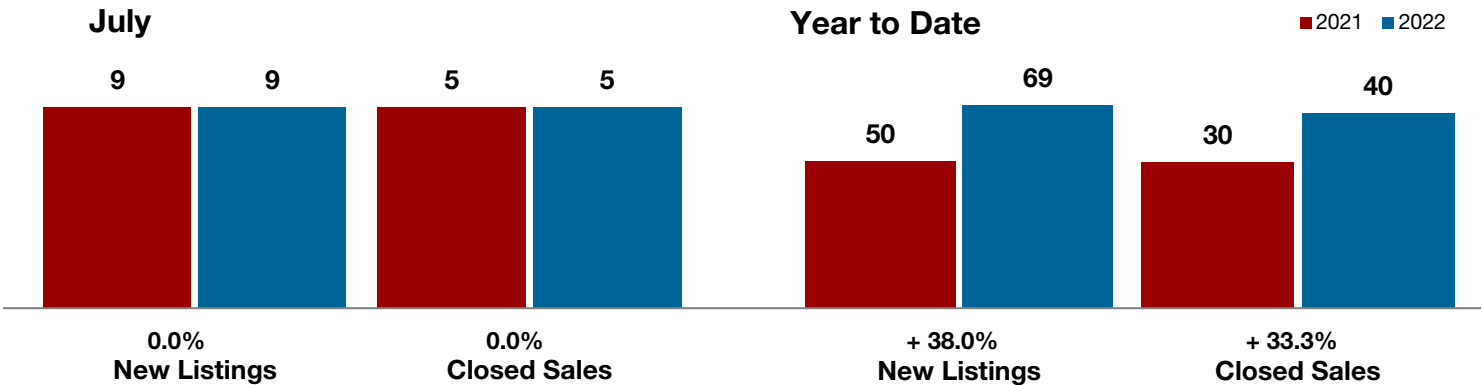
+ 129.4%

Change in
Median Sales Price

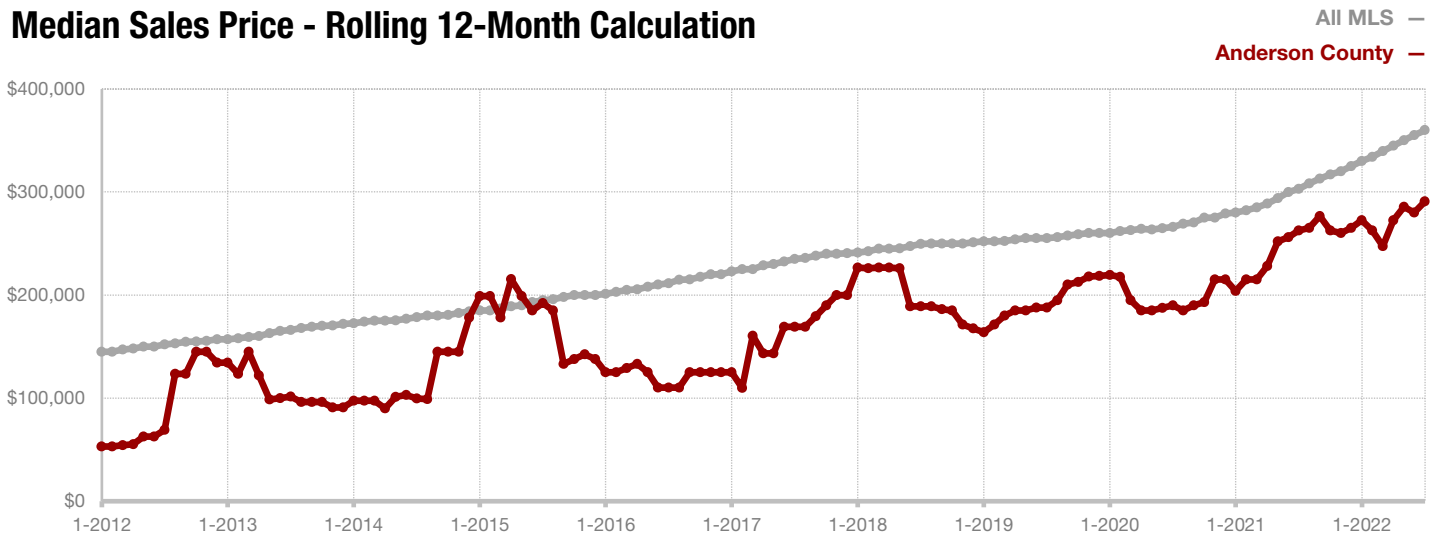
Anderson County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	9	9	0.0%	50	69	+ 38.0%
Pending Sales	2	6	+ 200.0%	34	43	+ 26.5%
Closed Sales	5	5	0.0%	30	40	+ 33.3%
Average Sales Price*	\$233,400	\$350,000	+ 50.0%	\$281,383	\$376,946	+ 34.0%
Median Sales Price*	\$170,000	\$390,000	+ 129.4%	\$240,000	\$284,450	+ 18.5%
Percent of Original List Price Received*	101.7%	98.1%	- 3.5%	95.9%	98.6%	+ 2.8%
Days on Market Until Sale	54	32	- 40.7%	53	42	- 20.8%
Inventory of Homes for Sale	20	28	+ 40.0%	--	--	--
Months Supply of Inventory	4.4	4.9	+ 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 – July 2022

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



- 48.3%

+ 70.0%

- 3.3%

Change in
New Listings

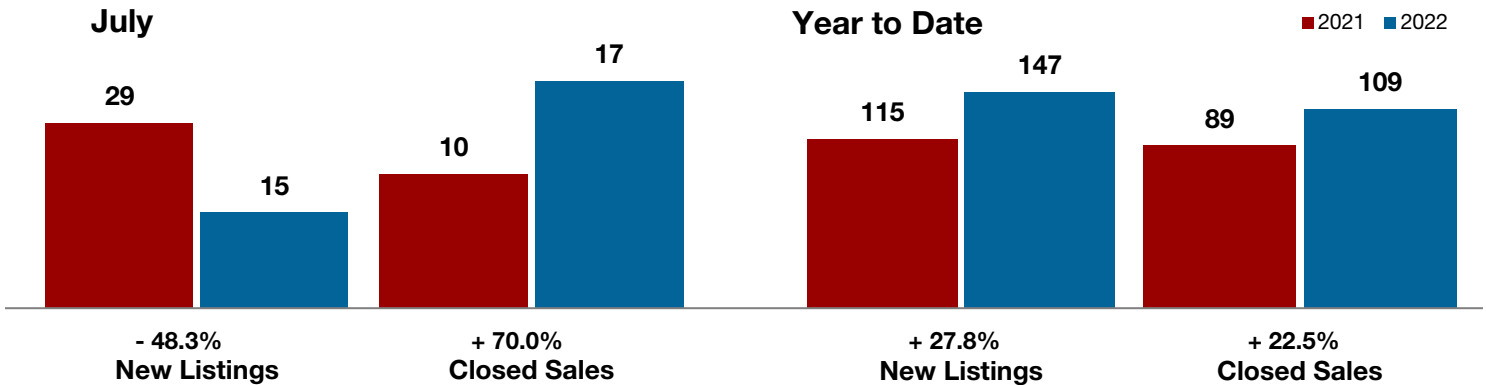
Change in
Closed Sales

Change in
Median Sales Price

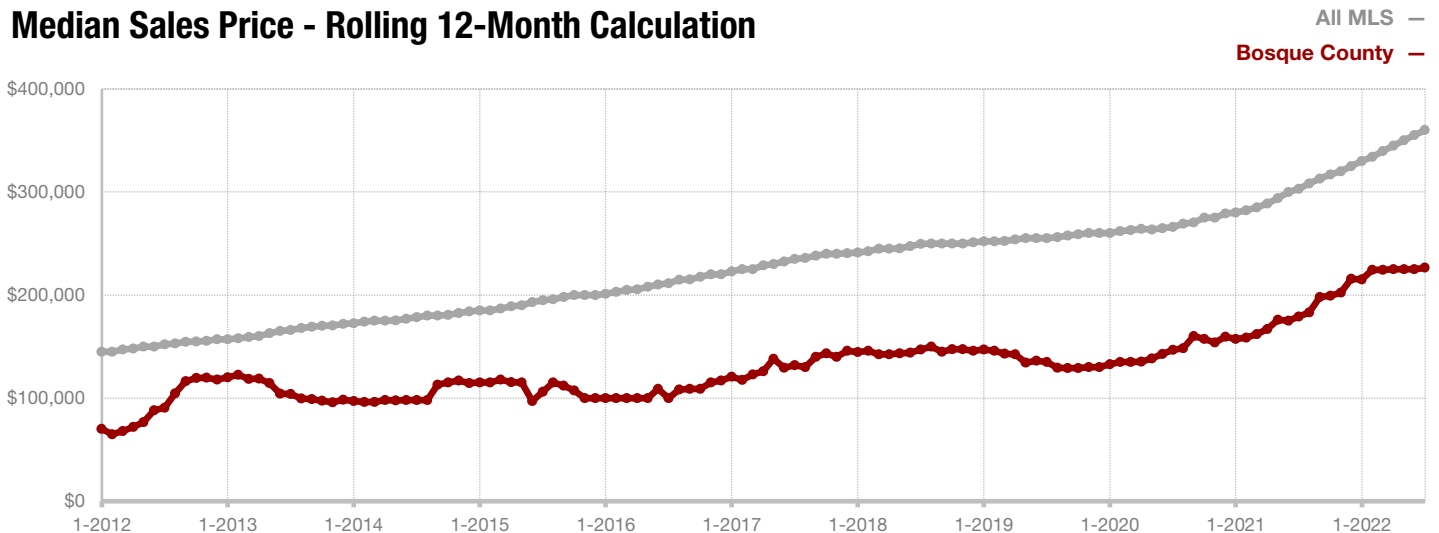
Bosque County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	29	15	- 48.3%	115	147	+ 27.8%
Pending Sales	15	10	- 33.3%	99	108	+ 9.1%
Closed Sales	10	17	+ 70.0%	89	109	+ 22.5%
Average Sales Price*	\$330,935	\$331,399	+ 0.1%	\$670,104	\$323,986	- 51.7%
Median Sales Price*	\$284,475	\$275,000	- 3.3%	\$198,500	\$230,000	+ 15.9%
Percent of Original List Price Received*	96.3%	93.8%	- 2.6%	91.9%	93.3%	+ 1.5%
Days on Market Until Sale	20	30	+ 50.0%	76	45	- 40.8%
Inventory of Homes for Sale	52	52	0.0%	--	--	--
Months Supply of Inventory	3.6	3.2	- 25.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



- 18.9%

+ 34.0%

- 13.5%

Change in
New Listings

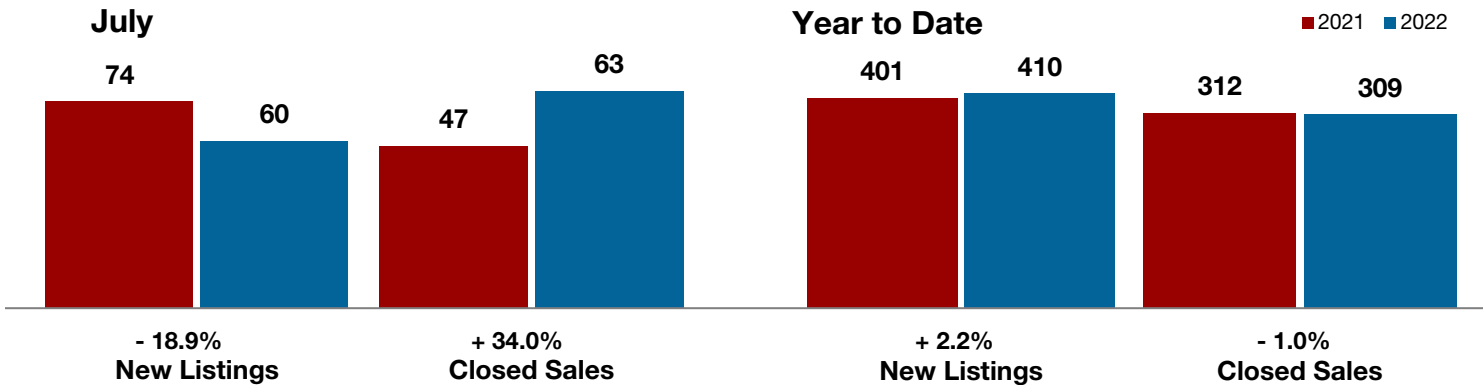
Change in
Closed Sales

Change in
Median Sales Price

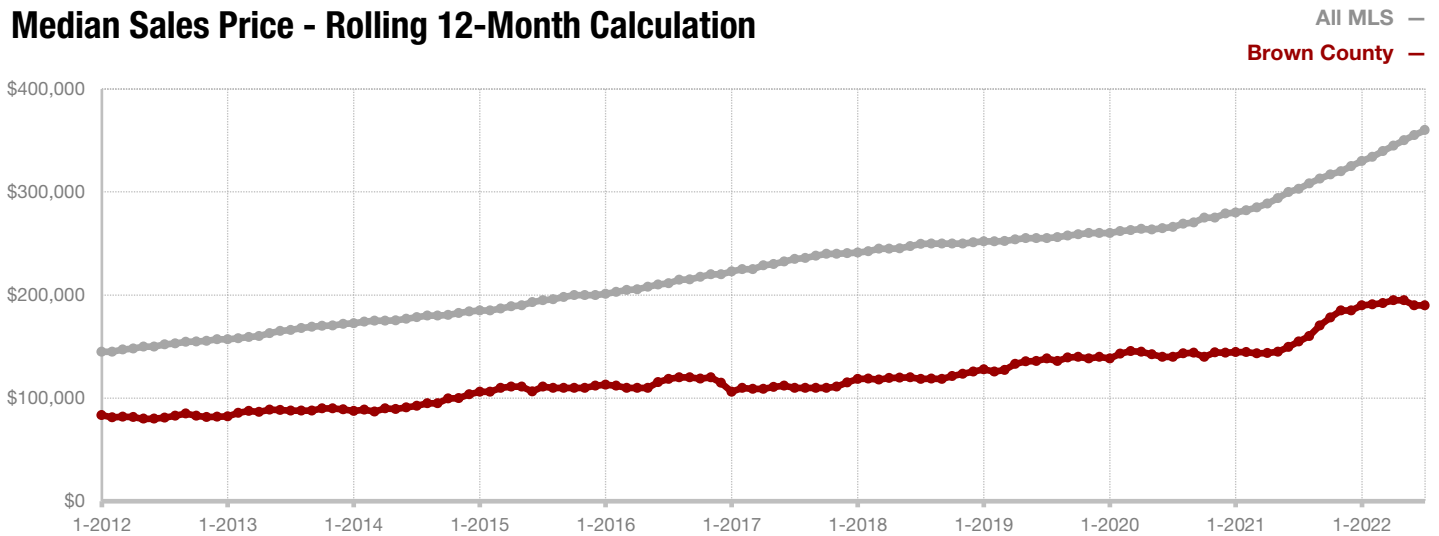
Brown County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	74	60	- 18.9%	401	410	+ 2.2%
Pending Sales	49	40	- 18.4%	321	313	- 2.5%
Closed Sales	47	63	+ 34.0%	312	309	- 1.0%
Average Sales Price*	\$272,933	\$201,976	- 26.0%	\$224,305	\$246,579	+ 9.9%
Median Sales Price*	\$192,500	\$166,450	- 13.5%	\$162,000	\$171,500	+ 5.9%
Percent of Original List Price Received*	99.0%	94.7%	- 4.3%	95.7%	95.4%	- 0.3%
Days on Market Until Sale	38	27	- 28.9%	54	43	- 20.4%
Inventory of Homes for Sale	142	141	- 0.7%	--	--	--
Months Supply of Inventory	3.1	3.2	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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- 18.2%

+ 33.3%

+ 33.1%

Change in
New Listings

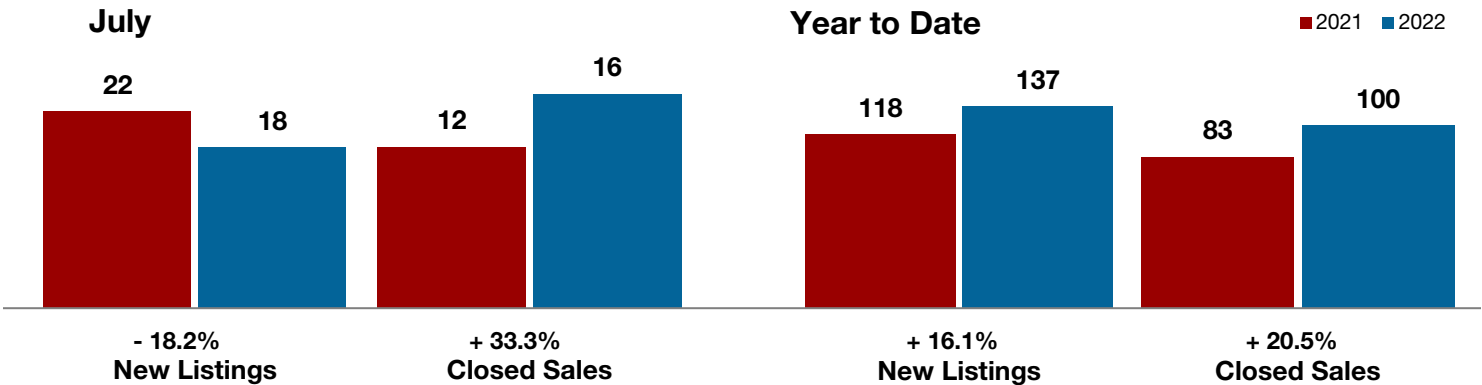
Change in
Closed Sales

Change in
Median Sales Price

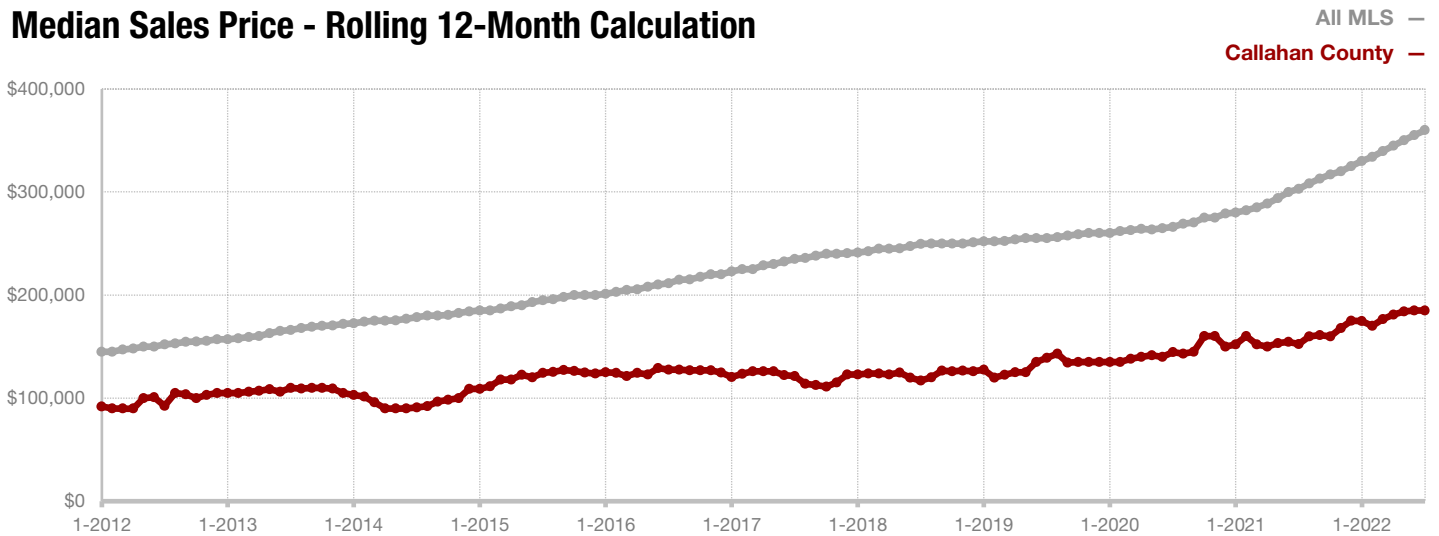
Callahan County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	22	18	- 18.2%	118	137	+ 16.1%
Pending Sales	15	10	- 33.3%	95	102	+ 7.4%
Closed Sales	12	16	+ 33.3%	83	100	+ 20.5%
Average Sales Price*	\$225,703	\$313,506	+ 38.9%	\$195,660	\$236,744	+ 21.0%
Median Sales Price*	\$186,000	\$247,550	+ 33.1%	\$159,900	\$202,500	+ 26.6%
Percent of Original List Price Received*	97.1%	93.3%	- 3.9%	96.9%	95.7%	- 1.2%
Days on Market Until Sale	57	42	- 26.3%	54	38	- 29.6%
Inventory of Homes for Sale	37	40	+ 8.1%	--	--	--
Months Supply of Inventory	2.8	2.7	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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Clay County

-- **0.0%** **+ 20.7%**

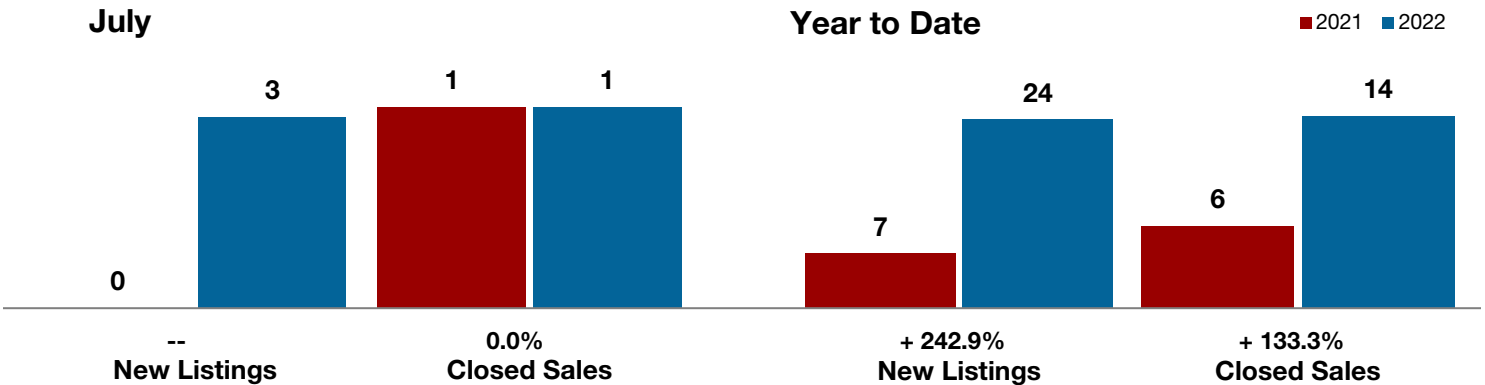
Change in
New Listings

Change in
Closed Sales

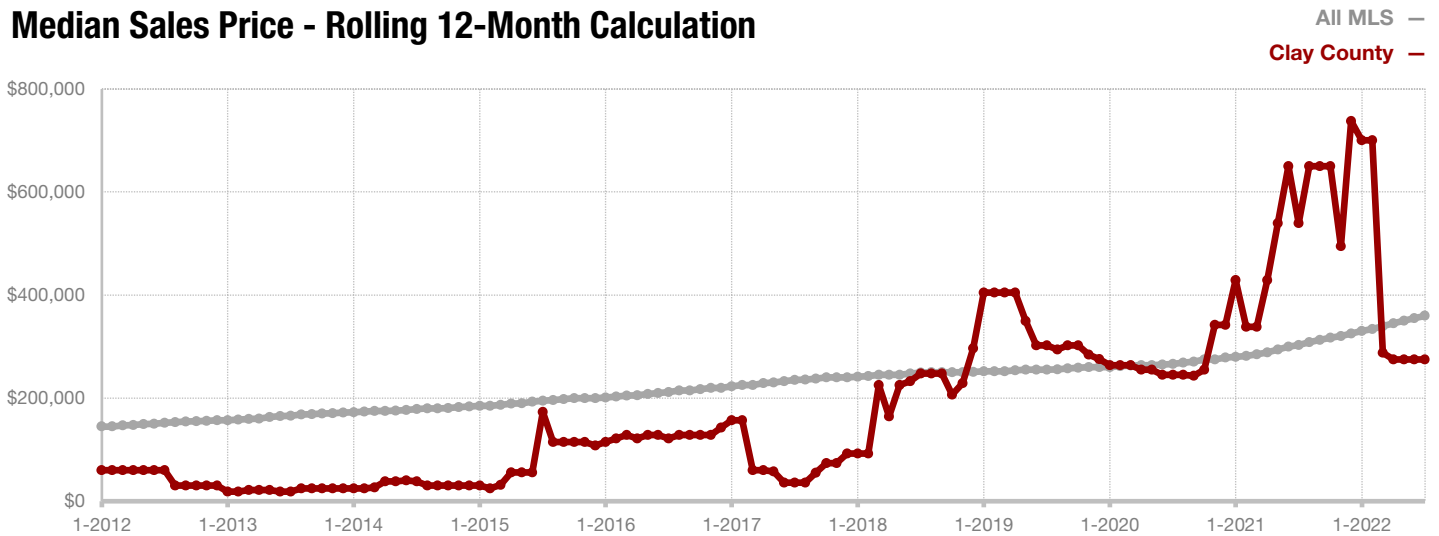
Change in
Median Sales Price

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	0	3	--	7	24	+ 242.9%
Pending Sales	2	0	- 100.0%	7	15	+ 114.3%
Closed Sales	1	1	0.0%	6	14	+ 133.3%
Average Sales Price*	\$290,000	\$350,000	+ 20.7%	\$514,500	\$223,866	- 56.5%
Median Sales Price*	\$290,000	\$350,000	+ 20.7%	\$495,000	\$270,000	- 45.5%
Percent of Original List Price Received*	93.9%	93.4%	- 0.5%	89.9%	95.4%	+ 6.1%
Days on Market Until Sale	51	17	- 66.7%	88	23	- 73.9%
Inventory of Homes for Sale	3	9	+ 200.0%	--	--	--
Months Supply of Inventory	2.0	3.7	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



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+ 77.8%

+ 20.0%

+ 23.7%

Change in
New Listings

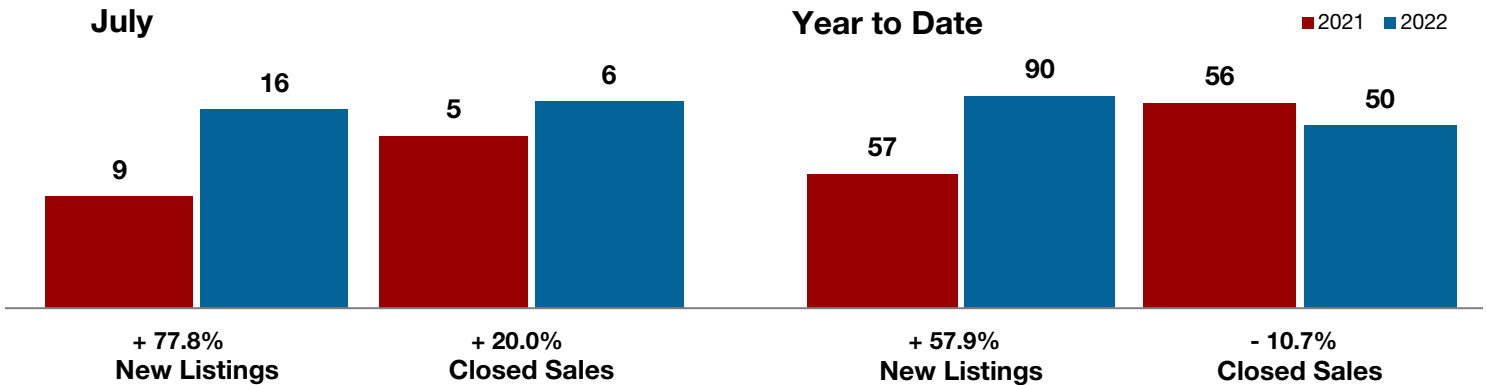
Change in
Closed Sales

Change in
Median Sales Price

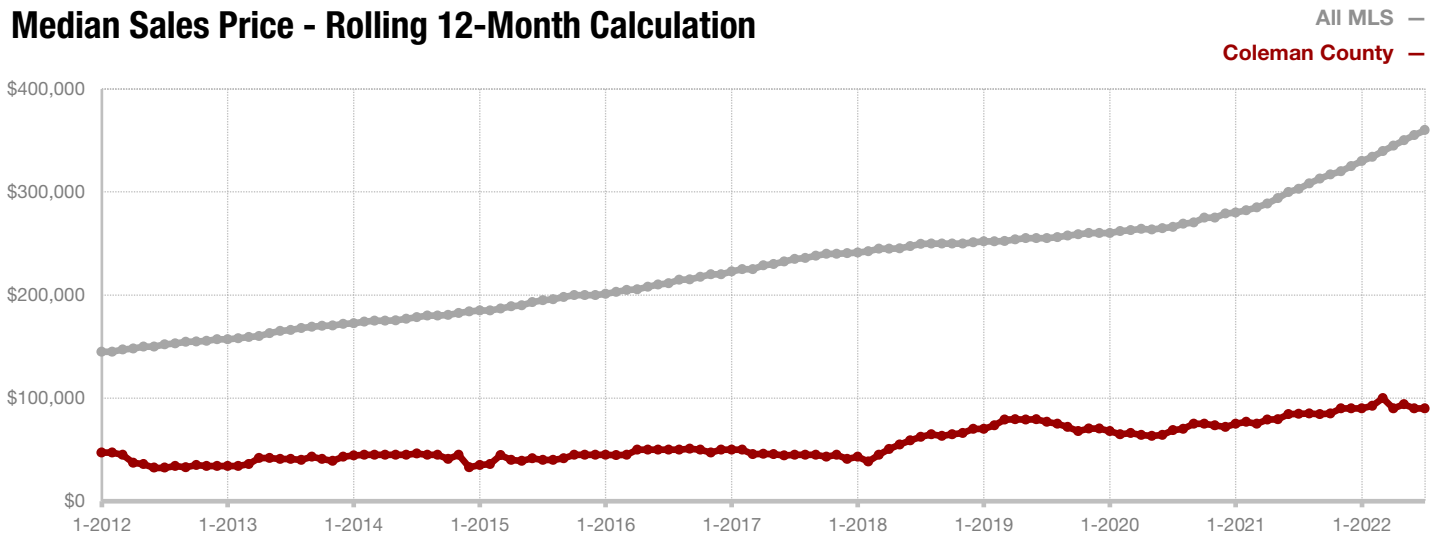
Coleman County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	9	16	+ 77.8%	57	90	+ 57.9%
Pending Sales	6	10	+ 66.7%	58	53	- 8.6%
Closed Sales	5	6	+ 20.0%	56	50	- 10.7%
Average Sales Price*	\$90,600	\$201,783	+ 122.7%	\$221,405	\$213,884	- 3.4%
Median Sales Price*	\$90,000	\$111,350	+ 23.7%	\$87,450	\$76,520	- 12.5%
Percent of Original List Price Received*	79.6%	85.3%	+ 7.2%	89.1%	88.7%	- 0.4%
Days on Market Until Sale	79	49	- 38.0%	109	46	- 57.8%
Inventory of Homes for Sale	25	40	+ 60.0%	--	--	--
Months Supply of Inventory	3.3	5.3	+ 66.7%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



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- 4.6%

- 27.7%

+ 18.7%

Change in
New Listings

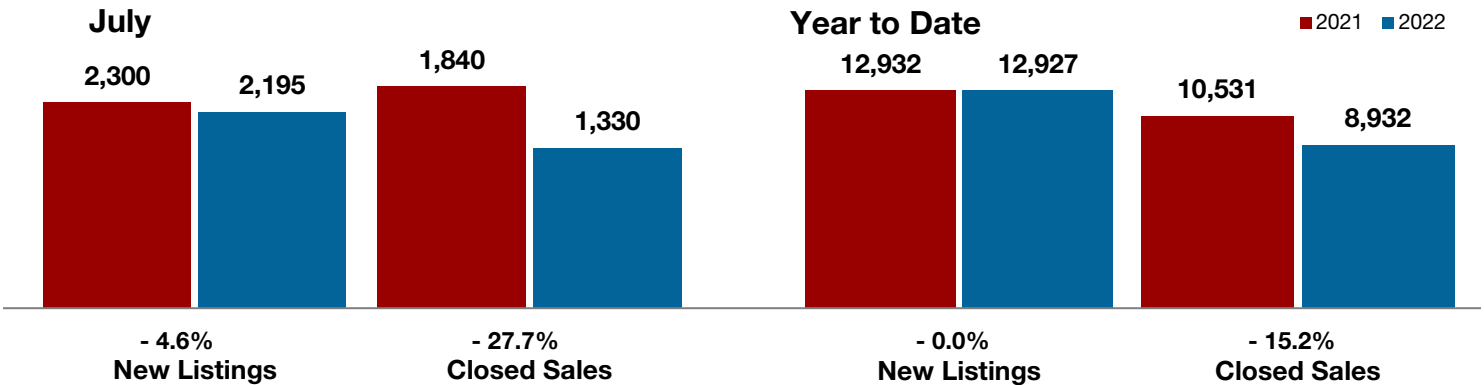
Change in
Closed Sales

Change in
Median Sales Price

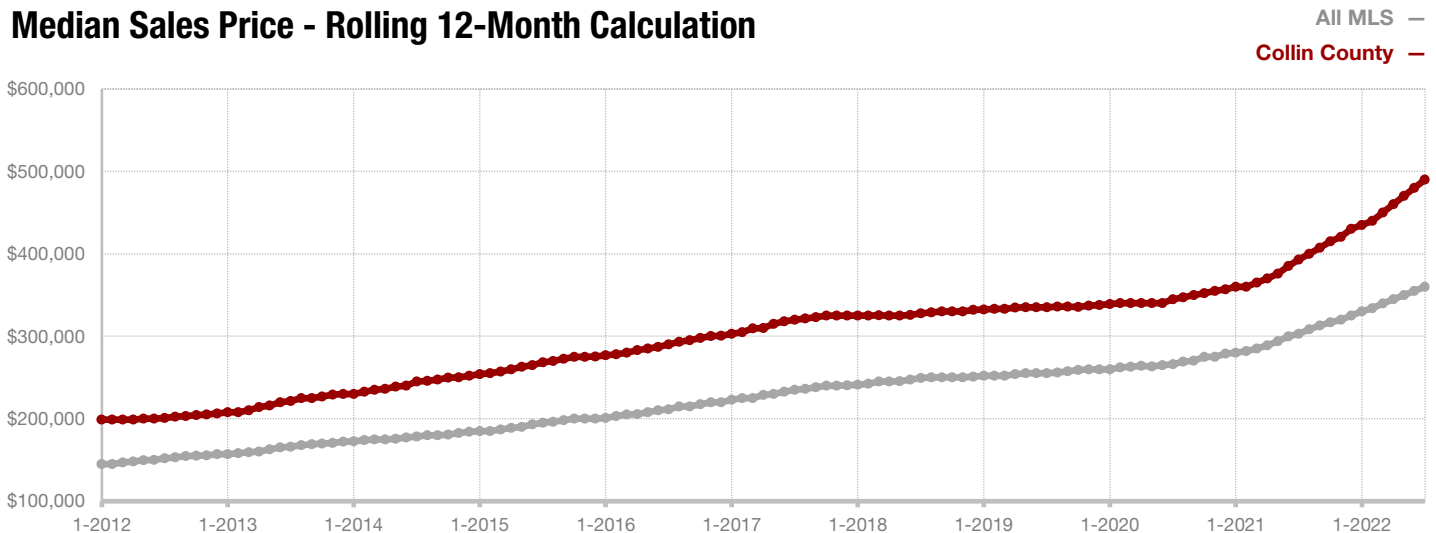
Collin County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	2,300	2,195	- 4.6%	12,932	12,927	- 0.0%
Pending Sales	1,710	1,223	- 28.5%	11,288	9,030	- 20.0%
Closed Sales	1,840	1,330	- 27.7%	10,531	8,932	- 15.2%
Average Sales Price*	\$505,231	\$602,166	+ 19.2%	\$484,693	\$607,293	+ 25.3%
Median Sales Price*	\$450,000	\$534,080	+ 18.7%	\$417,000	\$535,000	+ 28.3%
Percent of Original List Price Received*	105.5%	101.0%	- 4.3%	104.0%	106.0%	+ 1.9%
Days on Market Until Sale	14	19	+ 35.7%	21	17	- 19.0%
Inventory of Homes for Sale	1,946	3,256	+ 67.3%	--	--	--
Months Supply of Inventory	1.2	2.4	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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+ 17.9%

+ 33.3%

+ 3.8%

Change in
New Listings

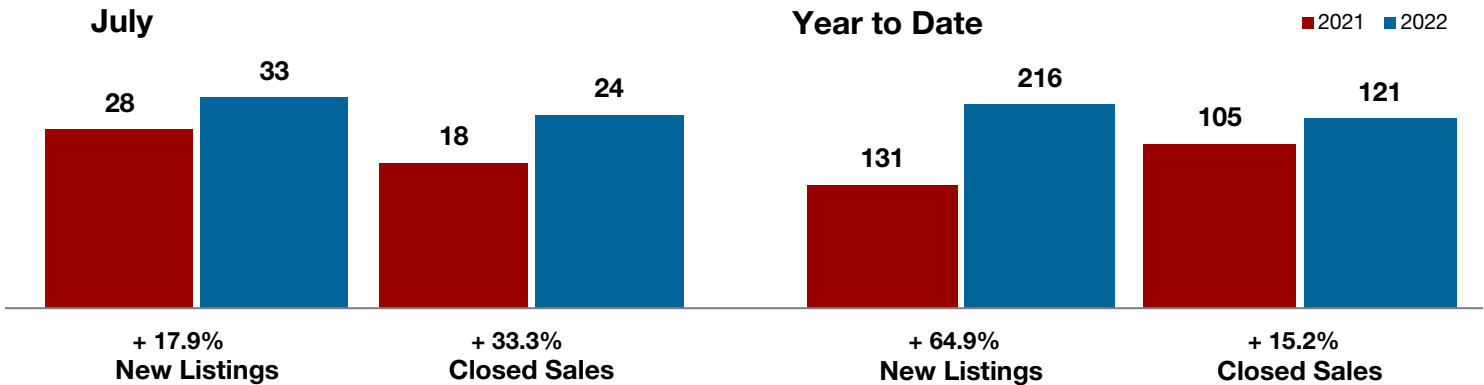
Change in
Closed Sales

Change in
Median Sales Price

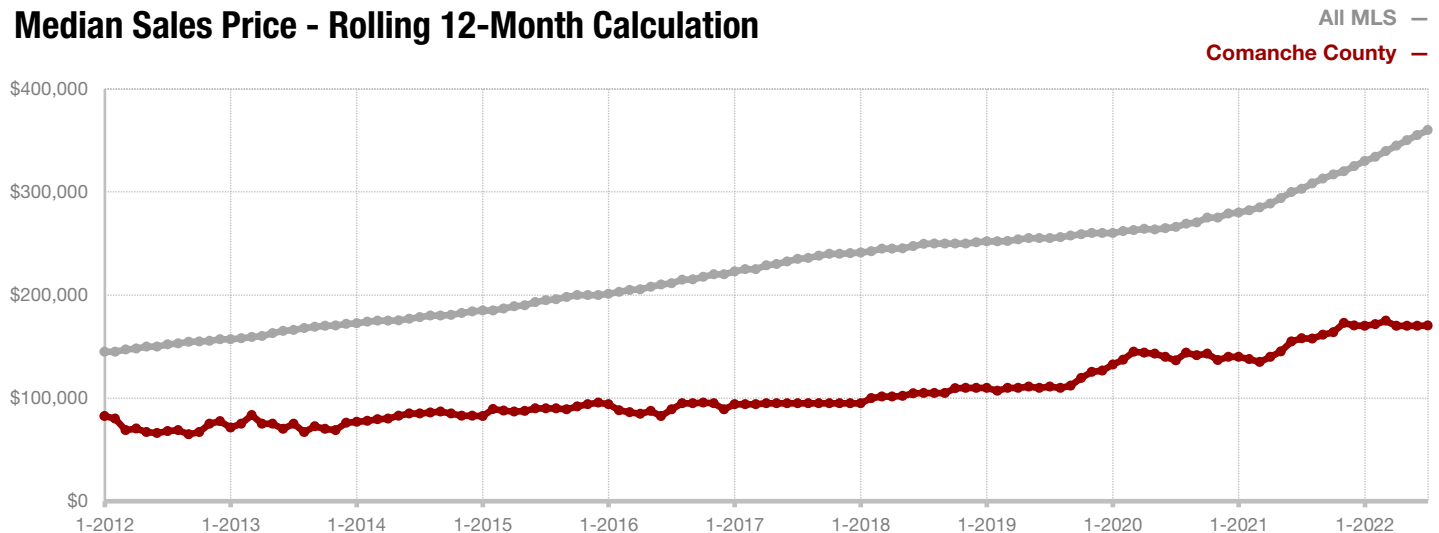
Comanche County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	28	33	+ 17.9%	131	216	+ 64.9%
Pending Sales	14	18	+ 28.6%	99	128	+ 29.3%
Closed Sales	18	24	+ 33.3%	105	121	+ 15.2%
Average Sales Price*	\$261,717	\$194,642	- 25.6%	\$288,089	\$246,052	- 14.6%
Median Sales Price*	\$170,000	\$176,450	+ 3.8%	\$175,000	\$172,500	- 1.4%
Percent of Original List Price Received*	91.9%	97.1%	+ 5.7%	92.4%	91.7%	- 0.8%
Days on Market Until Sale	68	50	- 26.5%	72	50	- 30.6%
Inventory of Homes for Sale	59	87	+ 47.5%	--	--	--
Months Supply of Inventory	4.0	5.6	+ 50.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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- 29.3%

- 33.8%

- 5.5%

Change in
New Listings

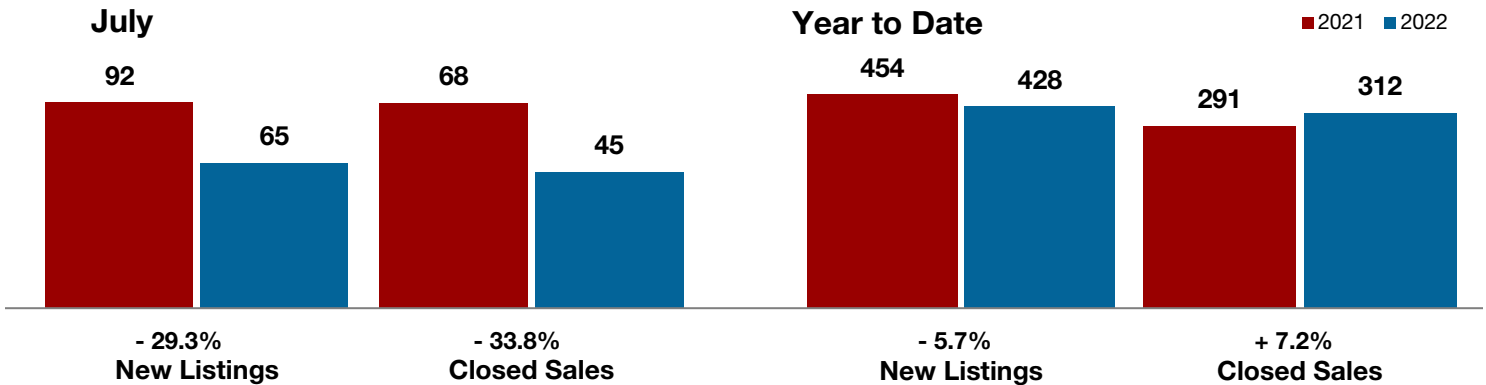
Change in
Closed Sales

Change in
Median Sales Price

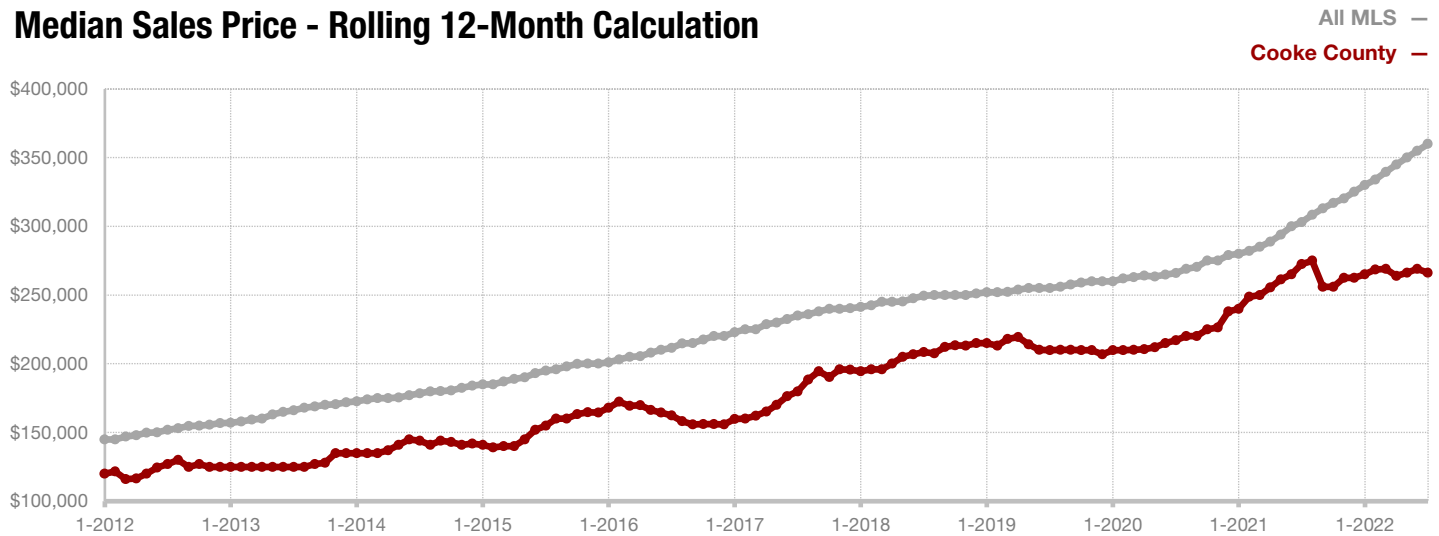
Cooke County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	92	65	- 29.3%	454	428	- 5.7%
Pending Sales	61	41	- 32.8%	327	304	- 7.0%
Closed Sales	68	45	- 33.8%	291	312	+ 7.2%
Average Sales Price*	\$438,605	\$537,863	+ 22.6%	\$397,128	\$434,385	+ 9.4%
Median Sales Price*	\$301,445	\$285,000	- 5.5%	\$283,434	\$278,500	- 1.7%
Percent of Original List Price Received*	100.1%	97.3%	- 2.8%	98.6%	98.0%	- 0.6%
Days on Market Until Sale	20	28	+ 40.0%	41	31	- 24.4%
Inventory of Homes for Sale	152	121	- 20.4%	--	--	--
Months Supply of Inventory	3.5	2.7	- 25.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



- 6.6%

- 22.8%

+ 12.5%

Change in
New Listings

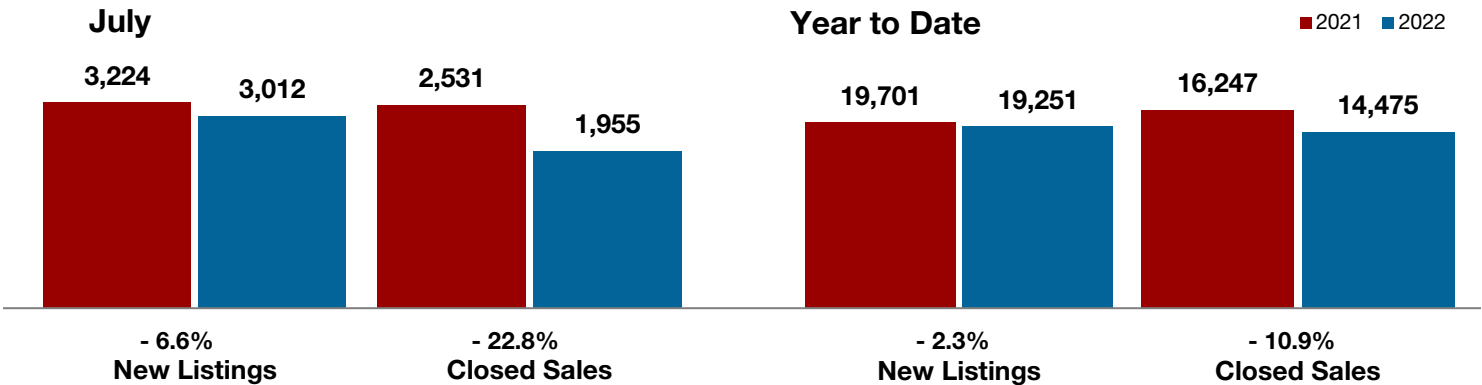
Change in
Closed Sales

Change in
Median Sales Price

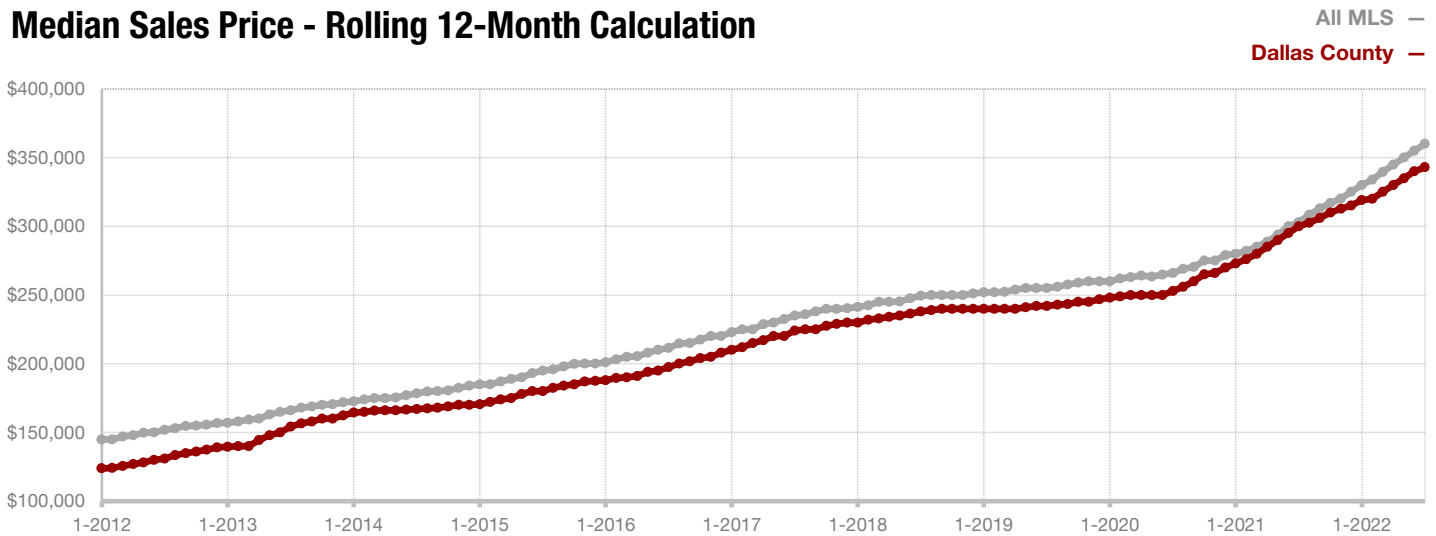
Dallas County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	3,224	3,012	- 6.6%	19,701	19,251	- 2.3%
Pending Sales	2,420	2,004	- 17.2%	17,003	14,936	- 12.2%
Closed Sales	2,531	1,955	- 22.8%	16,247	14,475	- 10.9%
Average Sales Price*	\$463,111	\$494,328	+ 6.7%	\$461,327	\$506,444	+ 9.8%
Median Sales Price*	\$320,000	\$360,000	+ 12.5%	\$314,500	\$361,000	+ 14.8%
Percent of Original List Price Received*	101.1%	100.9%	- 0.2%	99.9%	103.0%	+ 3.1%
Days on Market Until Sale	20	16	- 20.0%	30	19	- 36.7%
Inventory of Homes for Sale	3,653	3,910	+ 7.0%	--	--	--
Months Supply of Inventory	1.6	1.8	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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+ 28.6%

+ 166.7%

+ 0.9%

Change in
New Listings

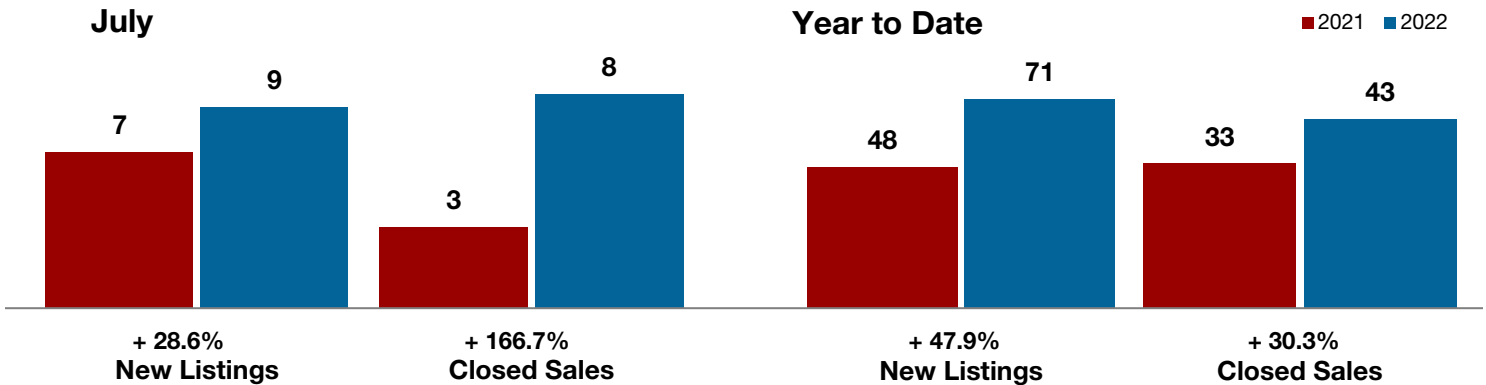
Change in
Closed Sales

Change in
Median Sales Price

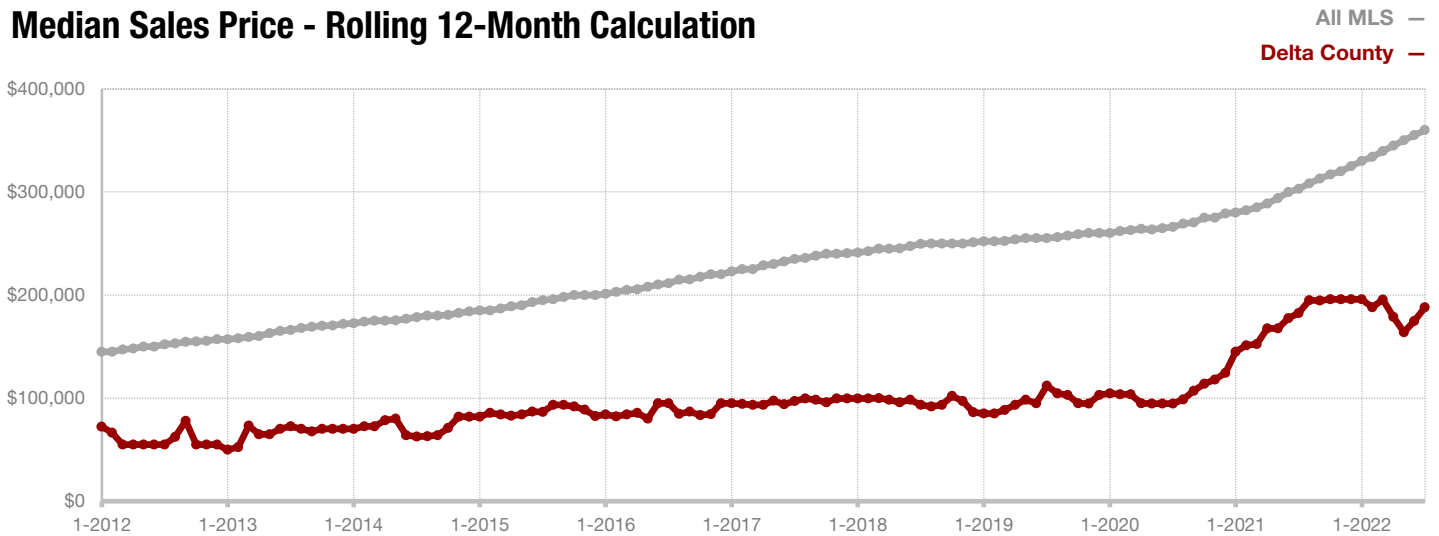
Delta County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	7	9	+ 28.6%	48	71	+ 47.9%
Pending Sales	7	7	0.0%	37	43	+ 16.2%
Closed Sales	3	8	+ 166.7%	33	43	+ 30.3%
Average Sales Price*	\$311,500	\$339,529	+ 9.0%	\$247,808	\$265,030	+ 6.9%
Median Sales Price*	\$277,500	\$280,000	+ 0.9%	\$200,000	\$182,000	- 9.0%
Percent of Original List Price Received*	97.0%	90.5%	- 6.7%	97.3%	94.2%	- 3.2%
Days on Market Until Sale	9	33	+ 266.7%	39	34	- 12.8%
Inventory of Homes for Sale	12	24	+ 100.0%	--	--	--
Months Supply of Inventory	2.5	3.8	+ 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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+ 8.5%

- 19.3%

+ 18.2%

Change in
New Listings

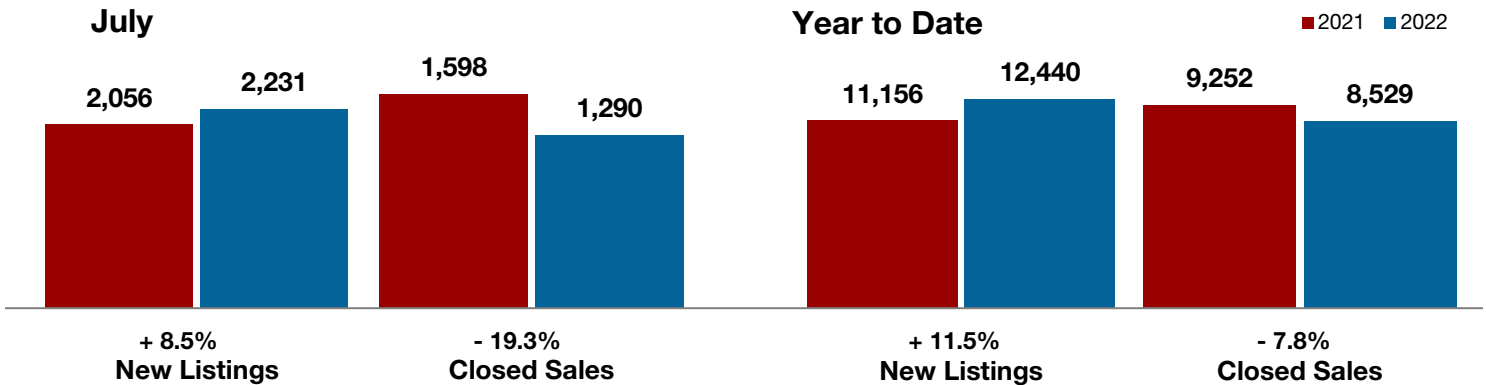
Change in
Closed Sales

Change in
Median Sales Price

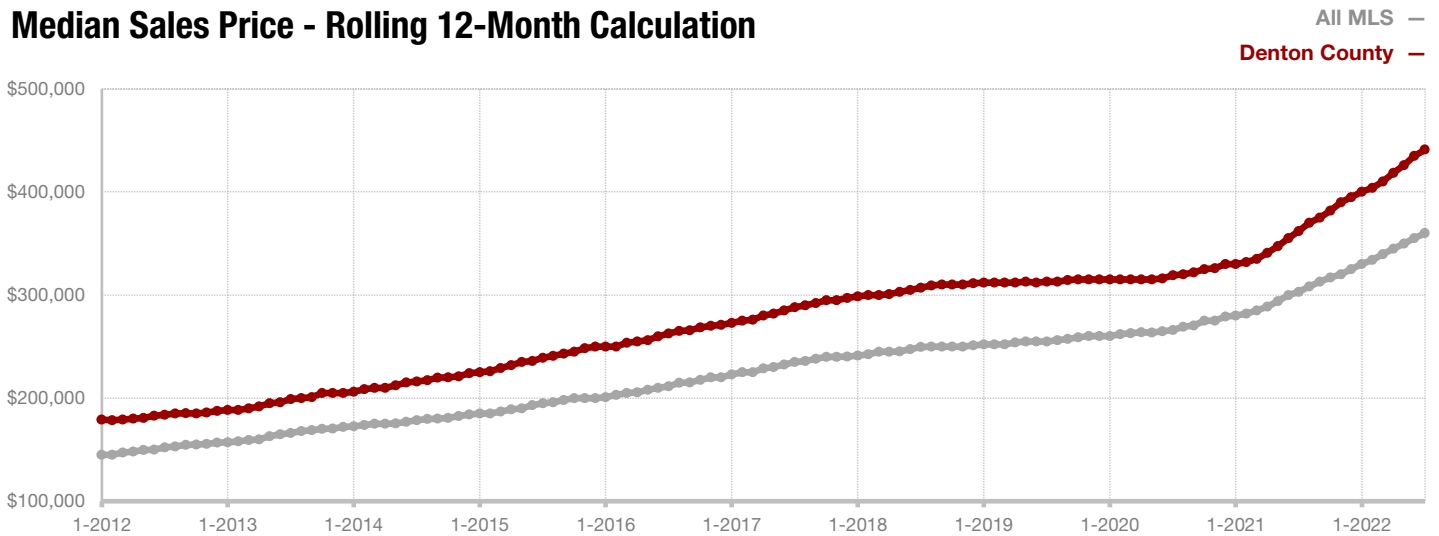
Denton County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	2,056	2,231	+ 8.5%	11,156	12,440	+ 11.5%
Pending Sales	1,546	1,283	- 17.0%	9,855	8,929	- 9.4%
Closed Sales	1,598	1,290	- 19.3%	9,252	8,529	- 7.8%
Average Sales Price*	\$480,035	\$563,292	+ 17.3%	\$455,025	\$559,453	+ 22.9%
Median Sales Price*	\$406,000	\$479,950	+ 18.2%	\$384,000	\$470,000	+ 22.4%
Percent of Original List Price Received*	104.8%	101.2%	- 3.4%	103.2%	104.9%	+ 1.6%
Days on Market Until Sale	15	16	+ 6.7%	20	18	- 10.0%
Inventory of Homes for Sale	1,756	3,155	+ 79.7%	--	--	--
Months Supply of Inventory	1.2	2.4	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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- 25.6%

+ 41.2%

- 9.0%

Change in
New Listings

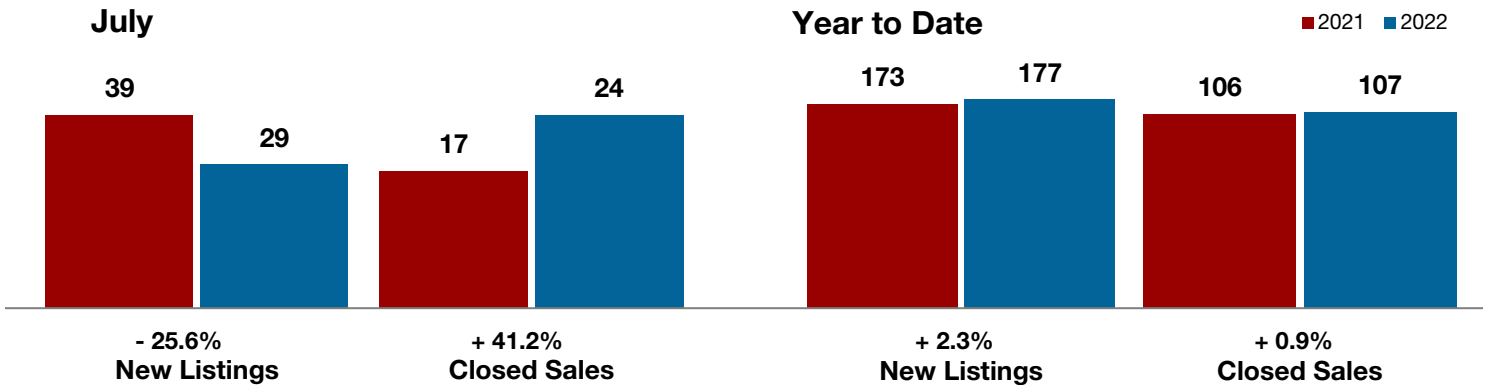
Change in
Closed Sales

Change in
Median Sales Price

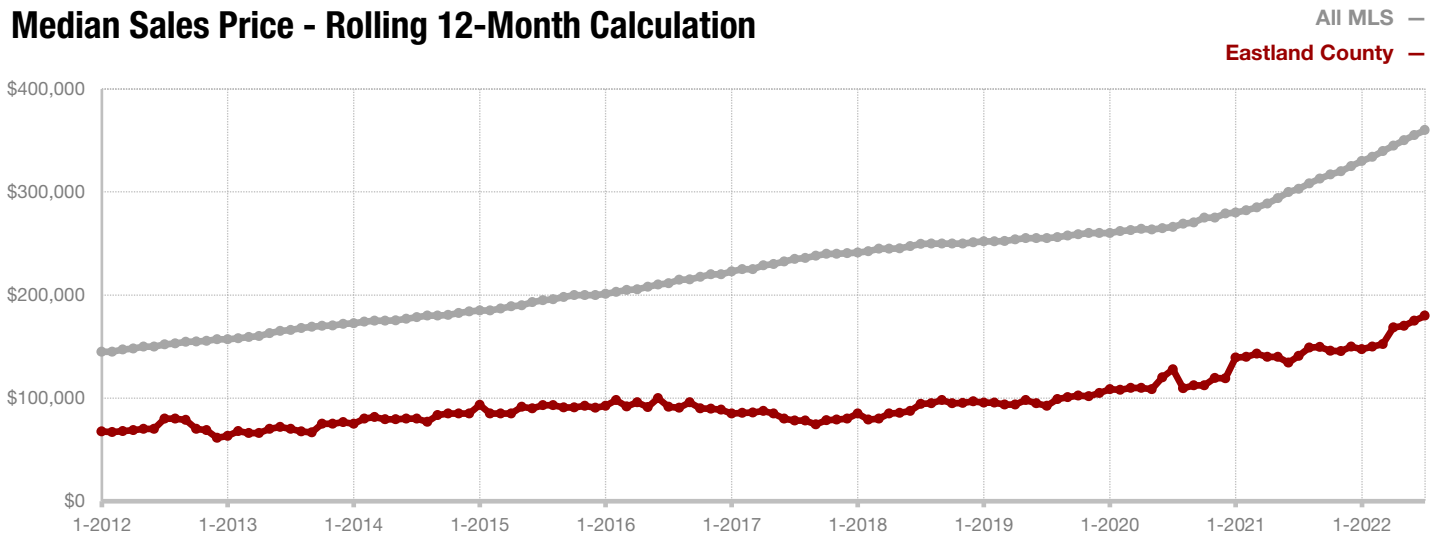
Eastland County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	39	29	- 25.6%	173	177	+ 2.3%
Pending Sales	28	15	- 46.4%	135	111	- 17.8%
Closed Sales	17	24	+ 41.2%	106	107	+ 0.9%
Average Sales Price*	\$259,671	\$257,293	- 0.9%	\$237,665	\$268,488	+ 13.0%
Median Sales Price*	\$211,500	\$192,500	- 9.0%	\$148,000	\$190,000	+ 28.4%
Percent of Original List Price Received*	92.7%	91.9%	- 0.9%	92.7%	94.6%	+ 2.0%
Days on Market Until Sale	83	55	- 33.7%	96	72	- 25.0%
Inventory of Homes for Sale	67	77	+ 14.9%	--	--	--
Months Supply of Inventory	4.0	4.9	+ 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 – July 2022

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



+ 1.9%

+ 17.9%

+ 18.4%

Change in
New Listings

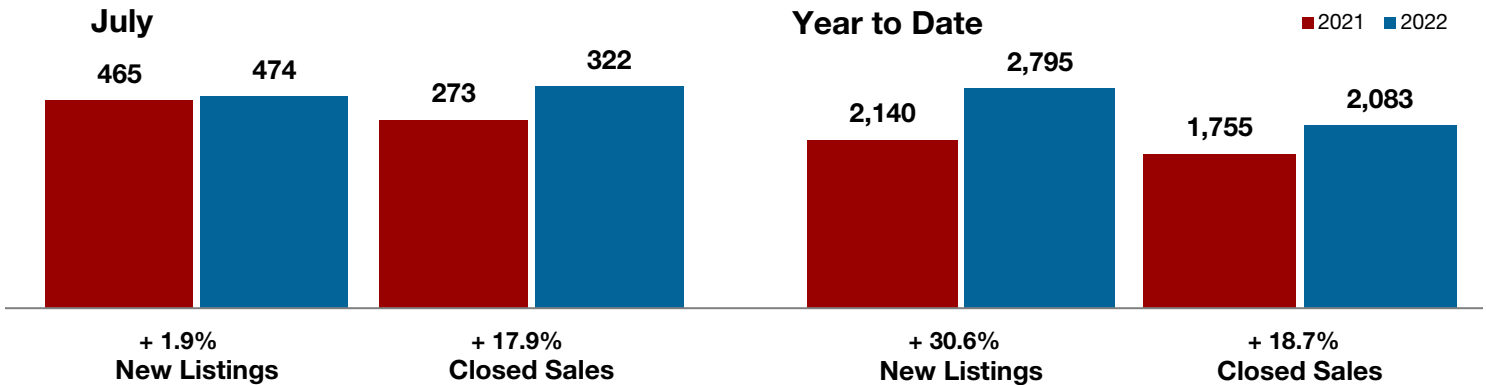
Change in
Closed Sales

Change in
Median Sales Price

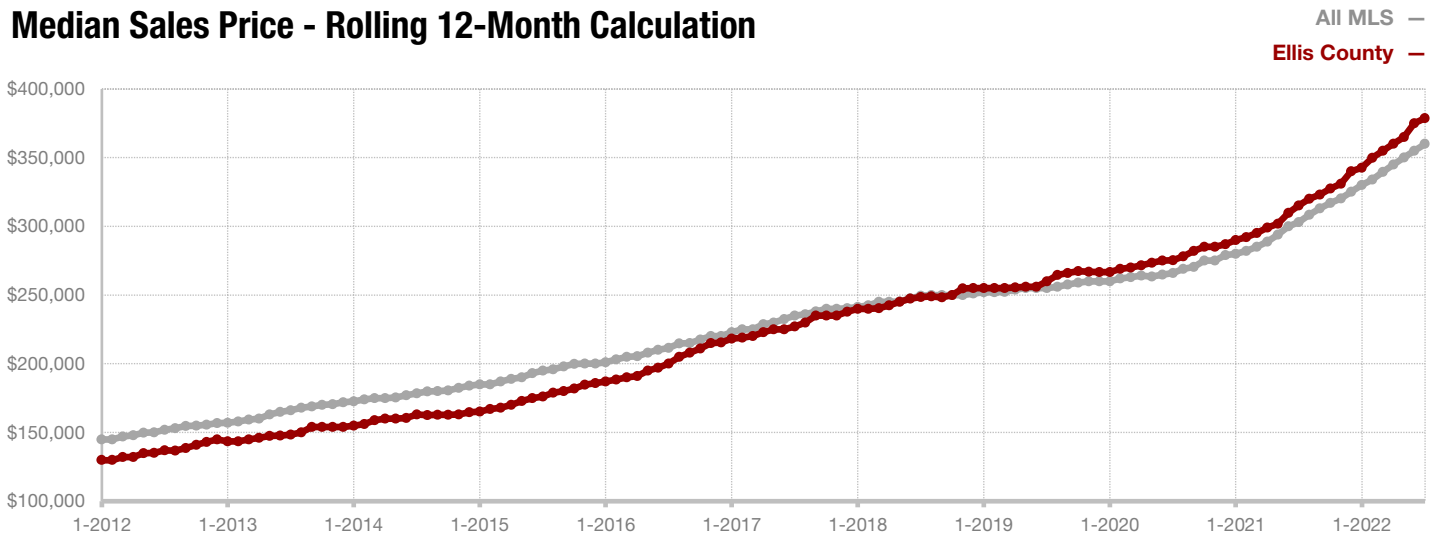
Ellis County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	465	474	+ 1.9%	2,140	2,795	+ 30.6%
Pending Sales	315	298	- 5.4%	1,874	2,118	+ 13.0%
Closed Sales	273	322	+ 17.9%	1,755	2,083	+ 18.7%
Average Sales Price*	\$368,855	\$436,486	+ 18.3%	\$346,523	\$430,597	+ 24.3%
Median Sales Price*	\$339,000	\$401,240	+ 18.4%	\$324,900	\$395,000	+ 21.6%
Percent of Original List Price Received*	102.3%	99.7%	- 2.5%	101.1%	101.4%	+ 0.3%
Days on Market Until Sale	16	23	+ 43.8%	27	28	+ 3.7%
Inventory of Homes for Sale	450	810	+ 80.0%	--	--	--
Months Supply of Inventory	1.6	2.7	+ 50.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



- 10.9%

Change in
New Listings

- 7.1%

Change in
Closed Sales

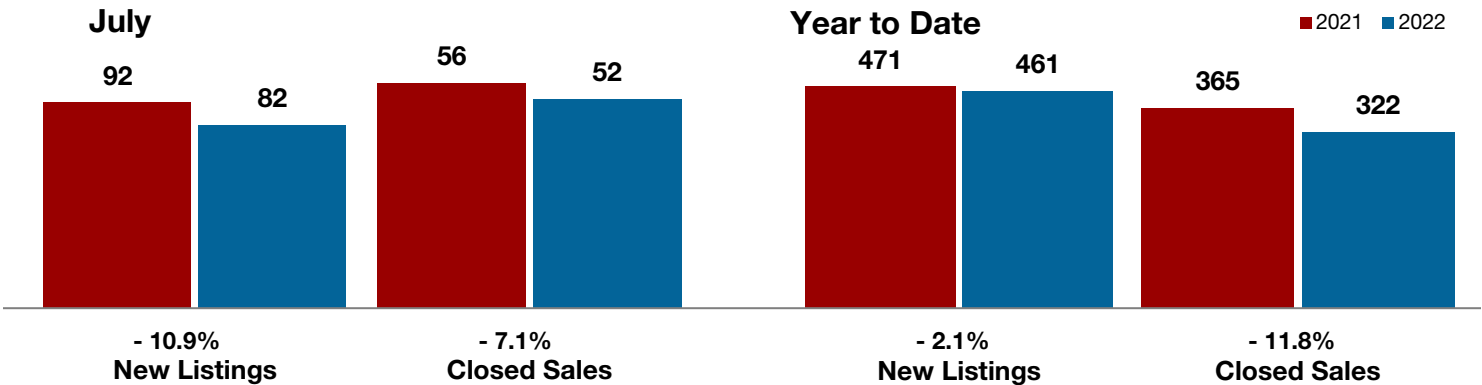
- 0.0%

Change in
Median Sales Price

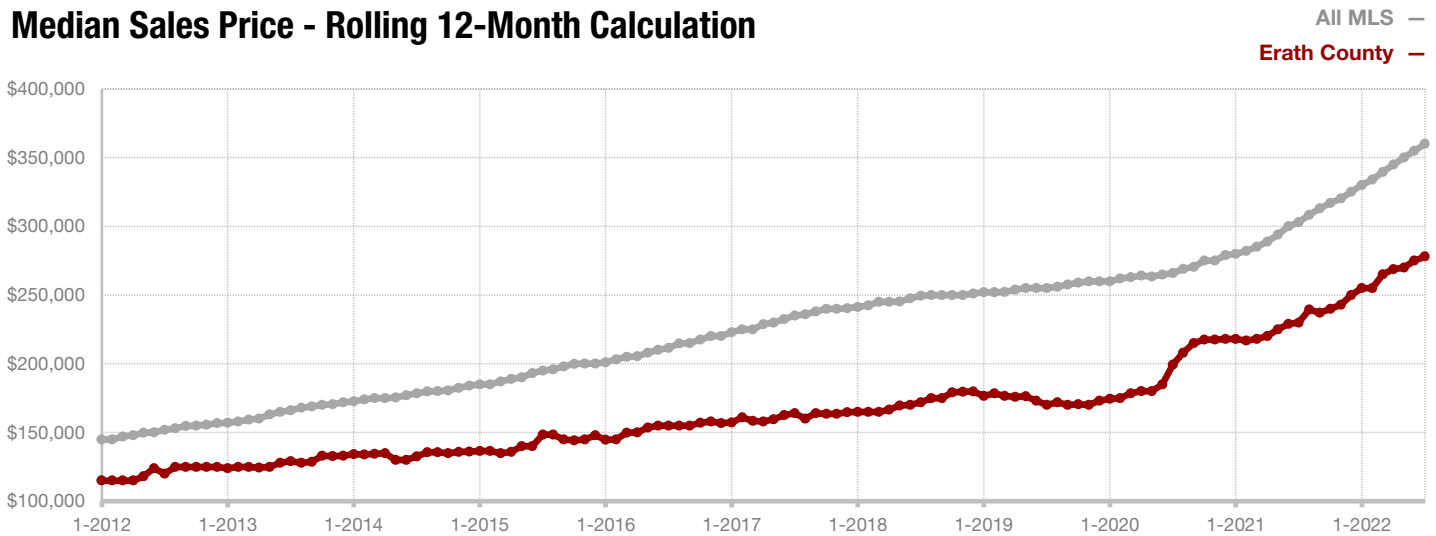
Erath County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	92	82	- 10.9%	471	461	- 2.1%
Pending Sales	61	42	- 31.1%	382	317	- 17.0%
Closed Sales	56	52	- 7.1%	365	322	- 11.8%
Average Sales Price*	\$406,296	\$331,232	- 18.5%	\$355,934	\$380,156	+ 6.8%
Median Sales Price*	\$262,555	\$262,500	- 0.0%	\$240,000	\$282,500	+ 17.7%
Percent of Original List Price Received*	97.7%	95.7%	- 2.0%	97.0%	96.4%	- 0.6%
Days on Market Until Sale	36	36	0.0%	47	48	+ 2.1%
Inventory of Homes for Sale	136	159	+ 16.9%	--	--	--
Months Supply of Inventory	2.6	3.5	+ 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 4.3%

- 25.9%

+ 55.5%

Change in
New Listings

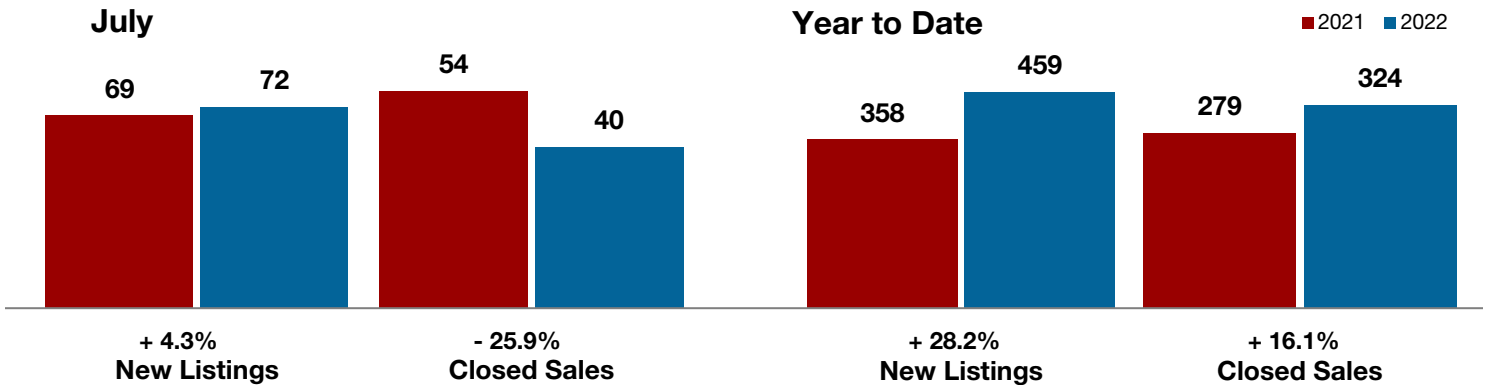
Change in
Closed Sales

Change in
Median Sales Price

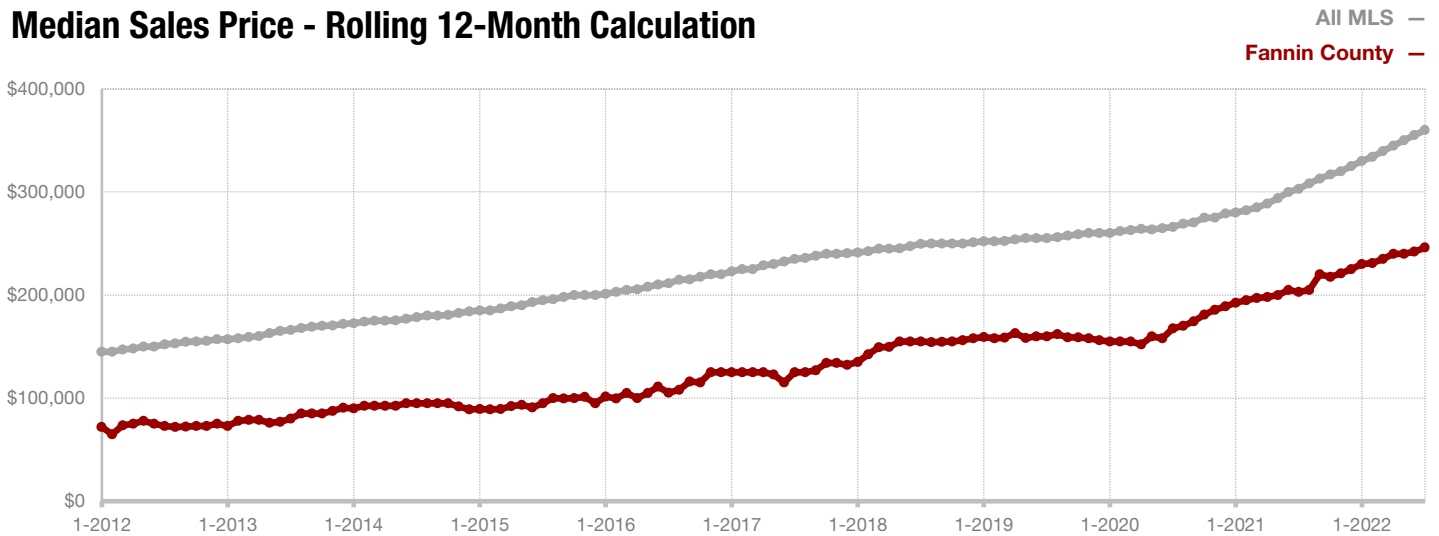
Fannin County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	69	72	+ 4.3%	358	459	+ 28.2%
Pending Sales	31	44	+ 41.9%	278	309	+ 11.2%
Closed Sales	54	40	- 25.9%	279	324	+ 16.1%
Average Sales Price*	\$310,633	\$395,860	+ 27.4%	\$277,215	\$333,341	+ 20.2%
Median Sales Price*	\$220,000	\$342,000	+ 55.5%	\$217,200	\$275,000	+ 26.6%
Percent of Original List Price Received*	96.3%	98.3%	+ 2.1%	95.4%	97.5%	+ 2.2%
Days on Market Until Sale	37	20	- 45.9%	49	36	- 26.5%
Inventory of Homes for Sale	128	214	+ 67.2%	--	--	--
Months Supply of Inventory	3.5	4.7	+ 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 – July 2022

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



- 4.8%

+ 44.4%

+ 8.8%

Change in
New Listings

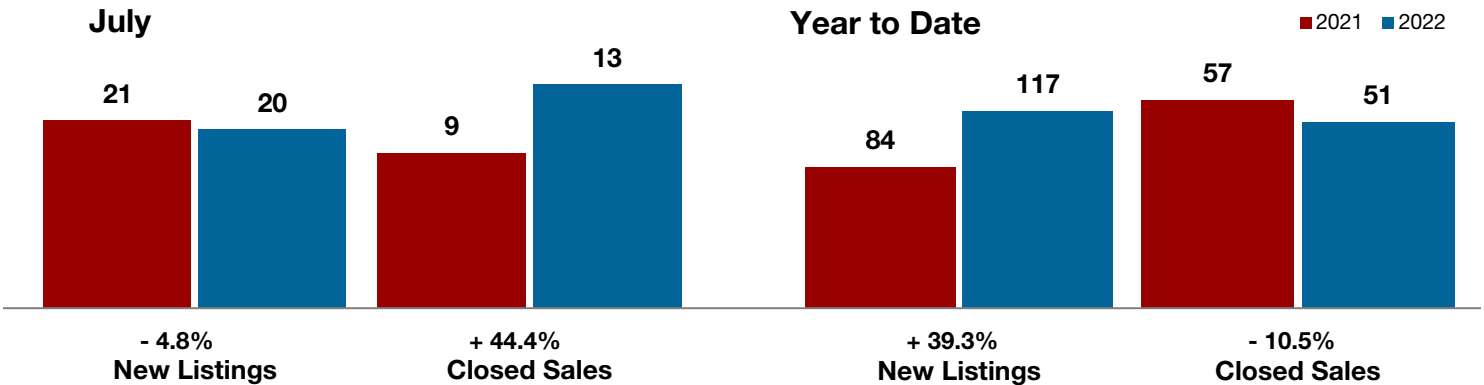
Change in
Closed Sales

Change in
Median Sales Price

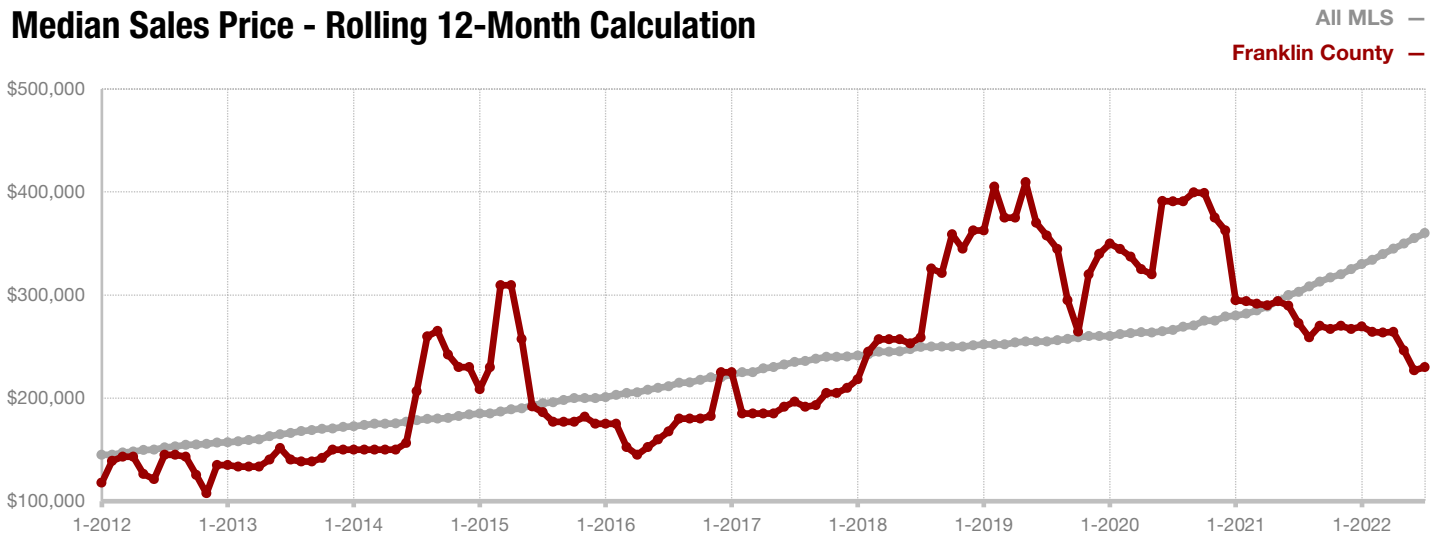
Franklin County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	21	20	- 4.8%	84	117	+ 39.3%
Pending Sales	3	13	+ 333.3%	55	68	+ 23.6%
Closed Sales	9	13	+ 44.4%	57	51	- 10.5%
Average Sales Price*	\$335,156	\$328,423	- 2.0%	\$472,205	\$318,665	- 32.5%
Median Sales Price*	\$199,900	\$217,500	+ 8.8%	\$235,000	\$190,000	- 19.1%
Percent of Original List Price Received*	95.7%	91.7%	- 4.2%	95.4%	94.0%	- 1.5%
Days on Market Until Sale	28	42	+ 50.0%	46	40	- 13.0%
Inventory of Homes for Sale	38	48	+ 26.3%	--	--	--
Months Supply of Inventory	4.5	4.8	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 – July 2022

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



- 22.2%

+ 29.4%

- 8.2%

Change in
New Listings

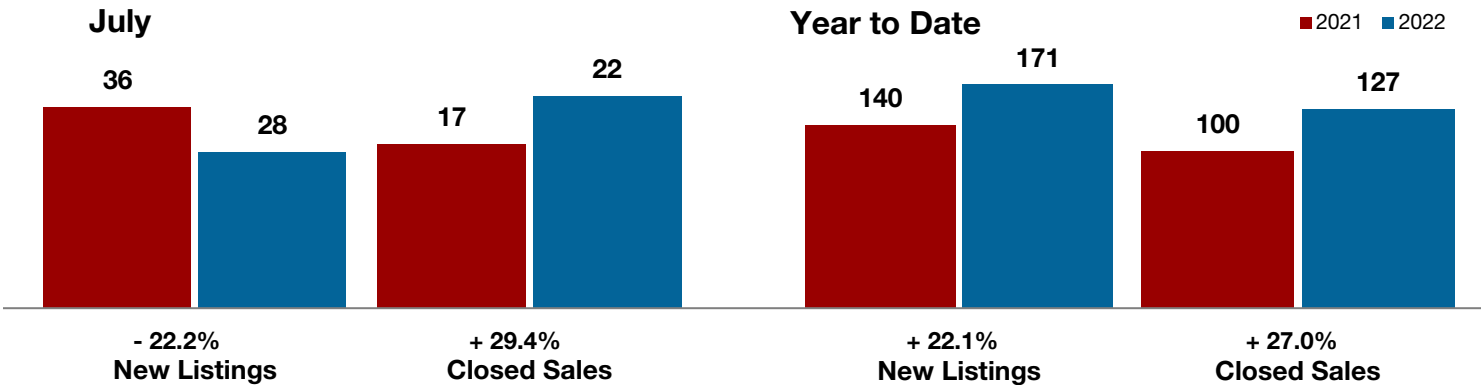
Change in
Closed Sales

Change in
Median Sales Price

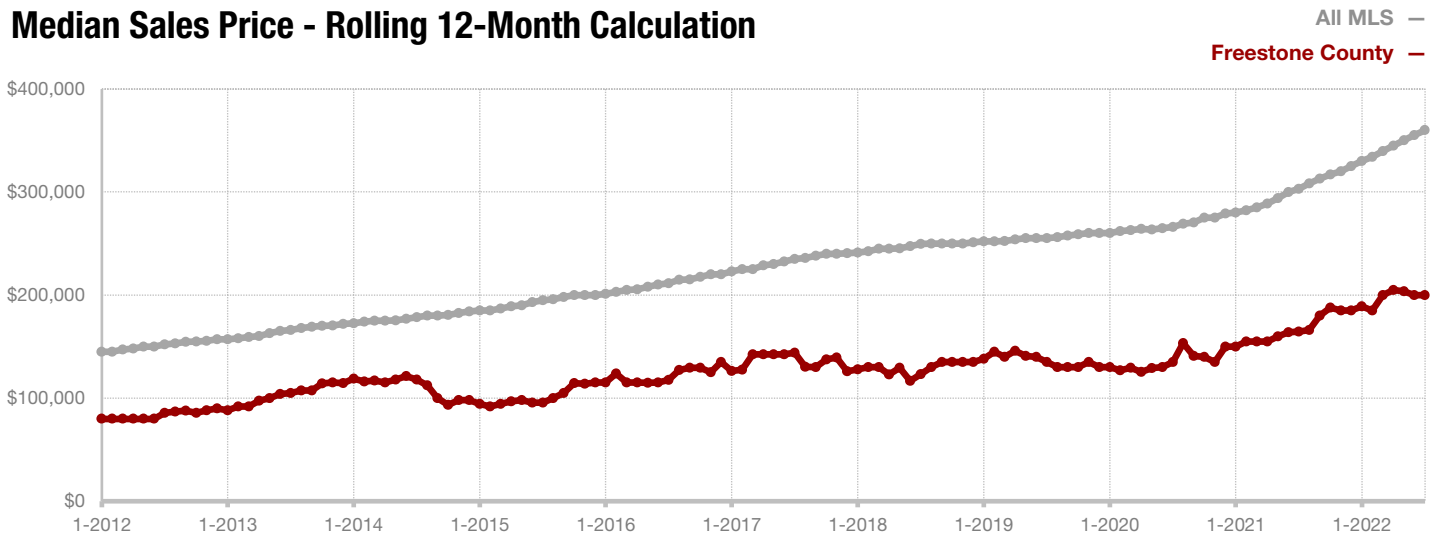
Freestone County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	36	28	- 22.2%	140	171	+ 22.1%
Pending Sales	14	15	+ 7.1%	98	118	+ 20.4%
Closed Sales	17	22	+ 29.4%	100	127	+ 27.0%
Average Sales Price*	\$295,853	\$279,636	- 5.5%	\$222,480	\$316,304	+ 42.2%
Median Sales Price*	\$202,000	\$185,500	- 8.2%	\$181,000	\$210,000	+ 16.0%
Percent of Original List Price Received*	96.8%	93.5%	- 3.4%	94.5%	94.3%	- 0.2%
Days on Market Until Sale	33	32	- 3.0%	51	54	+ 5.9%
Inventory of Homes for Sale	61	63	+ 3.3%	--	--	--
Months Supply of Inventory	4.2	3.6	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 23.3%

Change in
New Listings

- 8.6%

Change in
Closed Sales

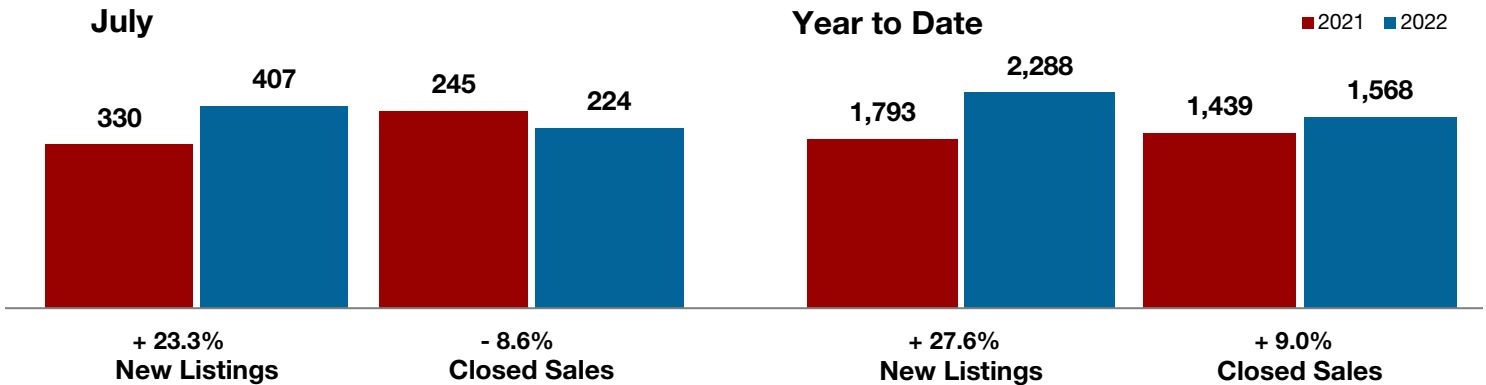
+ 11.6%

Change in
Median Sales Price

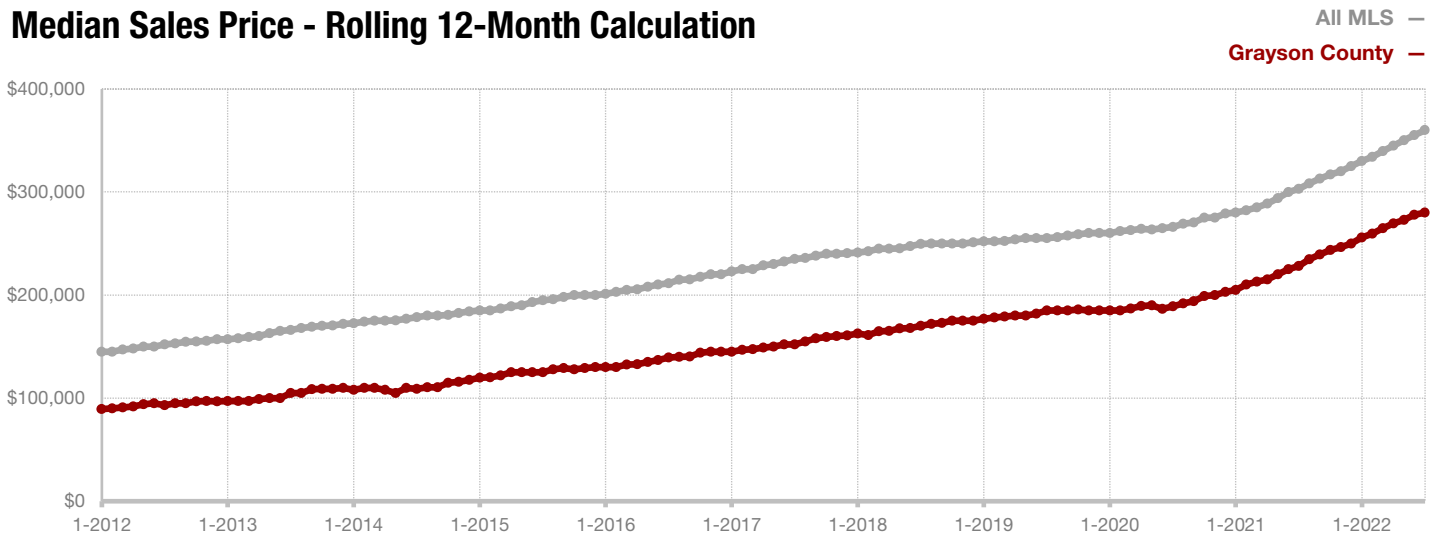
Grayson County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	330	407	+ 23.3%	1,793	2,288	+ 27.6%
Pending Sales	261	217	- 16.9%	1,533	1,630	+ 6.3%
Closed Sales	245	224	- 8.6%	1,439	1,568	+ 9.0%
Average Sales Price*	\$283,397	\$342,564	+ 20.9%	\$289,416	\$363,855	+ 25.7%
Median Sales Price*	\$250,000	\$279,000	+ 11.6%	\$243,500	\$293,346	+ 20.5%
Percent of Original List Price Received*	99.3%	97.8%	- 1.5%	98.6%	99.7%	+ 1.1%
Days on Market Until Sale	24	25	+ 4.2%	40	28	- 30.0%
Inventory of Homes for Sale	428	728	+ 70.1%	--	--	--
Months Supply of Inventory	2.0	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 – July 2022

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



- 17.4%

- 25.0%

+ 34.0%

Change in
New Listings

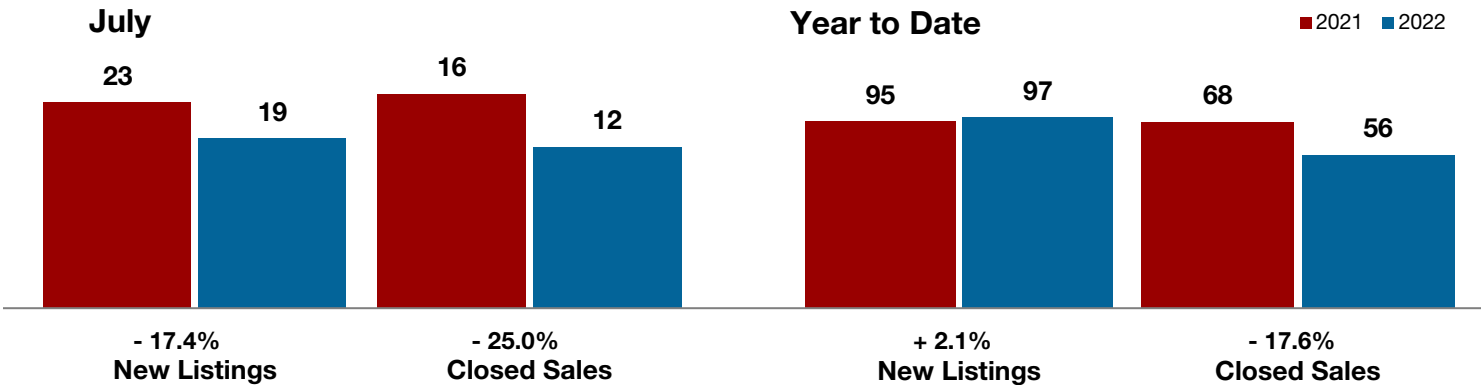
Change in
Closed Sales

Change in
Median Sales Price

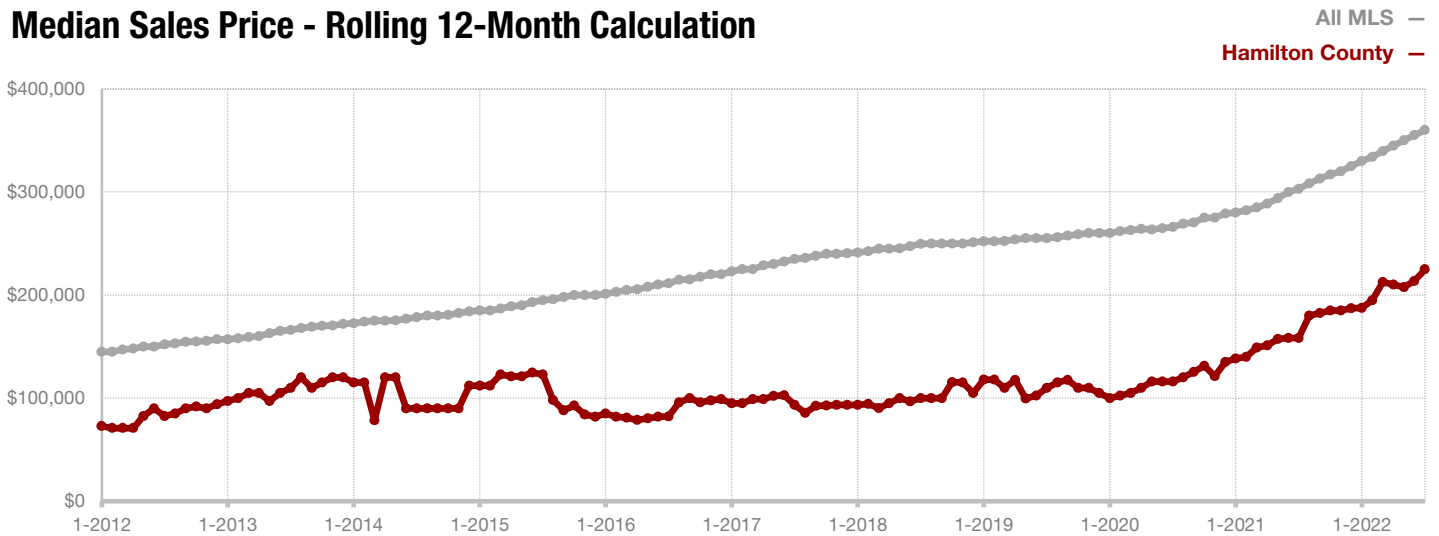
Hamilton County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	23	19	- 17.4%	95	97	+ 2.1%
Pending Sales	15	7	- 53.3%	81	56	- 30.9%
Closed Sales	16	12	- 25.0%	68	56	- 17.6%
Average Sales Price*	\$342,781	\$279,075	- 18.6%	\$352,182	\$308,458	- 12.4%
Median Sales Price*	\$215,000	\$288,000	+ 34.0%	\$174,850	\$221,000	+ 26.4%
Percent of Original List Price Received*	92.8%	94.1%	+ 1.4%	91.1%	93.2%	+ 2.3%
Days on Market Until Sale	39	34	- 12.8%	95	51	- 46.3%
Inventory of Homes for Sale	39	38	- 2.6%	--	--	--
Months Supply of Inventory	3.9	5.2	+ 25.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 50.0%

- 100.0%

--

Change in
New Listings

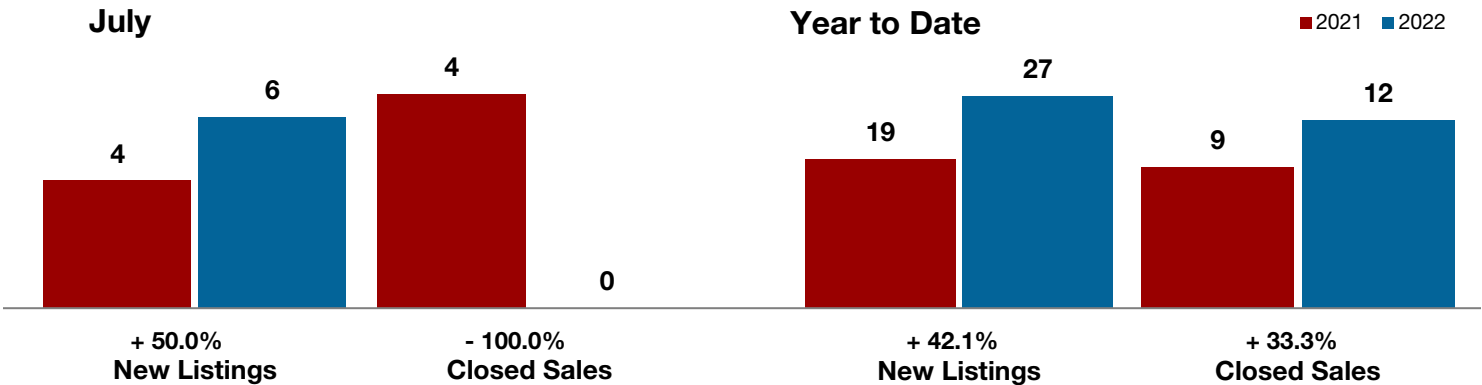
Change in
Closed Sales

Change in
Median Sales Price

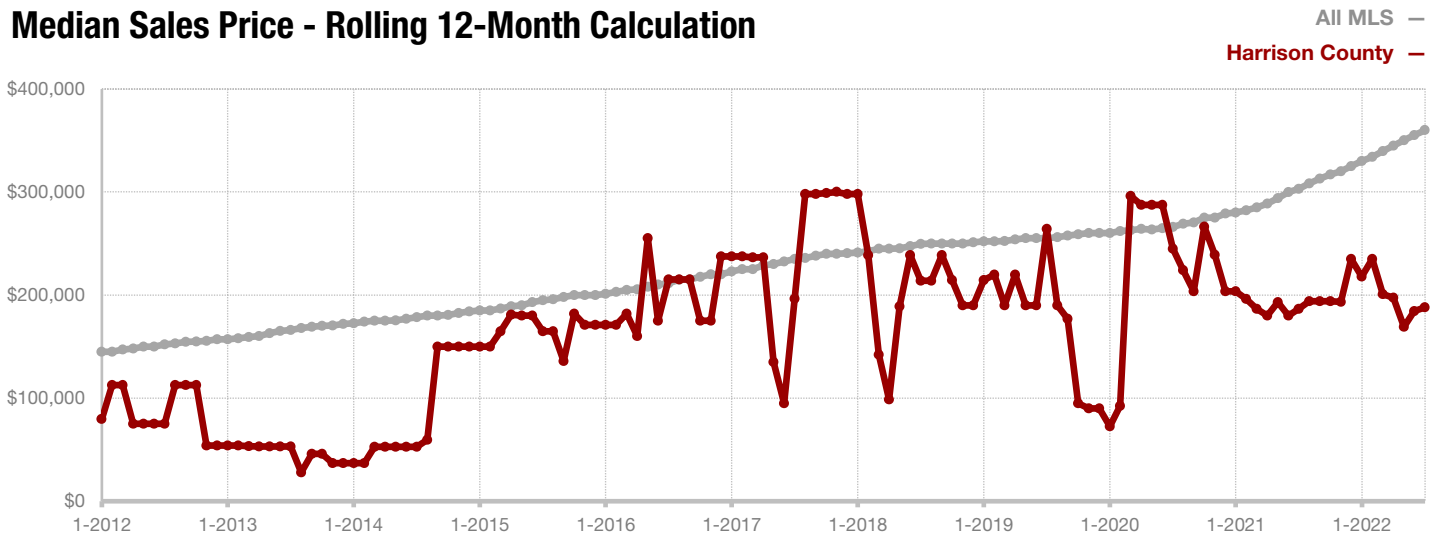
Harrison County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	4	6	+ 50.0%	19	27	+ 42.1%
Pending Sales	0	0	0.0%	11	15	+ 36.4%
Closed Sales	4	0	- 100.0%	9	12	+ 33.3%
Average Sales Price*	\$366,000	--	--	\$369,367	\$265,208	- 28.2%
Median Sales Price*	\$179,500	--	--	\$194,000	\$157,500	- 18.8%
Percent of Original List Price Received*	98.7%	--	--	97.4%	87.4%	- 10.3%
Days on Market Until Sale	49	--	--	58	123	+ 112.1%
Inventory of Homes for Sale	10	12	+ 20.0%	--	--	--
Months Supply of Inventory	4.8	5.3	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 46.9%

- 6.7%

+ 28.5%

Change in
New Listings

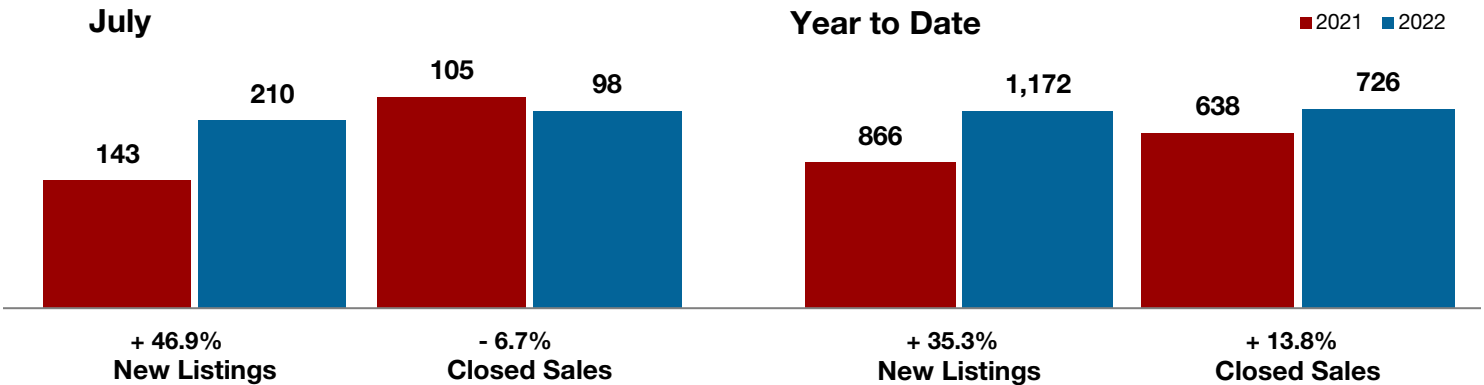
Change in
Closed Sales

Change in
Median Sales Price

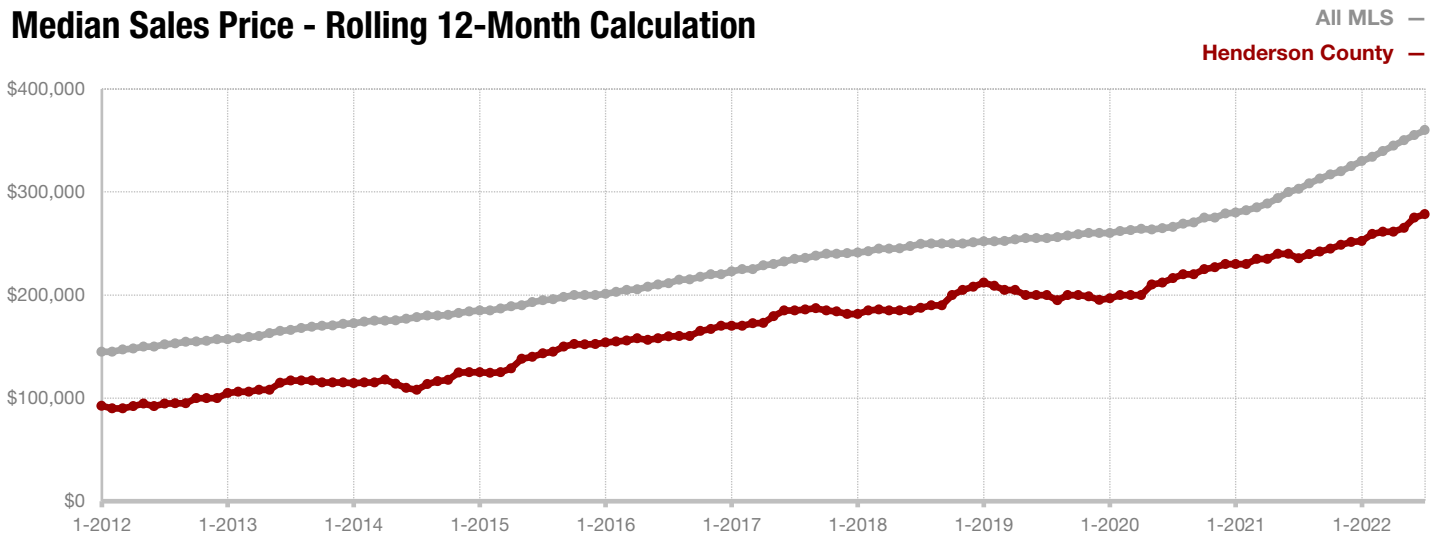
Henderson County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	143	210	+ 46.9%	866	1,172	+ 35.3%
Pending Sales	101	90	- 10.9%	695	740	+ 6.5%
Closed Sales	105	98	- 6.7%	638	726	+ 13.8%
Average Sales Price*	\$368,321	\$409,470	+ 11.2%	\$385,008	\$433,561	+ 12.6%
Median Sales Price*	\$224,990	\$289,000	+ 28.5%	\$242,750	\$280,000	+ 15.3%
Percent of Original List Price Received*	97.9%	94.8%	- 3.2%	96.5%	96.5%	0.0%
Days on Market Until Sale	32	30	- 6.3%	44	40	- 9.1%
Inventory of Homes for Sale	275	448	+ 62.9%	--	--	--
Months Supply of Inventory	2.8	4.4	+ 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



- 30.0%

- 16.7%

- 0.0%

Change in
New Listings

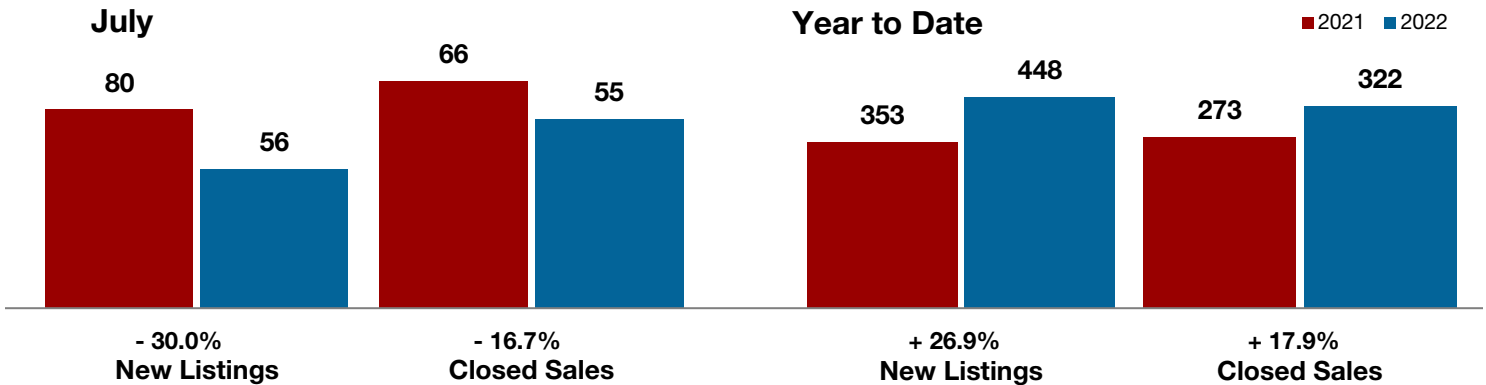
Change in
Closed Sales

Change in
Median Sales Price

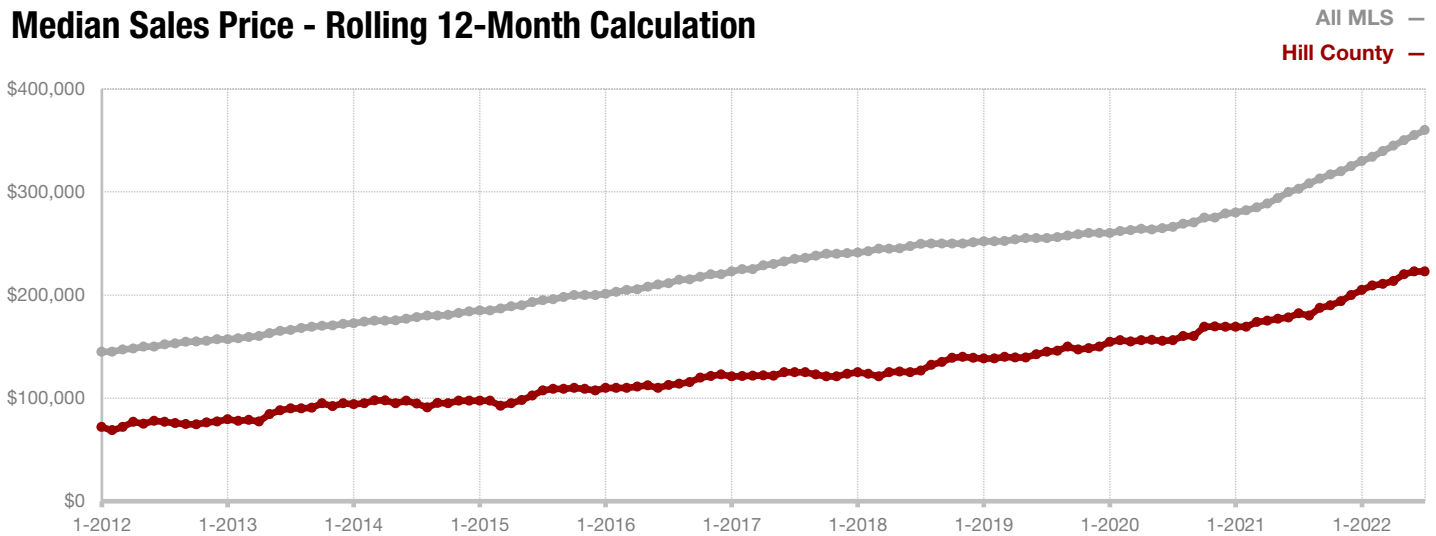
Hill County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	80	56	- 30.0%	353	448	+ 26.9%
Pending Sales	55	57	+ 3.6%	297	338	+ 13.8%
Closed Sales	66	55	- 16.7%	273	322	+ 17.9%
Average Sales Price*	\$210,869	\$237,156	+ 12.5%	\$218,996	\$278,486	+ 27.2%
Median Sales Price*	\$220,000	\$219,900	- 0.0%	\$185,000	\$225,000	+ 21.6%
Percent of Original List Price Received*	93.7%	96.9%	+ 3.4%	93.9%	97.0%	+ 3.3%
Days on Market Until Sale	35	25	- 28.6%	47	40	- 14.9%
Inventory of Homes for Sale	103	122	+ 18.4%	--	--	--
Months Supply of Inventory	2.7	2.7	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 – July 2022

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



+ 17.6%

- 13.3%

+ 10.7%

Change in
New Listings

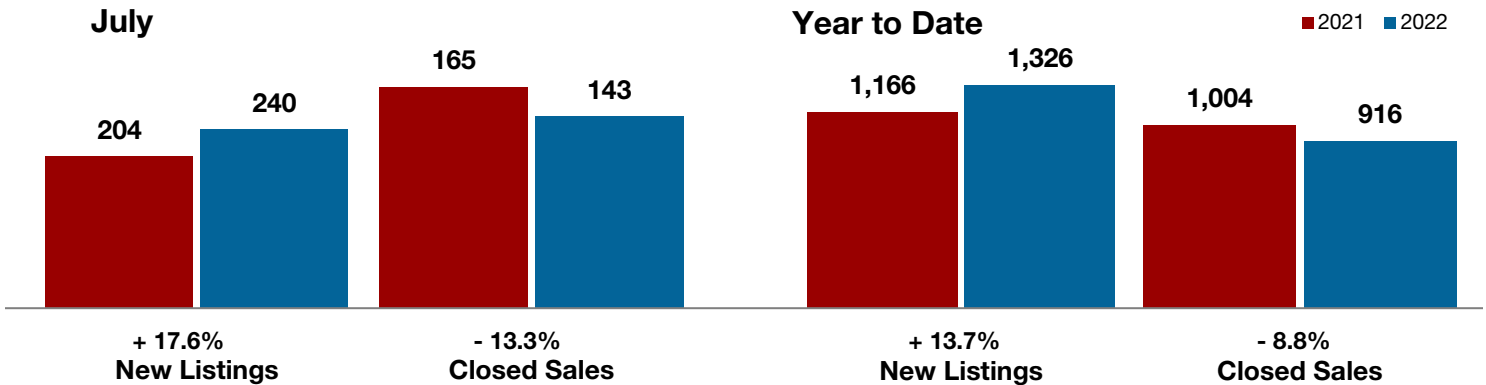
Change in
Closed Sales

Change in
Median Sales Price

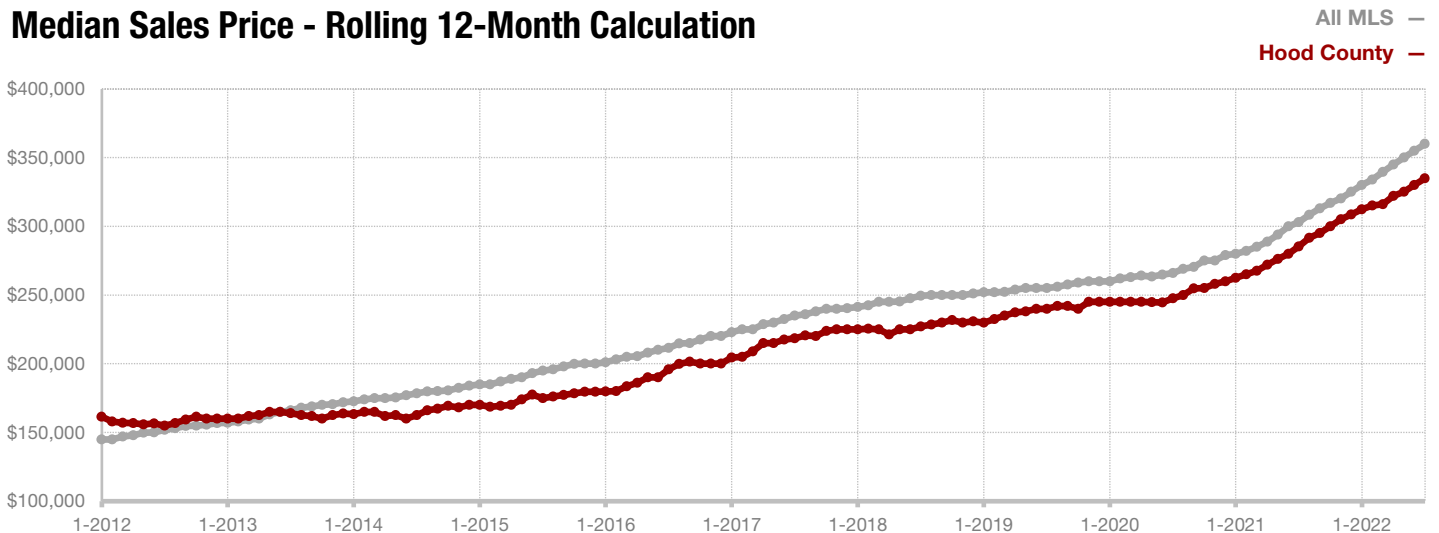
Hood County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	204	240	+ 17.6%	1,166	1,326	+ 13.7%
Pending Sales	160	125	- 21.9%	1,058	893	- 15.6%
Closed Sales	165	143	- 13.3%	1,004	916	- 8.8%
Average Sales Price*	\$361,844	\$414,708	+ 14.6%	\$350,665	\$414,813	+ 18.3%
Median Sales Price*	\$306,000	\$338,700	+ 10.7%	\$296,200	\$348,000	+ 17.5%
Percent of Original List Price Received*	99.7%	96.6%	- 3.1%	99.2%	98.1%	- 1.1%
Days on Market Until Sale	24	22	- 8.3%	34	29	- 14.7%
Inventory of Homes for Sale	207	399	+ 92.8%	--	--	--
Months Supply of Inventory	1.4	3.0	+ 200.0%	--	--	--

* 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 – July 2022

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



+ 17.6%

+ 10.0%

+ 18.8%

Change in
New Listings

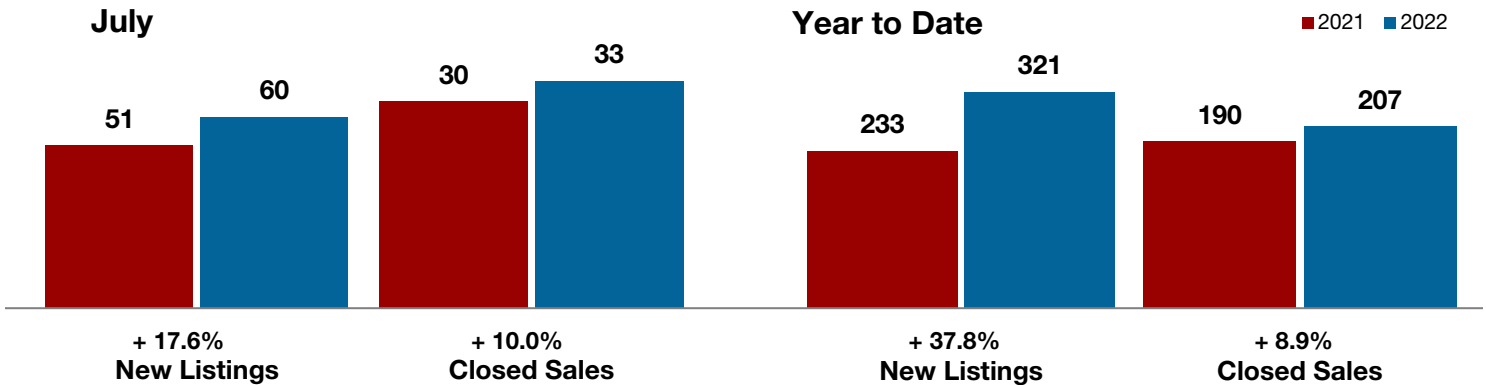
Change in
Closed Sales

Change in
Median Sales Price

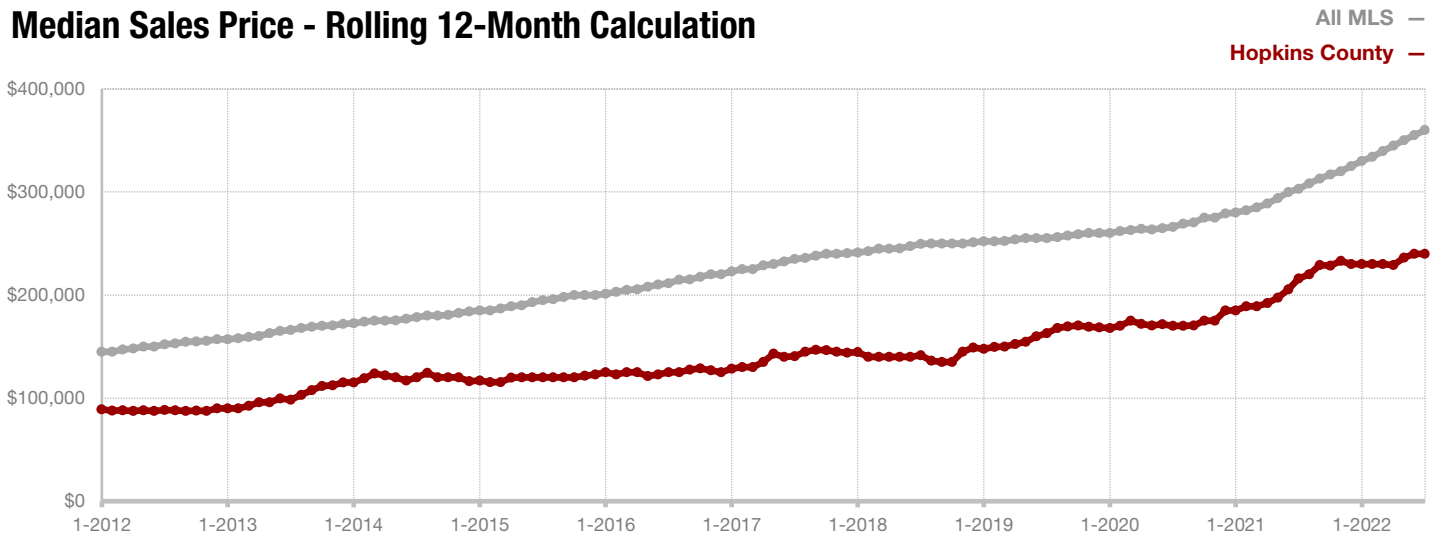
Hopkins County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	51	60	+ 17.6%	233	321	+ 37.8%
Pending Sales	31	33	+ 6.5%	190	224	+ 17.9%
Closed Sales	30	33	+ 10.0%	190	207	+ 8.9%
Average Sales Price*	\$280,135	\$302,195	+ 7.9%	\$284,900	\$305,804	+ 7.3%
Median Sales Price*	\$222,150	\$264,000	+ 18.8%	\$225,000	\$240,000	+ 6.7%
Percent of Original List Price Received*	96.1%	98.0%	+ 2.0%	95.5%	98.7%	+ 3.4%
Days on Market Until Sale	47	16	- 66.0%	50	28	- 44.0%
Inventory of Homes for Sale	71	105	+ 47.9%	--	--	--
Months Supply of Inventory	2.6	3.3	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 – July 2022

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



Hunt County

+ 1.4%

Change in
New Listings

+ 5.9%

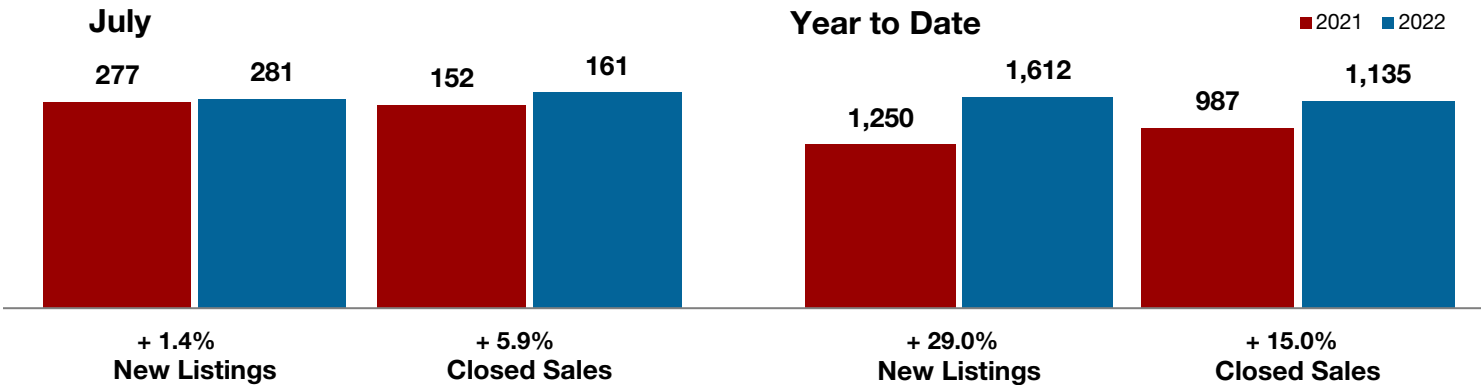
Change in
Closed Sales

+ 18.0%

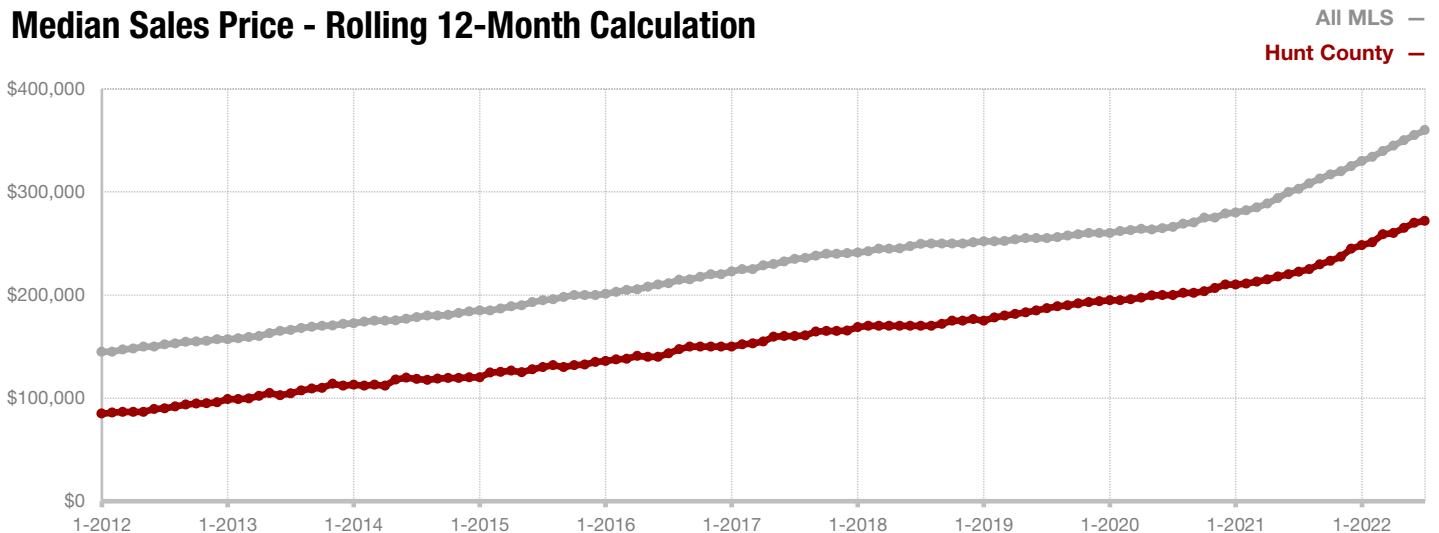
Change in
Median Sales Price

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	277	281	+ 1.4%	1,250	1,612	+ 29.0%
Pending Sales	187	152	- 18.7%	1,052	1,147	+ 9.0%
Closed Sales	152	161	+ 5.9%	987	1,135	+ 15.0%
Average Sales Price*	\$293,873	\$315,896	+ 7.5%	\$266,051	\$321,977	+ 21.0%
Median Sales Price*	\$250,000	\$295,000	+ 18.0%	\$228,000	\$279,545	+ 22.6%
Percent of Original List Price Received*	100.8%	98.0%	- 2.8%	98.7%	99.5%	+ 0.8%
Days on Market Until Sale	22	21	- 4.5%	30	29	- 3.3%
Inventory of Homes for Sale	309	515	+ 66.7%	--	--	--
Months Supply of Inventory	2.1	3.1	+ 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 – July 2022

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



- 25.0%

+ 75.0%

+ 22.0%

Change in
New Listings

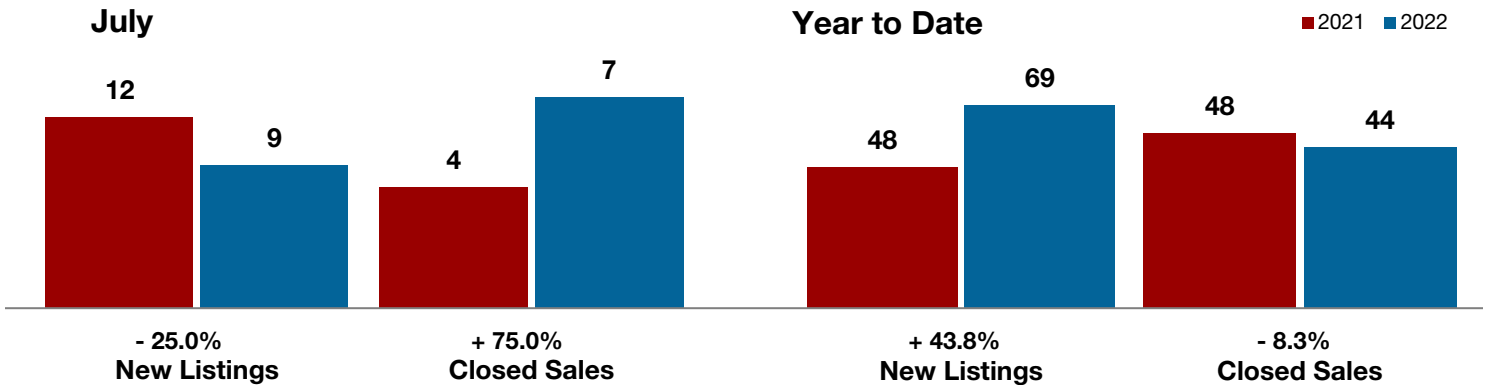
Change in
Closed Sales

Change in
Median Sales Price

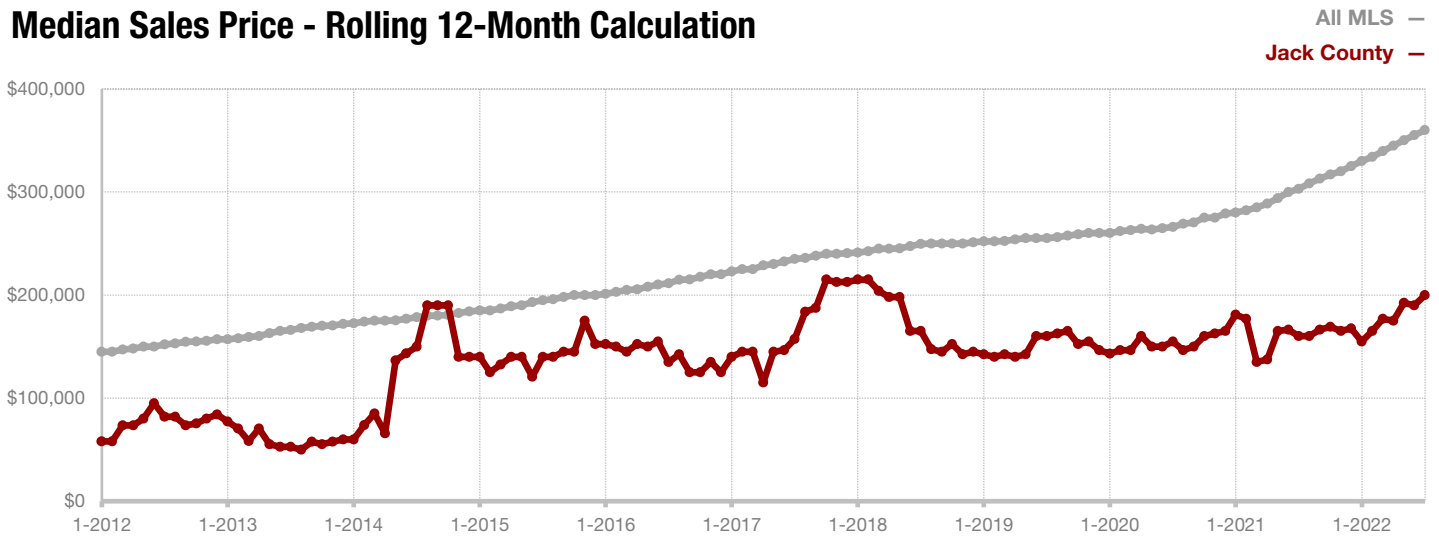
Jack County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	12	9	- 25.0%	48	69	+ 43.8%
Pending Sales	3	6	+ 100.0%	45	47	+ 4.4%
Closed Sales	4	7	+ 75.0%	48	44	- 8.3%
Average Sales Price*	\$671,900	\$183,932	- 72.6%	\$287,760	\$299,370	+ 4.0%
Median Sales Price*	\$147,550	\$180,000	+ 22.0%	\$165,000	\$225,000	+ 36.4%
Percent of Original List Price Received*	97.9%	103.7%	+ 5.9%	87.5%	94.1%	+ 7.5%
Days on Market Until Sale	149	26	- 82.6%	178	64	- 64.0%
Inventory of Homes for Sale	20	31	+ 55.0%	--	--	--
Months Supply of Inventory	3.2	5.2	+ 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 – July 2022

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



+ 7.9%

0.0%

+ 21.5%

Change in
New Listings

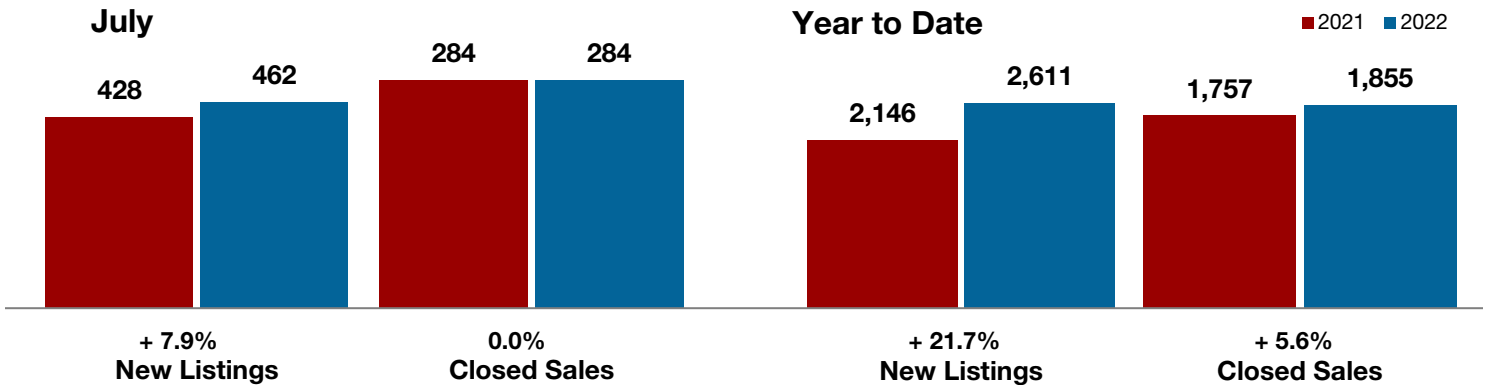
Change in
Closed Sales

Change in
Median Sales Price

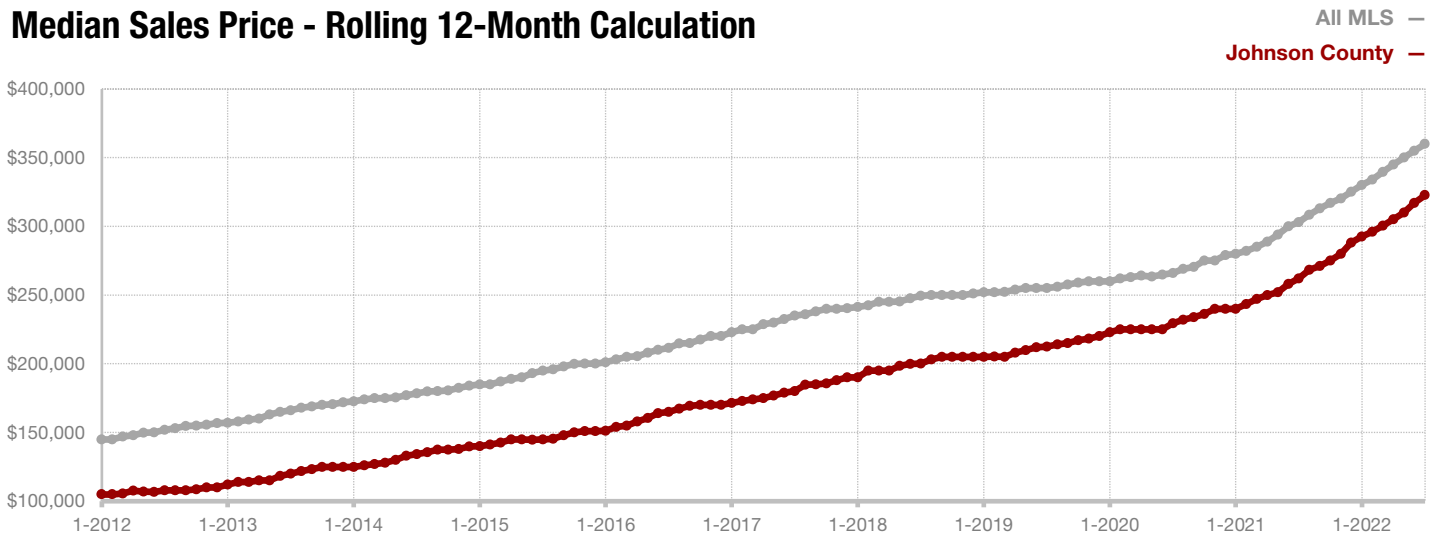
Johnson County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	428	462	+ 7.9%	2,146	2,611	+ 21.7%
Pending Sales	315	292	- 7.3%	1,909	1,894	- 0.8%
Closed Sales	284	284	0.0%	1,757	1,855	+ 5.6%
Average Sales Price*	\$311,714	\$408,902	+ 31.2%	\$303,398	\$384,602	+ 26.8%
Median Sales Price*	\$287,950	\$350,000	+ 21.5%	\$275,000	\$344,900	+ 25.4%
Percent of Original List Price Received*	102.1%	99.8%	- 2.3%	100.2%	100.7%	+ 0.5%
Days on Market Until Sale	20	22	+ 10.0%	31	25	- 19.4%
Inventory of Homes for Sale	448	734	+ 63.8%	--	--	--
Months Supply of Inventory	1.6	2.7	+ 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 – July 2022

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



+ 4.5%

- 6.7%

+ 21.4%

Change in
New Listings

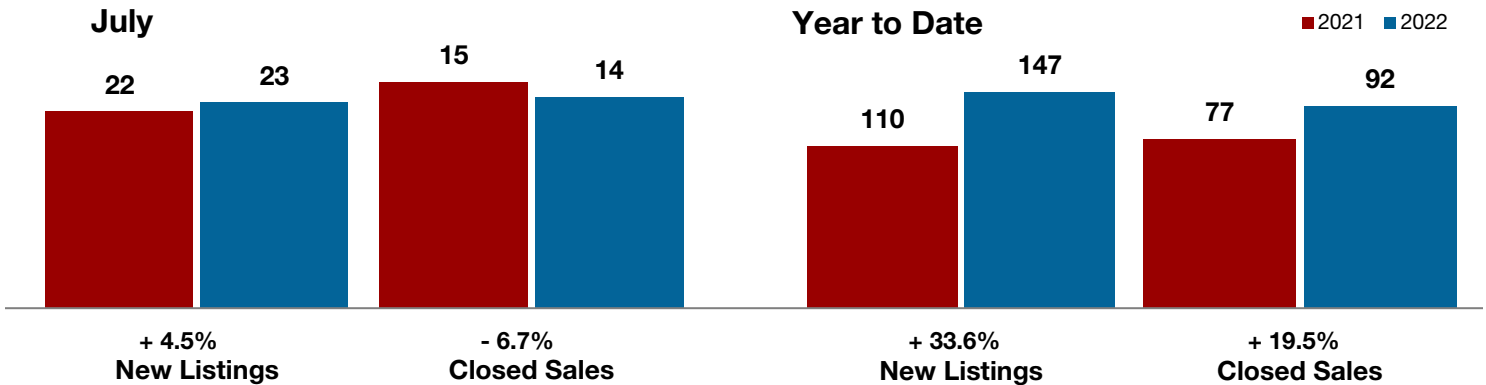
Change in
Closed Sales

Change in
Median Sales Price

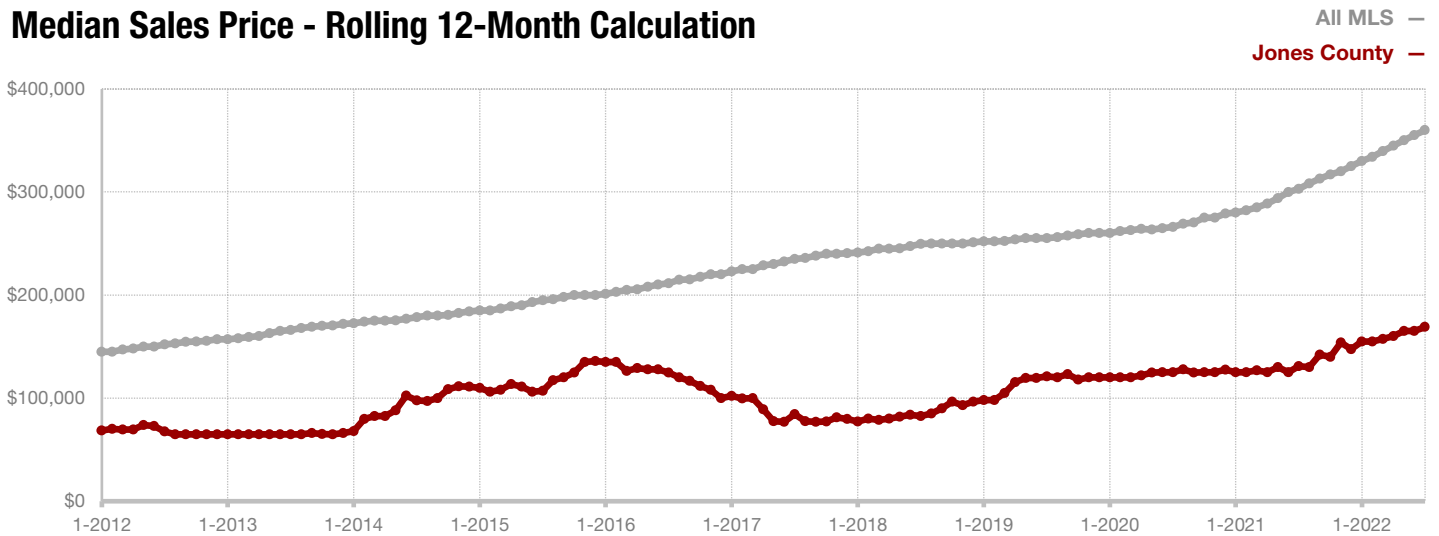
Jones County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	22	23	+ 4.5%	110	147	+ 33.6%
Pending Sales	16	17	+ 6.3%	86	106	+ 23.3%
Closed Sales	15	14	- 6.7%	77	92	+ 19.5%
Average Sales Price*	\$163,740	\$190,368	+ 16.3%	\$157,386	\$194,720	+ 23.7%
Median Sales Price*	\$145,000	\$176,000	+ 21.4%	\$132,000	\$169,500	+ 28.4%
Percent of Original List Price Received*	91.0%	91.3%	+ 0.3%	92.4%	94.0%	+ 1.7%
Days on Market Until Sale	59	91	+ 54.2%	56	50	- 10.7%
Inventory of Homes for Sale	40	47	+ 17.5%	--	--	--
Months Supply of Inventory	3.2	3.2	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 12.5%

Change in
New Listings

- 8.4%

Change in
Closed Sales

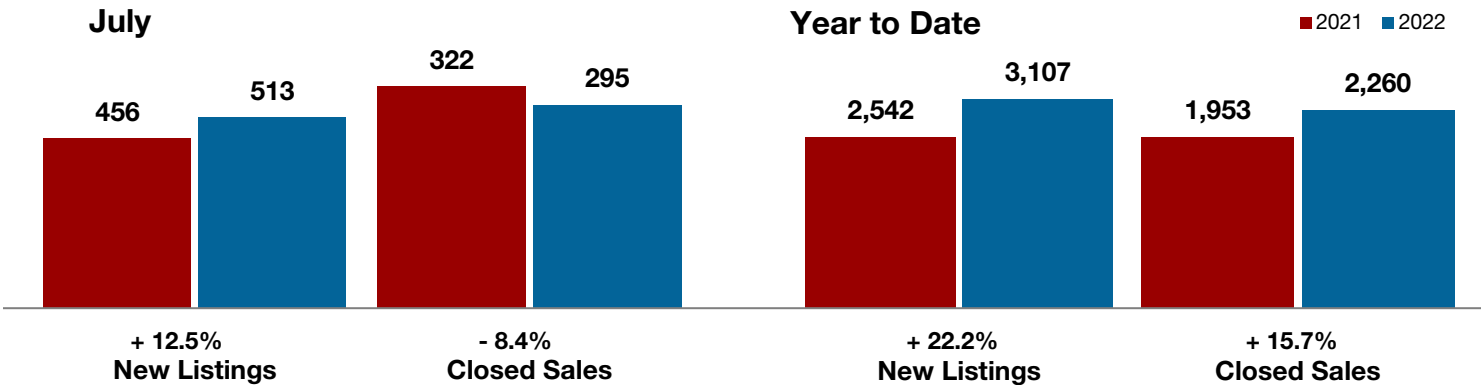
+ 20.2%

Change in
Median Sales Price

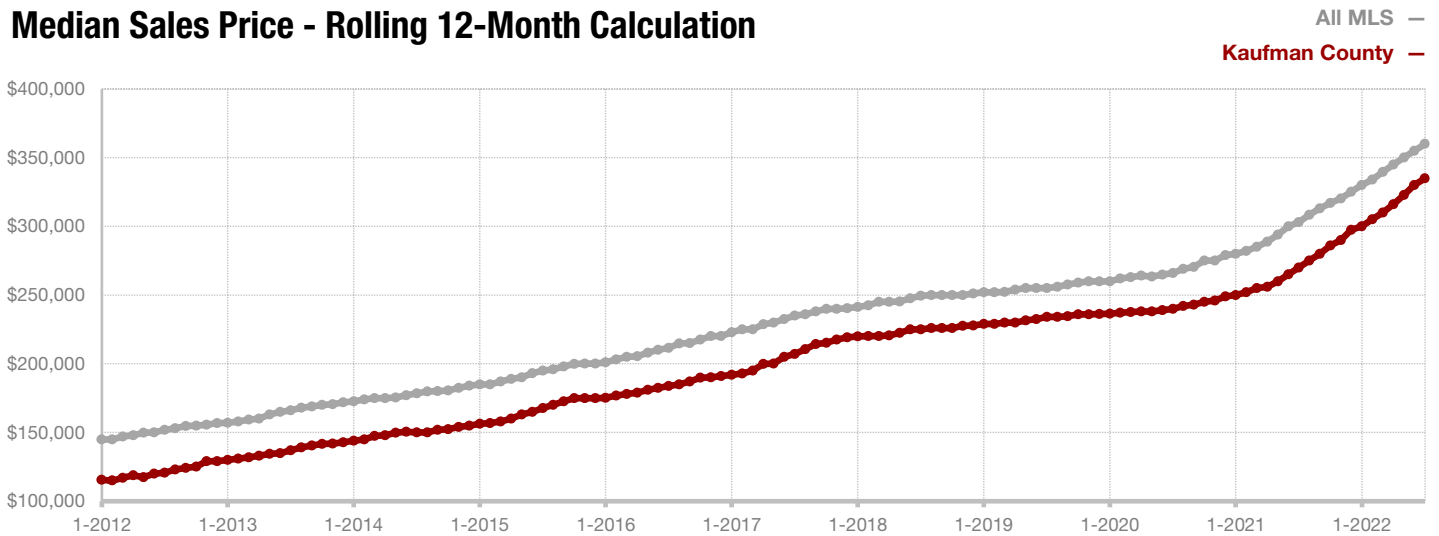
Kaufman County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	456	513	+ 12.5%	2,542	3,107	+ 22.2%
Pending Sales	303	327	+ 7.9%	2,212	2,258	+ 2.1%
Closed Sales	322	295	- 8.4%	1,953	2,260	+ 15.7%
Average Sales Price*	\$317,478	\$398,112	+ 25.4%	\$302,144	\$368,711	+ 22.0%
Median Sales Price*	\$295,000	\$354,450	+ 20.2%	\$281,750	\$348,250	+ 23.6%
Percent of Original List Price Received*	102.2%	99.6%	- 2.5%	101.5%	101.5%	0.0%
Days on Market Until Sale	20	24	+ 20.0%	28	30	+ 7.1%
Inventory of Homes for Sale	576	947	+ 64.4%	--	--	--
Months Supply of Inventory	1.9	2.9	+ 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 – July 2022

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



- 7.5%

Change in
New Listings

- 6.7%

Change in
Closed Sales

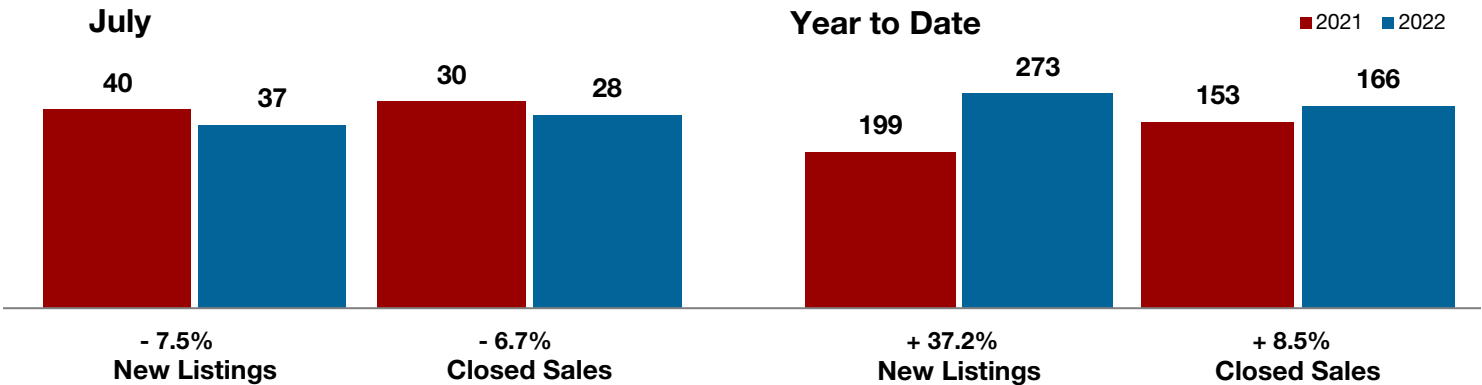
- 1.7%

Change in
Median Sales Price

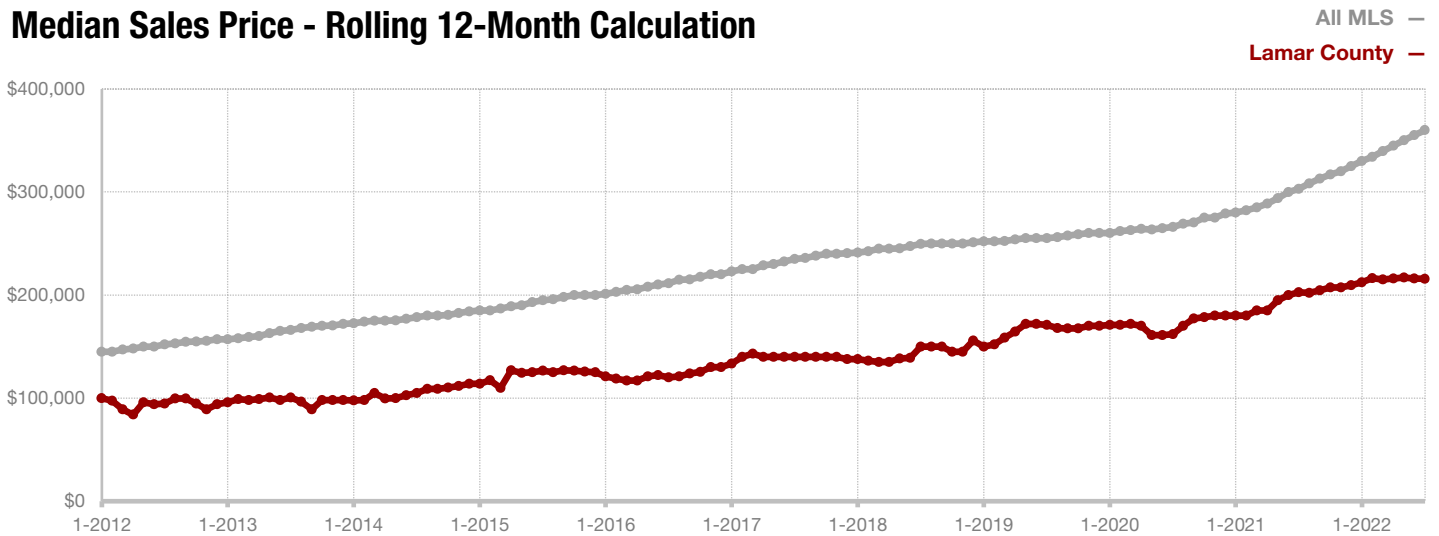
Lamar County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	40	37	- 7.5%	199	273	+ 37.2%
Pending Sales	28	27	- 3.6%	164	182	+ 11.0%
Closed Sales	30	28	- 6.7%	153	166	+ 8.5%
Average Sales Price*	\$256,620	\$249,371	- 2.8%	\$239,801	\$256,831	+ 7.1%
Median Sales Price*	\$208,450	\$205,000	- 1.7%	\$208,750	\$225,000	+ 7.8%
Percent of Original List Price Received*	100.4%	92.2%	- 8.2%	96.5%	95.4%	- 1.1%
Days on Market Until Sale	31	35	+ 12.9%	49	39	- 20.4%
Inventory of Homes for Sale	62	90	+ 45.2%	--	--	--
Months Supply of Inventory	2.7	3.3	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 44.4%

- 10.0%

- 15.6%

Change in
New Listings

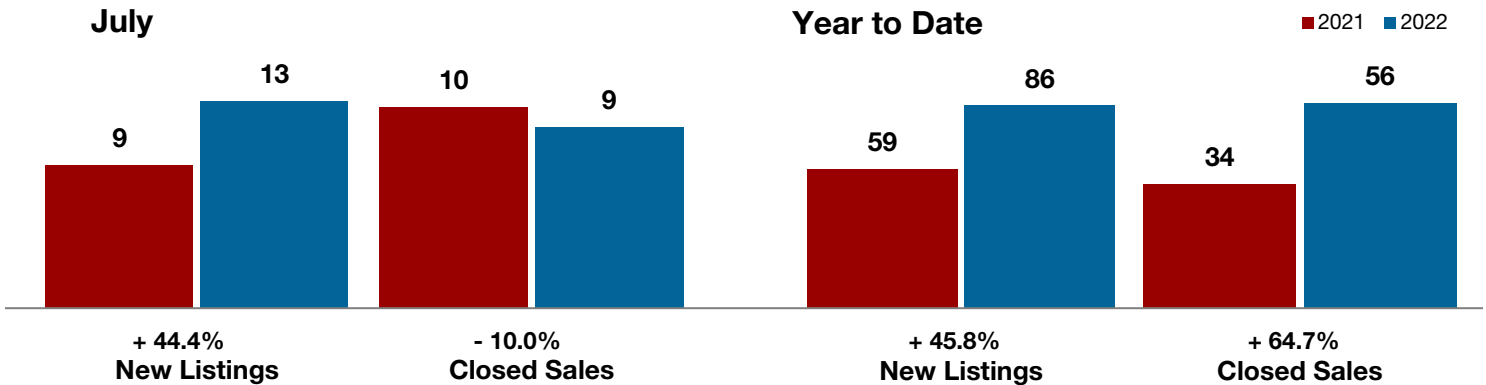
Change in
Closed Sales

Change in
Median Sales Price

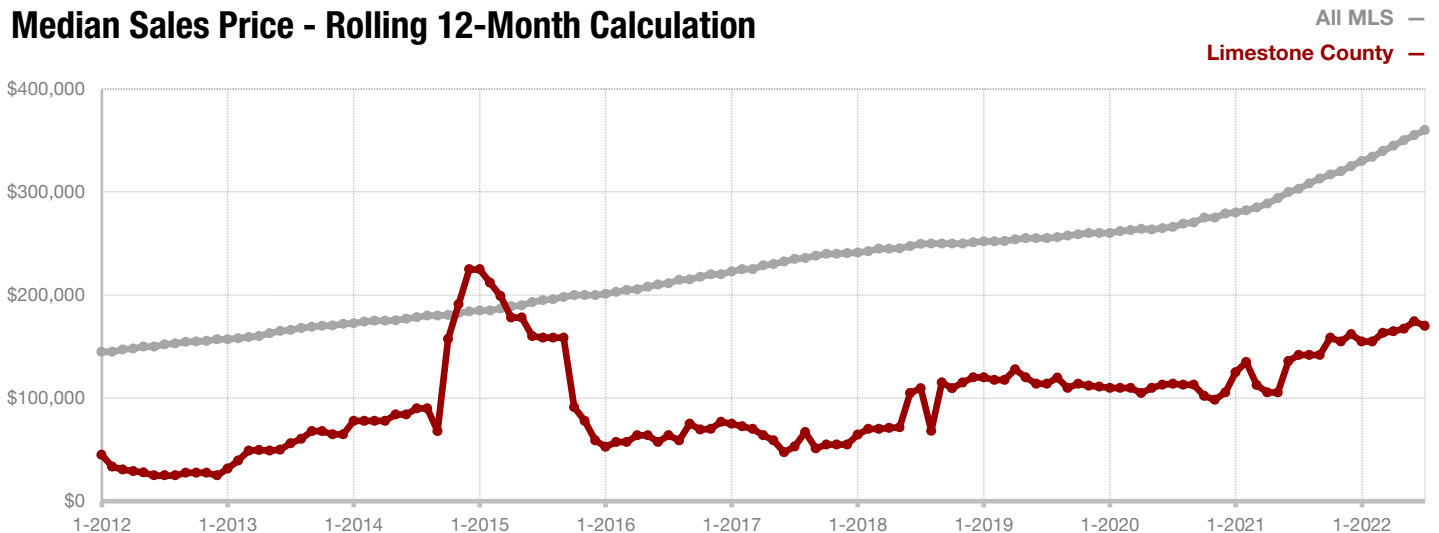
Limestone County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	9	13	+ 44.4%	59	86	+ 45.8%
Pending Sales	6	7	+ 16.7%	36	52	+ 44.4%
Closed Sales	10	9	- 10.0%	34	56	+ 64.7%
Average Sales Price*	\$229,466	\$285,000	+ 24.2%	\$170,376	\$262,957	+ 54.3%
Median Sales Price*	\$225,000	\$190,000	- 15.6%	\$158,500	\$177,500	+ 12.0%
Percent of Original List Price Received*	104.0%	103.0%	- 1.0%	97.3%	96.4%	- 0.9%
Days on Market Until Sale	32	115	+ 259.4%	69	73	+ 5.8%
Inventory of Homes for Sale	25	39	+ 56.0%	--	--	--
Months Supply of Inventory	6.1	5.8	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 – July 2022

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



+ 5.9%

+ 12.5%

+ 13.1%

Change in
New Listings

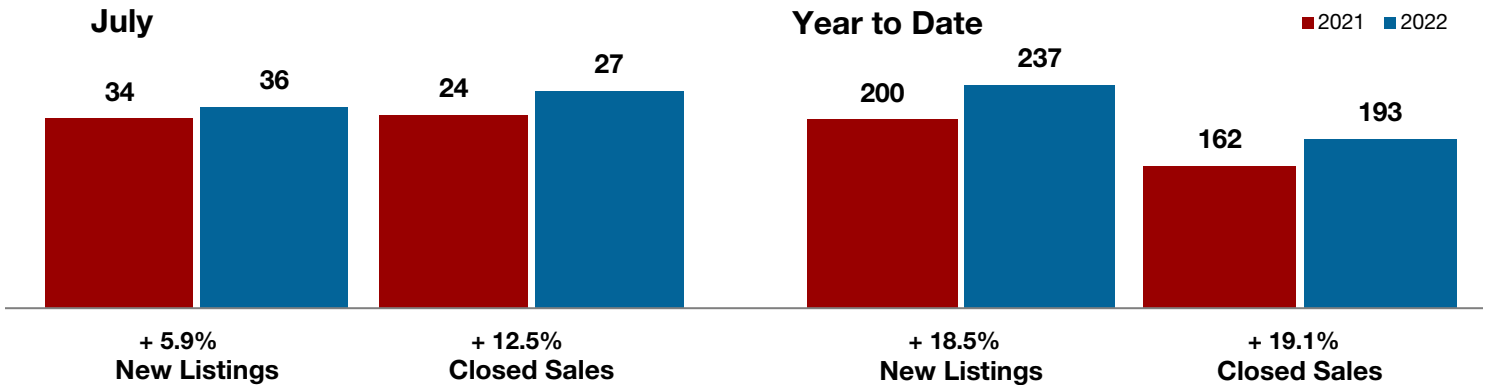
Change in
Closed Sales

Change in
Median Sales Price

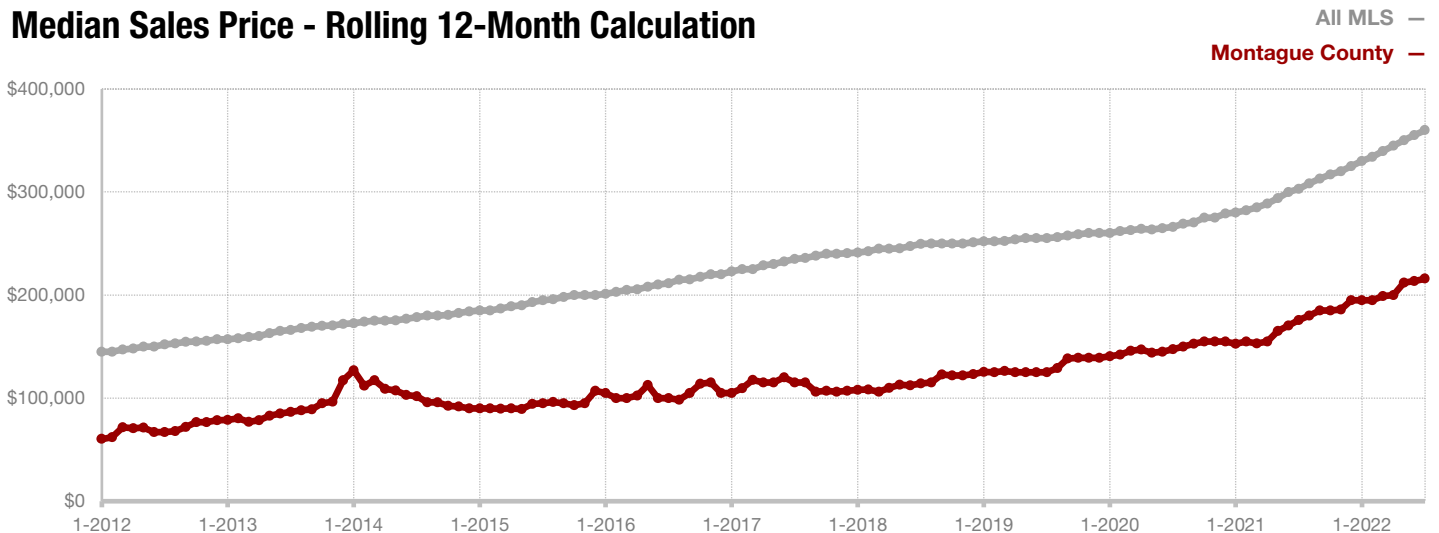
Montague County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	34	36	+ 5.9%	200	237	+ 18.5%
Pending Sales	21	23	+ 9.5%	167	188	+ 12.6%
Closed Sales	24	27	+ 12.5%	162	193	+ 19.1%
Average Sales Price*	\$305,778	\$261,231	- 14.6%	\$242,781	\$264,673	+ 9.0%
Median Sales Price*	\$199,000	\$225,000	+ 13.1%	\$180,000	\$210,000	+ 16.7%
Percent of Original List Price Received*	96.4%	97.3%	+ 0.9%	94.3%	95.1%	+ 0.8%
Days on Market Until Sale	53	39	- 26.4%	57	44	- 22.8%
Inventory of Homes for Sale	65	75	+ 15.4%	--	--	--
Months Supply of Inventory	2.7	2.8	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 – July 2022

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



+ 40.3%

+ 26.2%

+ 14.8%

Change in
New Listings

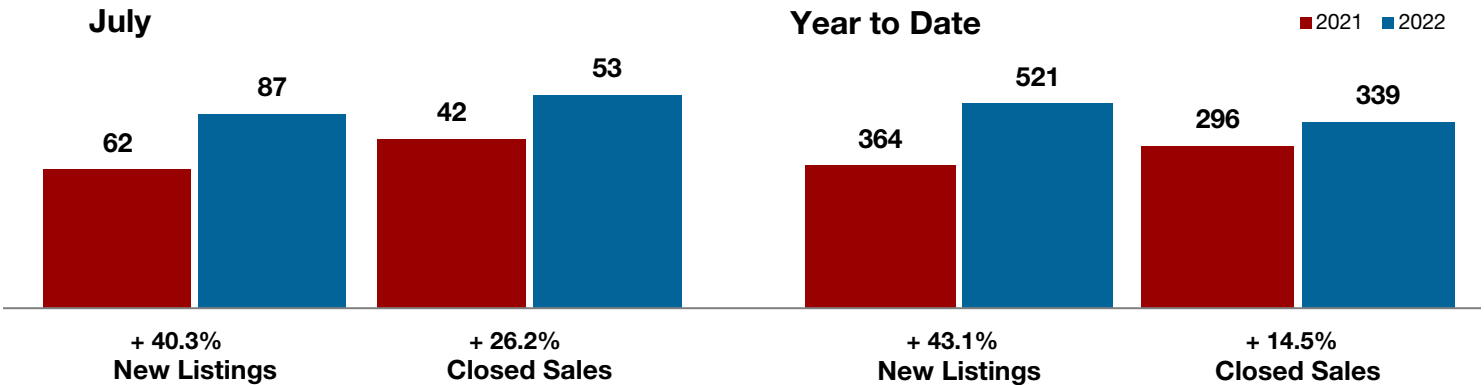
Change in
Closed Sales

Change in
Median Sales Price

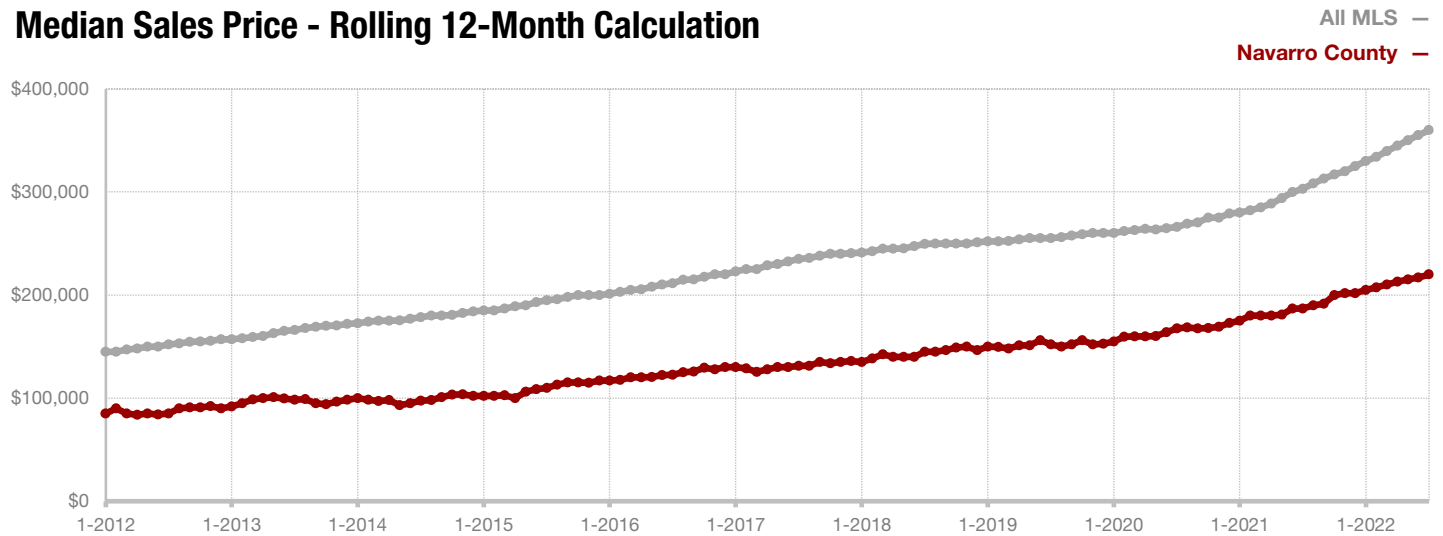
Navarro County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	62	87	+ 40.3%	364	521	+ 43.1%
Pending Sales	48	54	+ 12.5%	314	365	+ 16.2%
Closed Sales	42	53	+ 26.2%	296	339	+ 14.5%
Average Sales Price*	\$273,169	\$359,312	+ 31.5%	\$289,171	\$341,349	+ 18.0%
Median Sales Price*	\$197,750	\$227,000	+ 14.8%	\$201,700	\$227,900	+ 13.0%
Percent of Original List Price Received*	99.2%	95.0%	- 4.2%	98.1%	97.3%	- 0.8%
Days on Market Until Sale	29	32	+ 10.3%	41	36	- 12.2%
Inventory of Homes for Sale	88	169	+ 92.0%	--	--	--
Months Supply of Inventory	2.0	3.4	+ 50.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



- 83.3%

- 60.0%

- 25.3%

Change in
New Listings

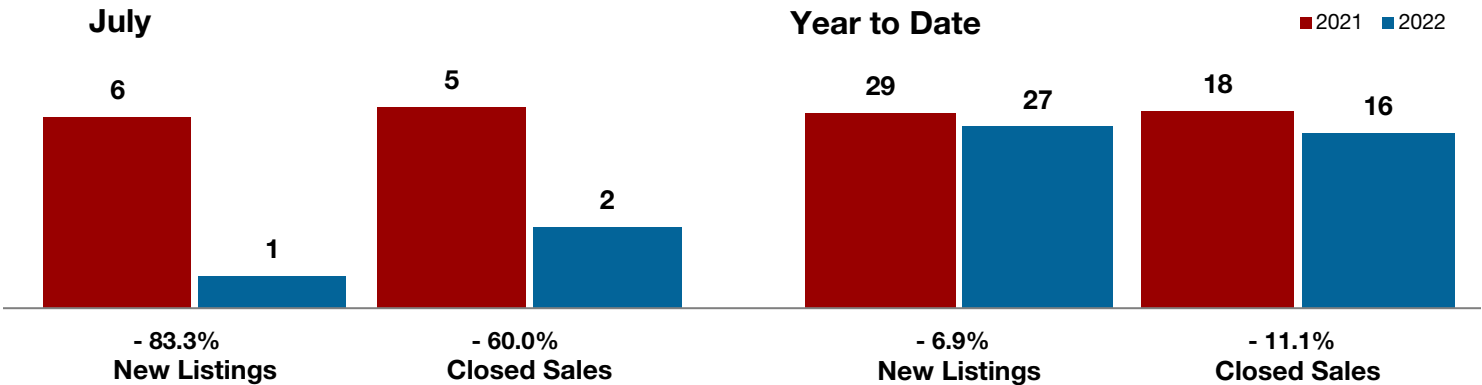
Change in
Closed Sales

Change in
Median Sales Price

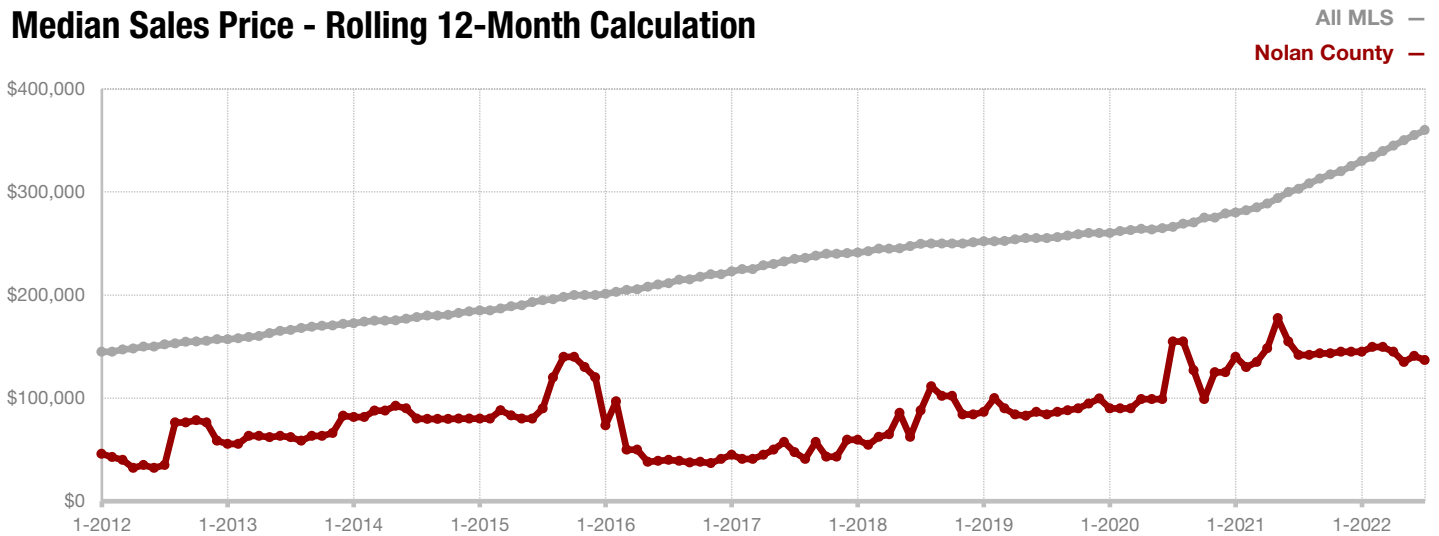
Nolan County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	6	1	- 83.3%	29	27	- 6.9%
Pending Sales	2	1	- 50.0%	21	15	- 28.6%
Closed Sales	5	2	- 60.0%	18	16	- 11.1%
Average Sales Price*	\$208,800	\$63,500	- 69.6%	\$177,063	\$239,906	+ 35.5%
Median Sales Price*	\$85,000	\$63,500	- 25.3%	\$155,850	\$127,500	- 18.2%
Percent of Original List Price Received*	91.3%	100.0%	+ 9.5%	92.6%	90.5%	- 2.3%
Days on Market Until Sale	75	27	- 64.0%	40	55	+ 37.5%
Inventory of Homes for Sale	8	16	+ 100.0%	--	--	--
Months Supply of Inventory	2.7	7.7	+ 166.7%	--	--	--

* 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 – July 2022

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



+ 32.8%

Change in
New Listings

+ 7.3%

Change in
Closed Sales

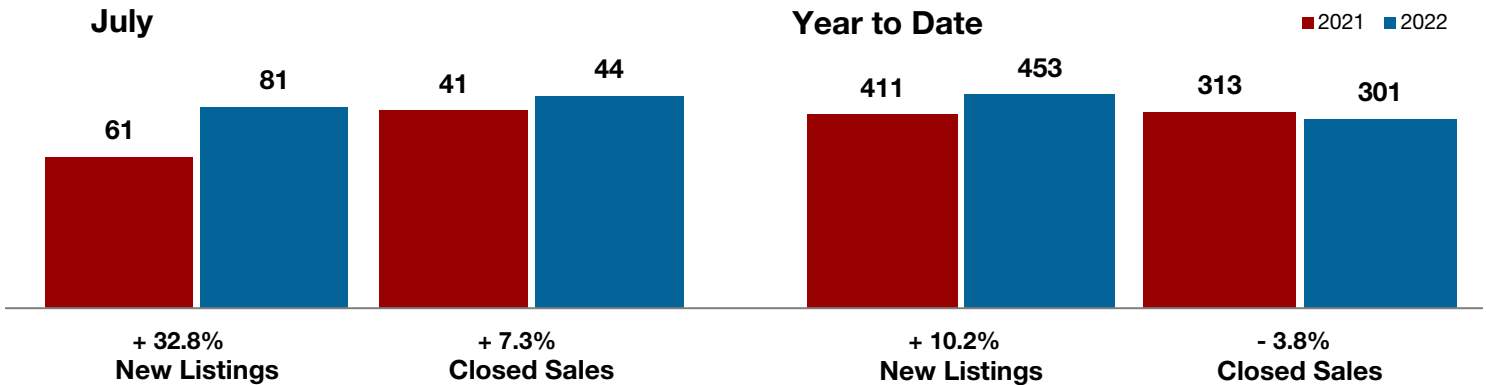
+ 1.0%

Change in
Median Sales Price

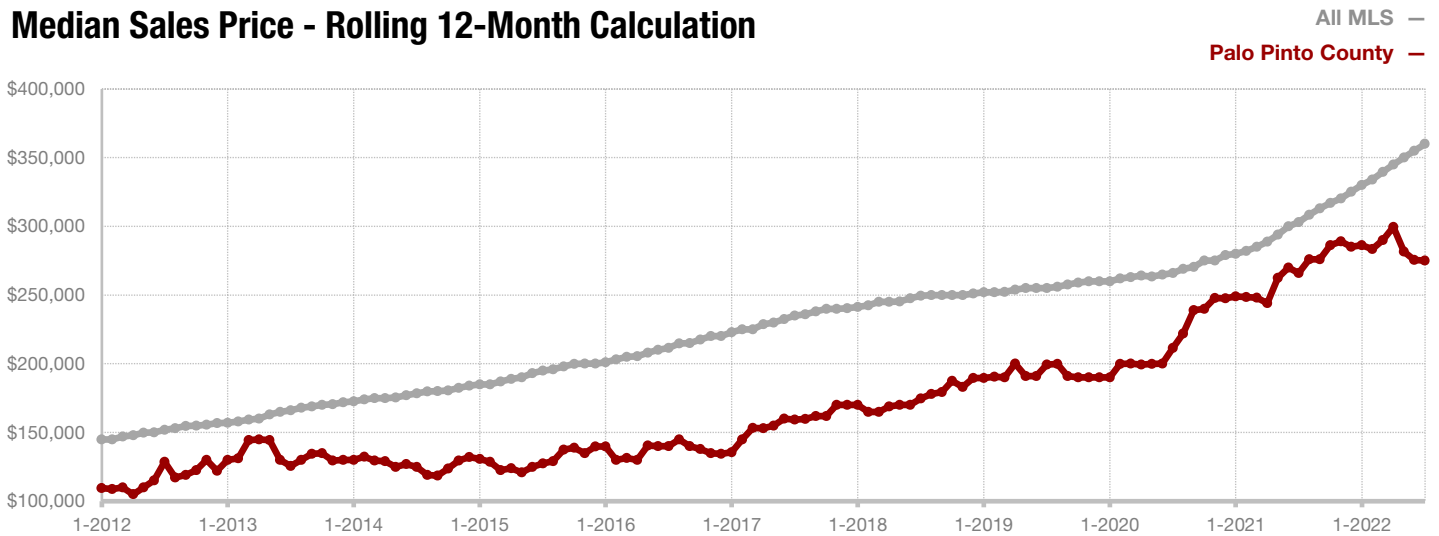
Palo Pinto County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	61	81	+ 32.8%	411	453	+ 10.2%
Pending Sales	36	37	+ 2.8%	327	304	- 7.0%
Closed Sales	41	44	+ 7.3%	313	301	- 3.8%
Average Sales Price*	\$455,705	\$395,499	- 13.2%	\$496,528	\$484,041	- 2.5%
Median Sales Price*	\$250,000	\$252,450	+ 1.0%	\$281,000	\$270,000	- 3.9%
Percent of Original List Price Received*	96.3%	90.7%	- 5.8%	94.8%	94.4%	- 0.4%
Days on Market Until Sale	54	34	- 37.0%	70	50	- 28.6%
Inventory of Homes for Sale	138	178	+ 29.0%	--	--	--
Months Supply of Inventory	3.1	4.0	+ 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 10.9%

Change in
New Listings

+ 3.0%

Change in
Closed Sales

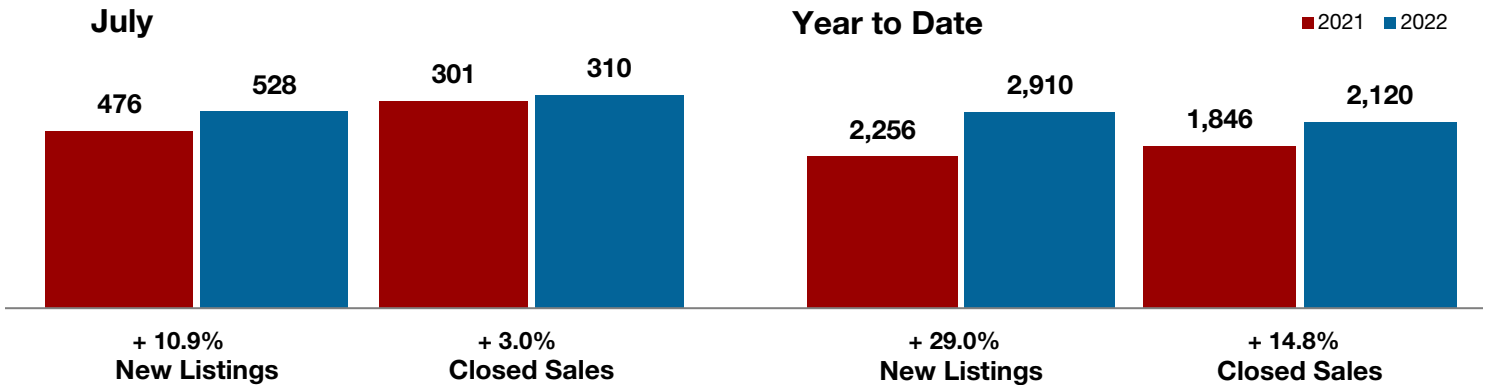
+ 19.1%

Change in
Median Sales Price

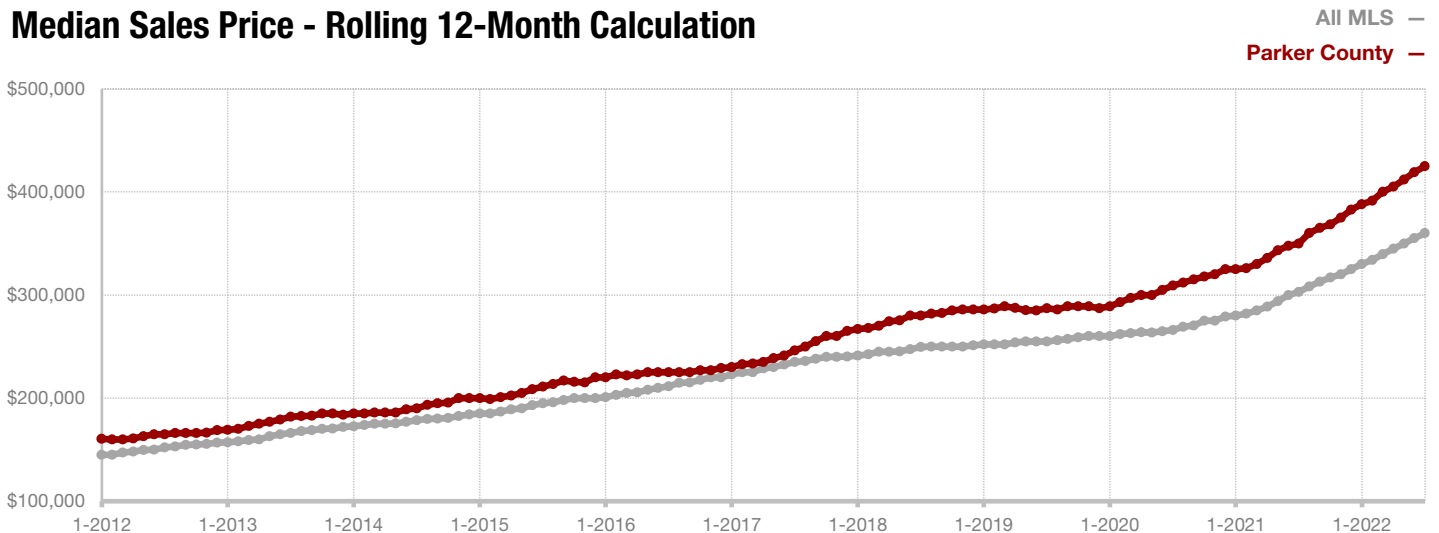
Parker County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	476	528	+ 10.9%	2,256	2,910	+ 29.0%
Pending Sales	308	243	- 21.1%	1,973	2,081	+ 5.5%
Closed Sales	301	310	+ 3.0%	1,846	2,120	+ 14.8%
Average Sales Price*	\$480,938	\$500,386	+ 4.0%	\$425,212	\$486,375	+ 14.4%
Median Sales Price*	\$397,000	\$473,000	+ 19.1%	\$373,250	\$450,000	+ 20.6%
Percent of Original List Price Received*	101.2%	99.6%	- 1.6%	99.7%	100.2%	+ 0.5%
Days on Market Until Sale	29	26	- 10.3%	40	35	- 12.5%
Inventory of Homes for Sale	535	997	+ 86.4%	--	--	--
Months Supply of Inventory	1.9	3.3	+ 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 – July 2022

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



- 7.1%

+ 18.2%

- 14.3%

Change in
New Listings

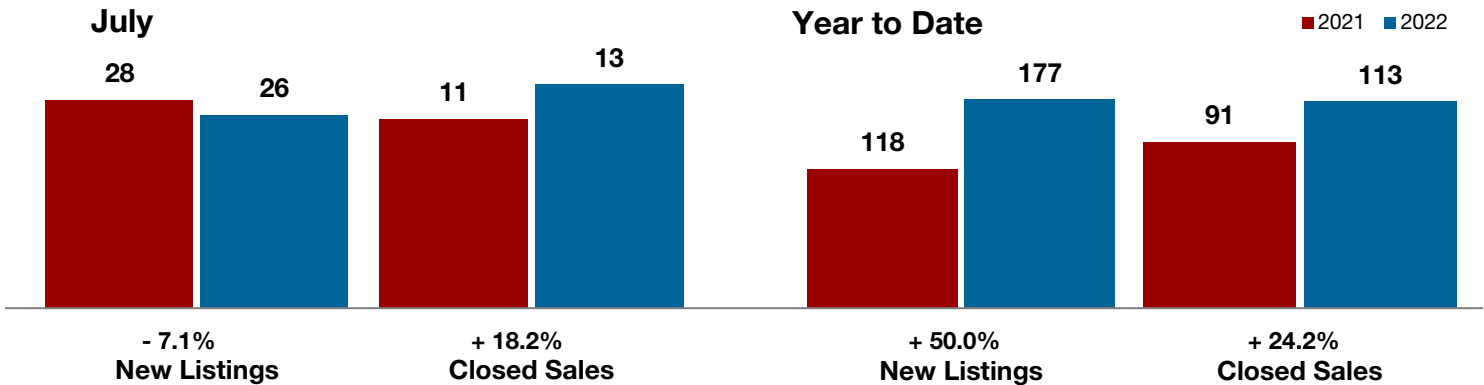
Change in
Closed Sales

Change in
Median Sales Price

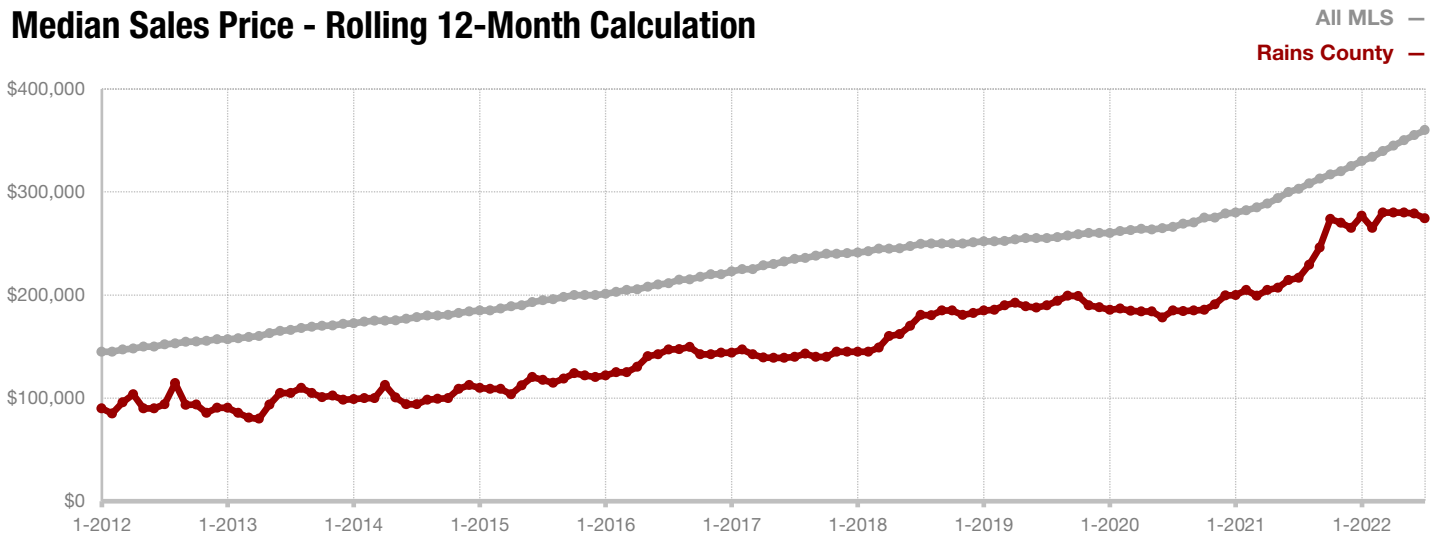
Rains County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	28	26	- 7.1%	118	177	+ 50.0%
Pending Sales	12	12	0.0%	95	105	+ 10.5%
Closed Sales	11	13	+ 18.2%	91	113	+ 24.2%
Average Sales Price*	\$322,082	\$234,308	- 27.3%	\$316,159	\$338,590	+ 7.1%
Median Sales Price*	\$280,000	\$240,000	- 14.3%	\$278,000	\$275,000	- 1.1%
Percent of Original List Price Received*	99.2%	97.0%	- 2.2%	94.8%	97.3%	+ 2.6%
Days on Market Until Sale	31	23	- 25.8%	48	39	- 18.8%
Inventory of Homes for Sale	41	71	+ 73.2%	--	--	--
Months Supply of Inventory	2.9	4.1	+ 33.3%	--	--	--

* 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 – July 2022

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



+ 12.5%

- 4.9%

+ 17.4%

Change in
New Listings

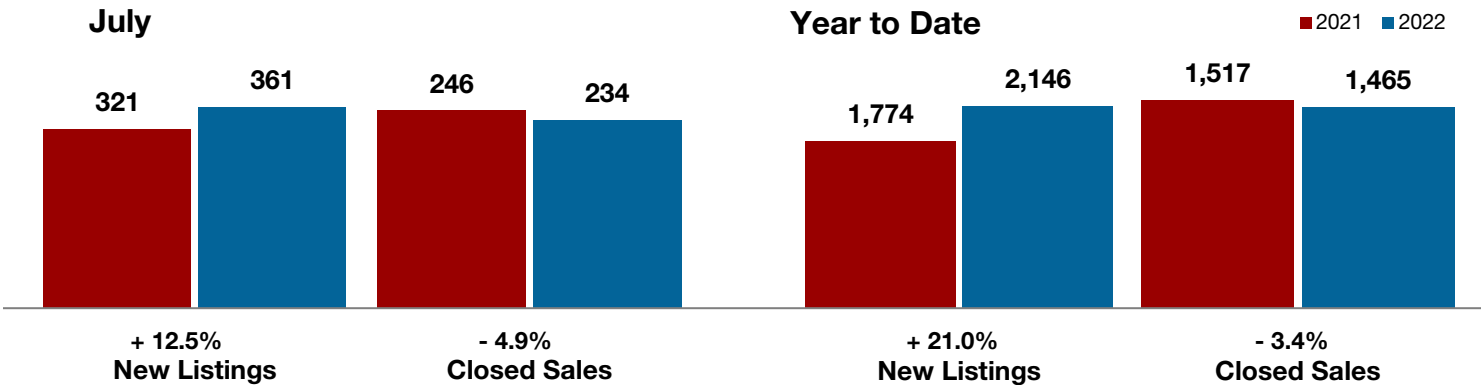
Change in
Closed Sales

Change in
Median Sales Price

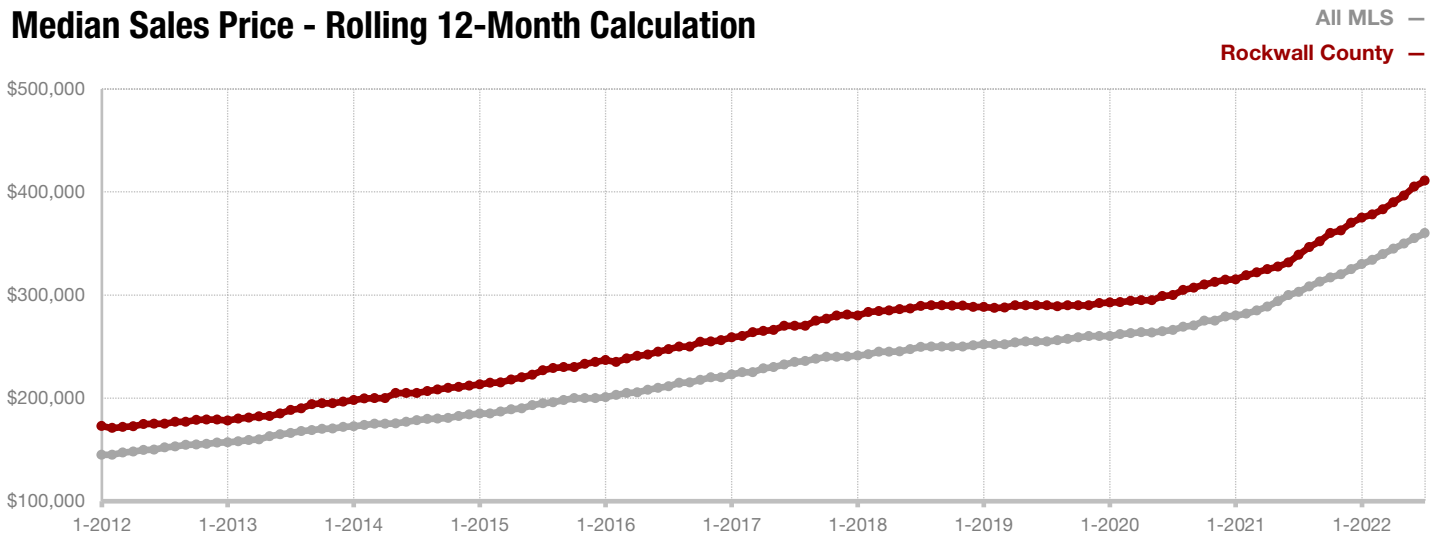
Rockwall County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	321	361	+ 12.5%	1,774	2,146	+ 21.0%
Pending Sales	265	213	- 19.6%	1,582	1,522	- 3.8%
Closed Sales	246	234	- 4.9%	1,517	1,465	- 3.4%
Average Sales Price*	\$442,893	\$545,359	+ 23.1%	\$417,905	\$517,977	+ 23.9%
Median Sales Price*	\$383,750	\$450,412	+ 17.4%	\$356,000	\$432,000	+ 21.3%
Percent of Original List Price Received*	103.2%	100.2%	- 2.9%	102.2%	102.3%	+ 0.1%
Days on Market Until Sale	18	25	+ 38.9%	26	25	- 3.8%
Inventory of Homes for Sale	327	642	+ 96.3%	--	--	--
Months Supply of Inventory	1.4	2.9	+ 200.0%	--	--	--

* 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 – July 2022

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



Shackelford County

0.0%

Change in
New Listings

- 50.0%

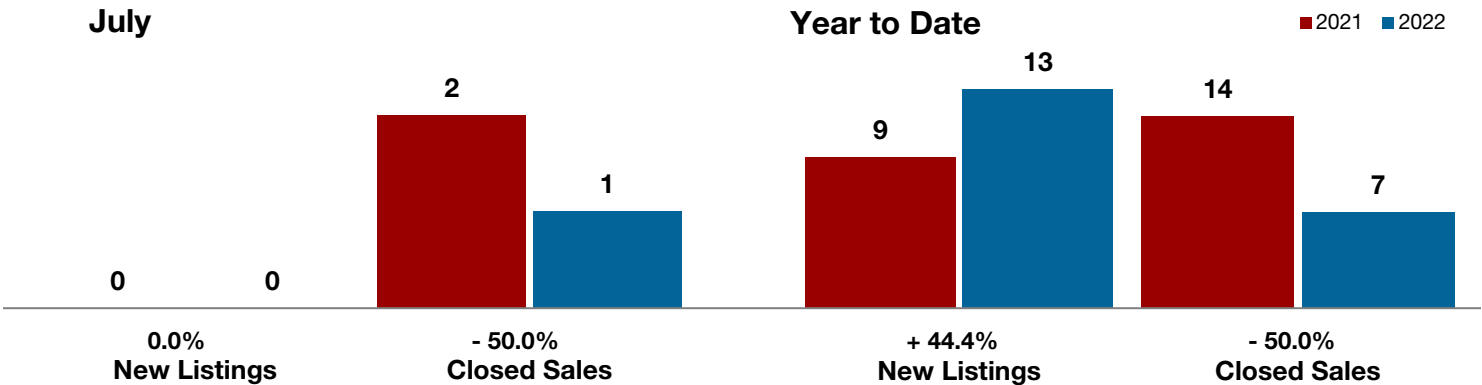
Change in
Closed Sales

+ 76.7%

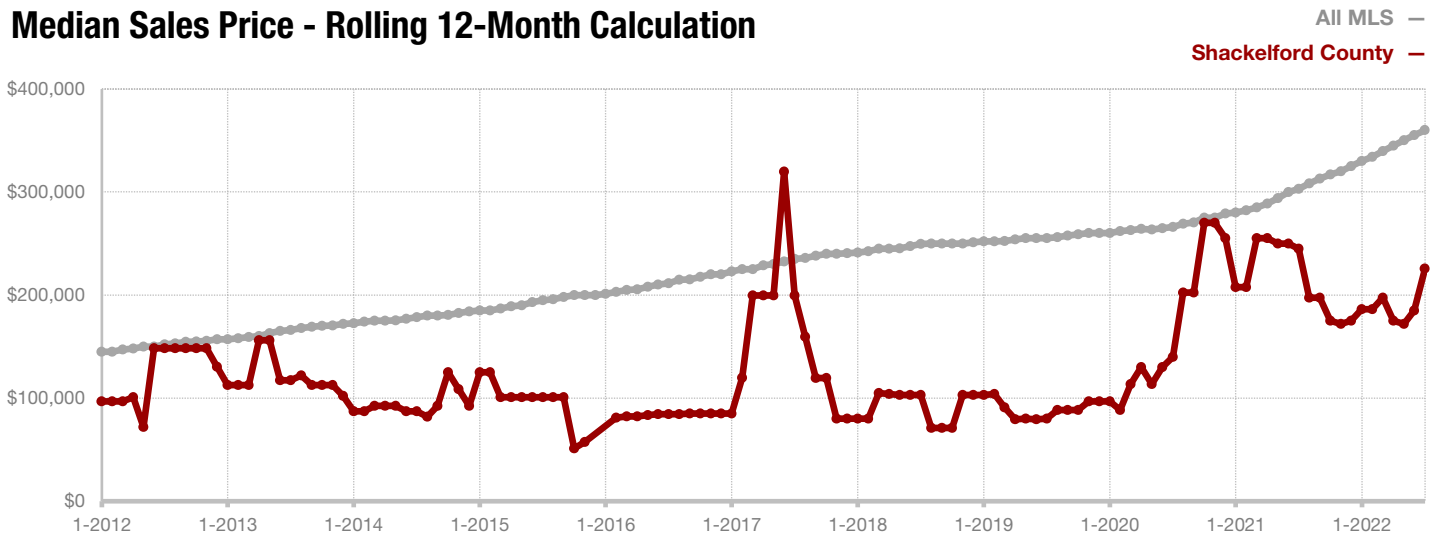
Change in
Median Sales Price

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	0	0	0.0%	9	13	+ 44.4%
Pending Sales	0	2	--	11	10	- 9.1%
Closed Sales	2	1	- 50.0%	14	7	- 50.0%
Average Sales Price*	\$150,000	\$265,000	+ 76.7%	\$224,464	\$310,557	+ 38.4%
Median Sales Price*	\$150,000	\$246,300	+ 76.7%	\$186,250	\$246,300	+ 32.2%
Percent of Original List Price Received*	77.1%	100.0%	+ 29.7%	92.1%	90.8%	- 1.4%
Days on Market Until Sale	74	3	- 95.9%	105	55	- 47.6%
Inventory of Homes for Sale	2	4	+ 100.0%	--	--	--
Months Supply of Inventory	0.9	2.3	+ 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 – July 2022

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



+ 12.5%

- 16.5%

+ 15.3%

Change in
New Listings

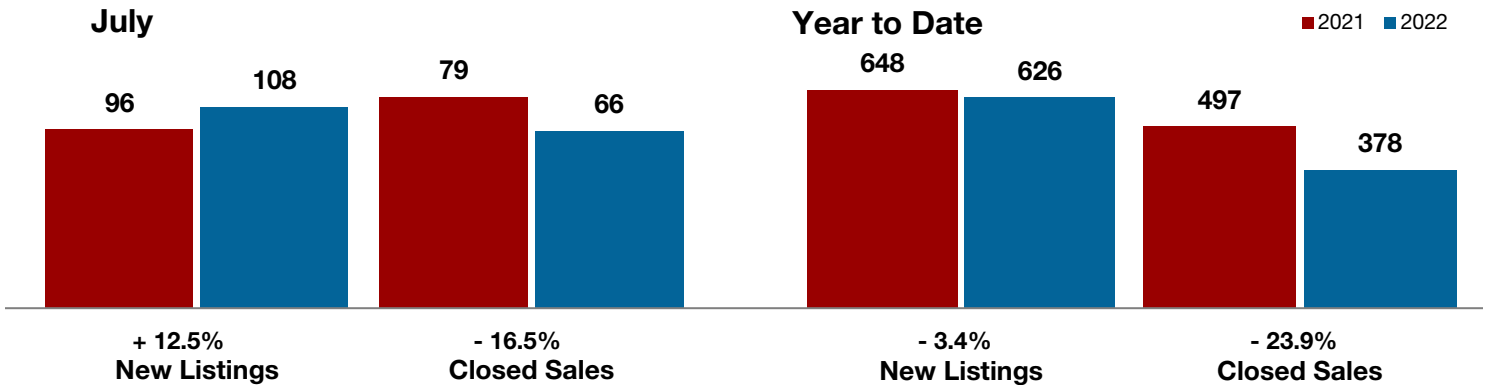
Change in
Closed Sales

Change in
Median Sales Price

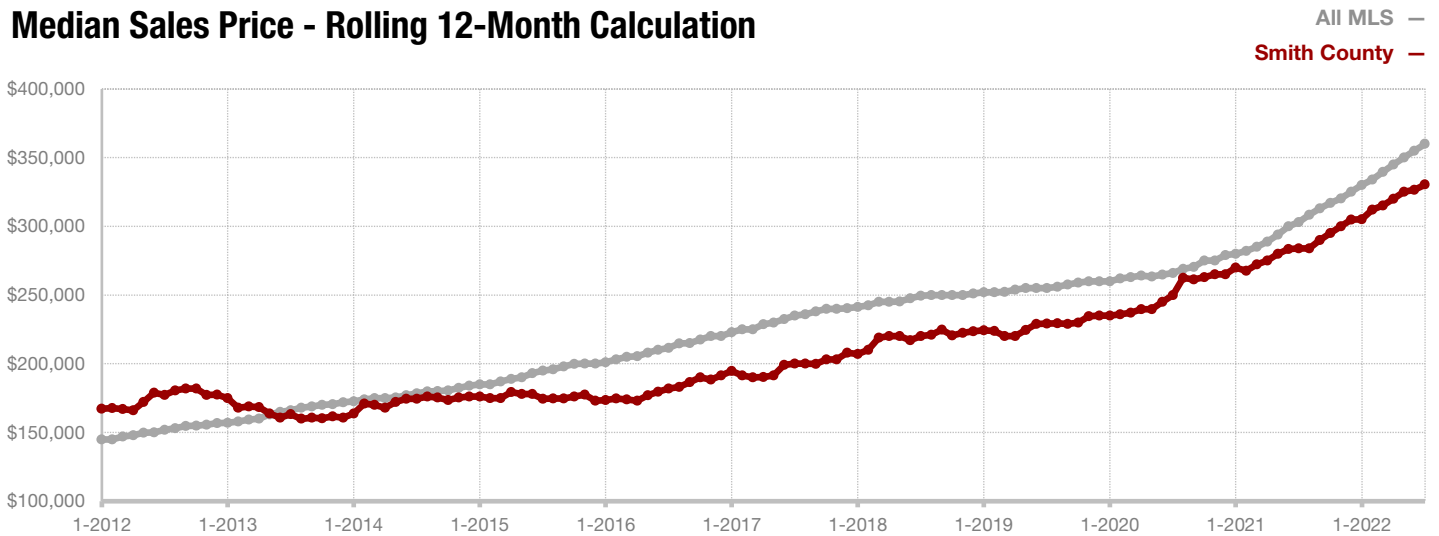
Smith County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	96	108	+ 12.5%	648	626	- 3.4%
Pending Sales	72	73	+ 1.4%	526	414	- 21.3%
Closed Sales	79	66	- 16.5%	497	378	- 23.9%
Average Sales Price*	\$356,994	\$393,353	+ 10.2%	\$345,984	\$445,224	+ 28.7%
Median Sales Price*	\$299,000	\$344,750	+ 15.3%	\$294,000	\$331,950	+ 12.9%
Percent of Original List Price Received*	98.7%	97.1%	- 1.6%	97.9%	98.2%	+ 0.3%
Days on Market Until Sale	43	32	- 25.6%	46	37	- 19.6%
Inventory of Homes for Sale	198	192	- 3.0%	--	--	--
Months Supply of Inventory	2.5	3.1	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 35.7%

- 57.1%

+ 41.7%

Change in
New Listings

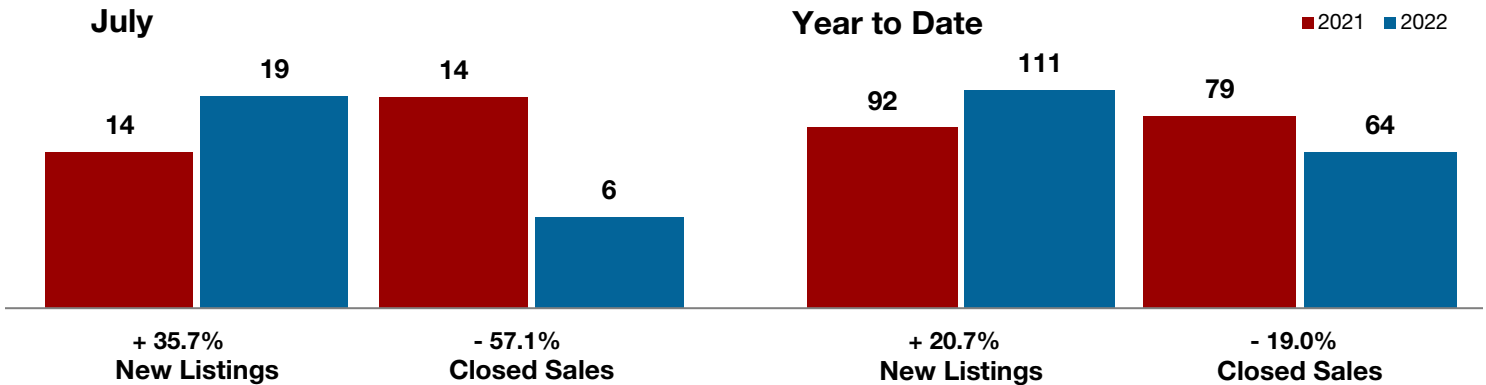
Change in
Closed Sales

Change in
Median Sales Price

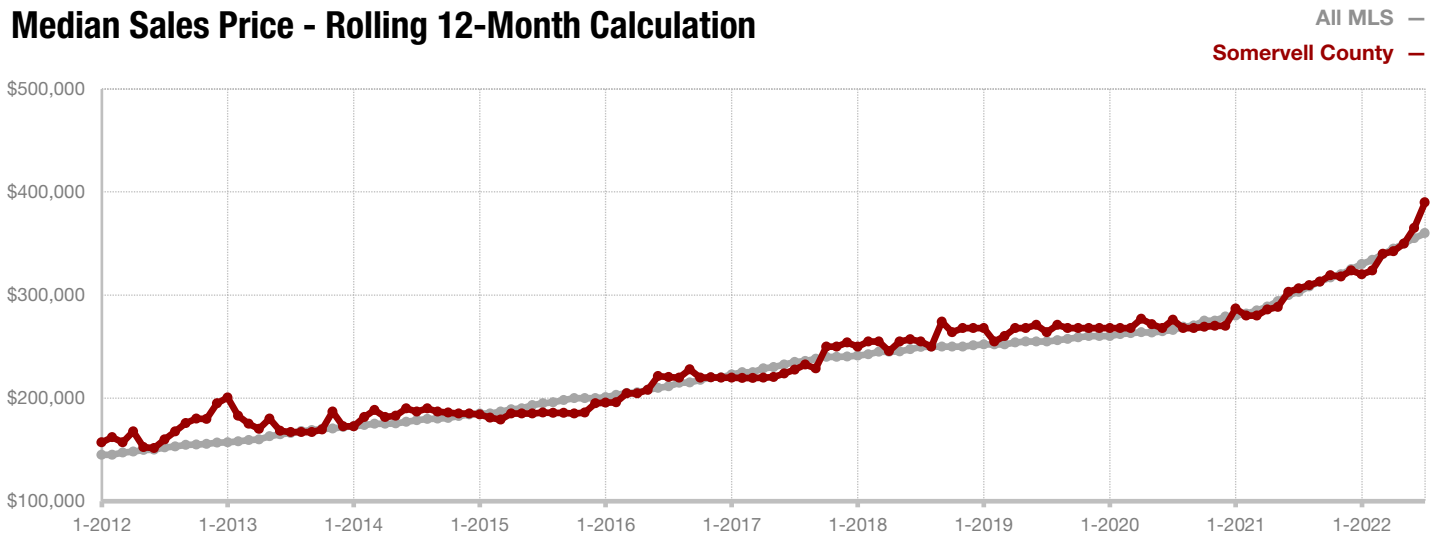
Somervell County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	14	19	+ 35.7%	92	111	+ 20.7%
Pending Sales	13	7	- 46.2%	79	65	- 17.7%
Closed Sales	14	6	- 57.1%	79	64	- 19.0%
Average Sales Price*	\$348,943	\$999,167	+ 186.3%	\$356,381	\$478,070	+ 34.1%
Median Sales Price*	\$330,000	\$467,500	+ 41.7%	\$309,500	\$420,000	+ 35.7%
Percent of Original List Price Received*	99.4%	101.0%	+ 1.6%	97.6%	98.2%	+ 0.6%
Days on Market Until Sale	23	65	+ 182.6%	64	40	- 37.5%
Inventory of Homes for Sale	17	42	+ 147.1%	--	--	--
Months Supply of Inventory	1.6	4.4	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 114.3%

- 73.3%

+ 52.0%

Change in
New Listings

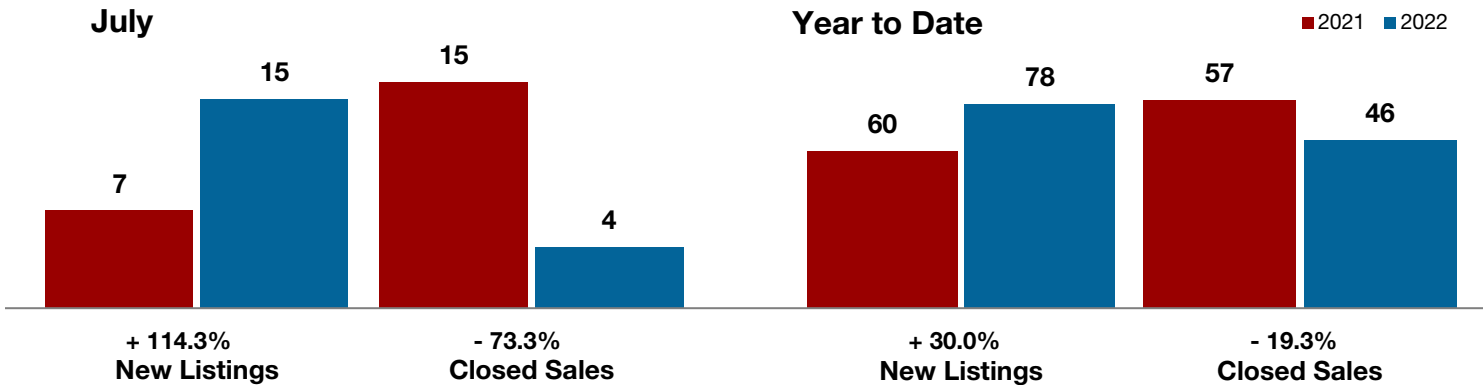
Change in
Closed Sales

Change in
Median Sales Price

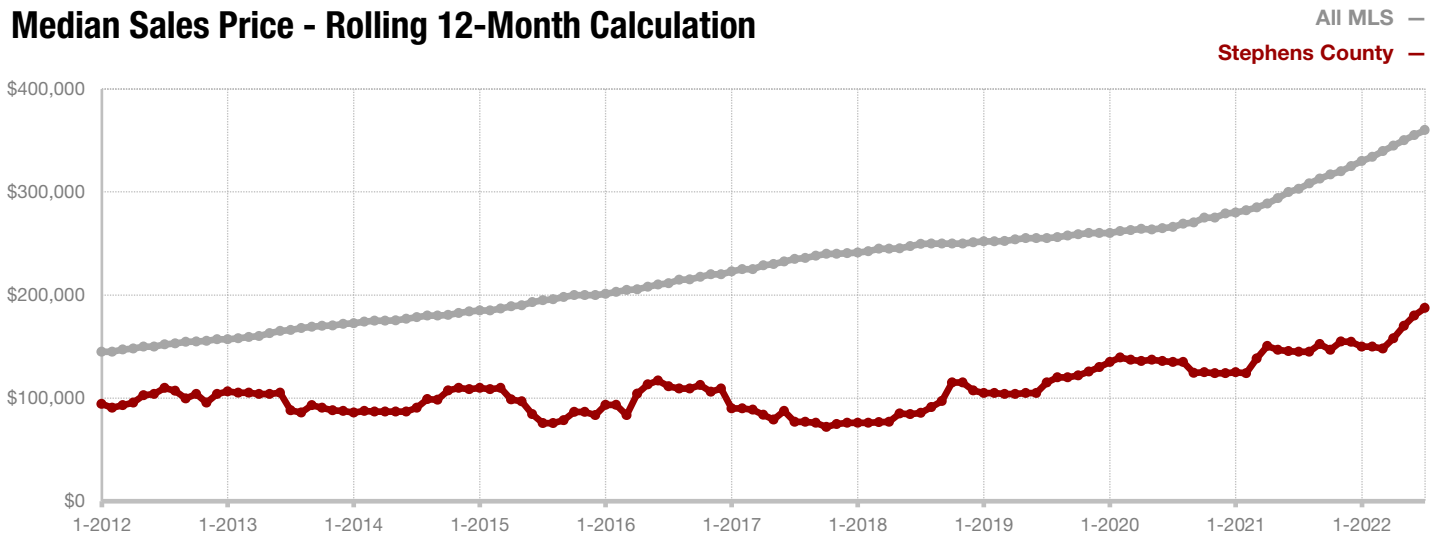
Stephens County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	7	15	+ 114.3%	60	78	+ 30.0%
Pending Sales	6	4	- 33.3%	59	48	- 18.6%
Closed Sales	15	4	- 73.3%	57	46	- 19.3%
Average Sales Price*	\$182,601	\$212,153	+ 16.2%	\$228,273	\$264,557	+ 15.9%
Median Sales Price*	\$143,575	\$218,305	+ 52.0%	\$143,575	\$209,555	+ 46.0%
Percent of Original List Price Received*	95.2%	89.6%	- 5.9%	93.6%	94.3%	+ 0.7%
Days on Market Until Sale	31	55	+ 77.4%	61	69	+ 13.1%
Inventory of Homes for Sale	20	49	+ 145.0%	--	--	--
Months Supply of Inventory	2.5	6.5	+ 133.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

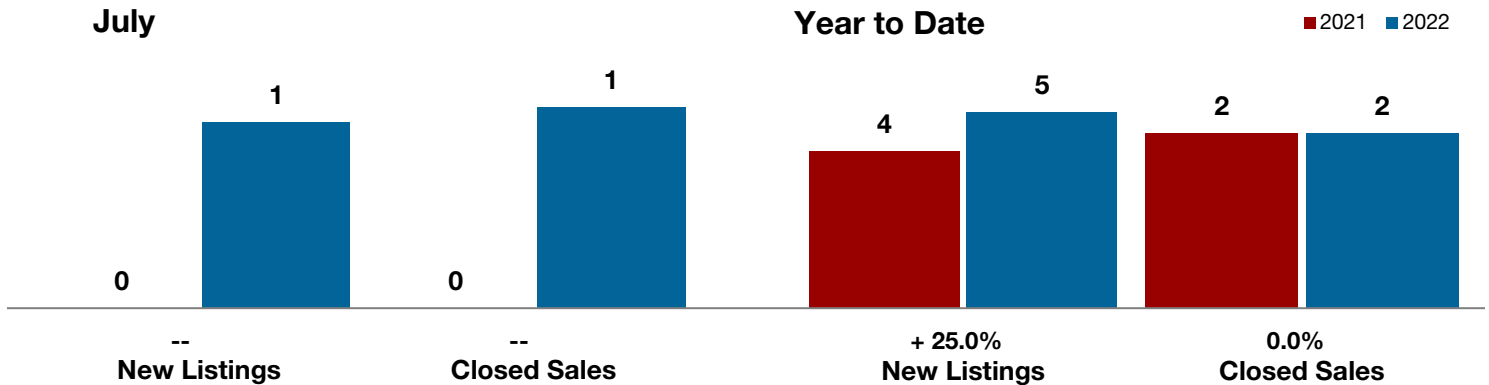
A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



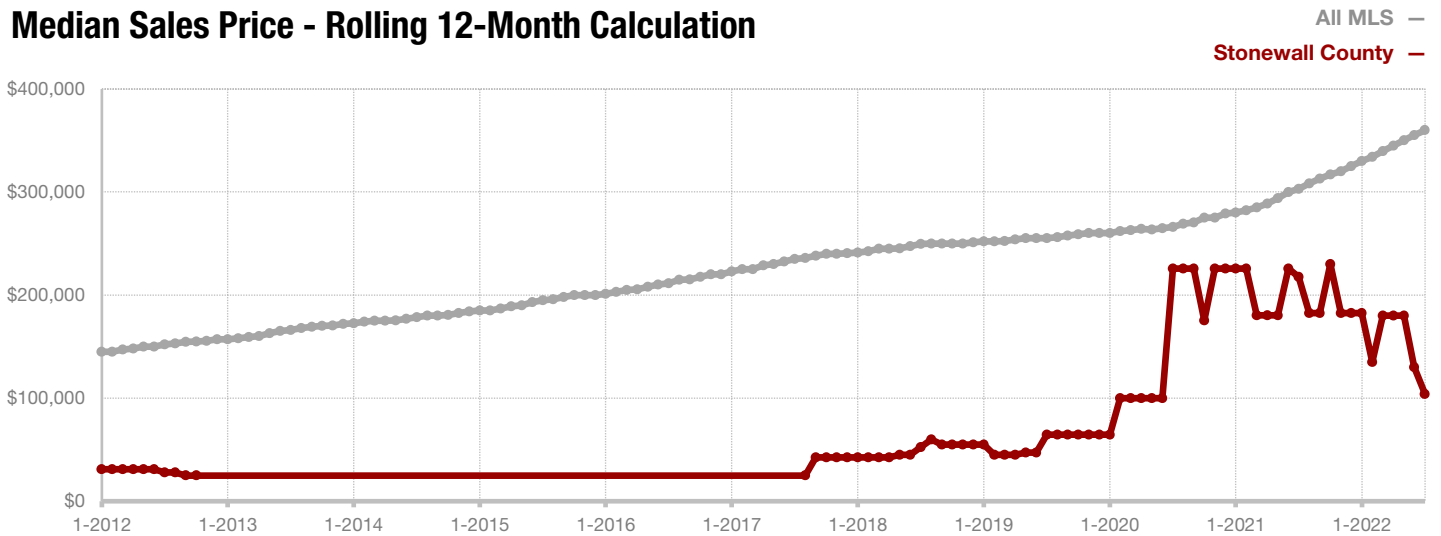
Stonewall County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	0	1	--	4	5	+ 25.0%
Pending Sales	2	0	- 100.0%	4	2	- 50.0%
Closed Sales	0	1	--	2	2	0.0%
Average Sales Price*	--	\$78,100	--	\$222,750	\$61,050	- 72.6%
Median Sales Price*	--	\$78,100	--	\$222,750	\$61,050	- 72.6%
Percent of Original List Price Received*	--	82.2%	--	97.1%	75.0%	- 22.8%
Days on Market Until Sale	--	136	--	16	69	+ 331.3%
Inventory of Homes for Sale	0	3	--	--	--	--
Months Supply of Inventory	--	3.0	--	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



- 6.8%

- 20.3%

+ 19.0%

Change in
New Listings

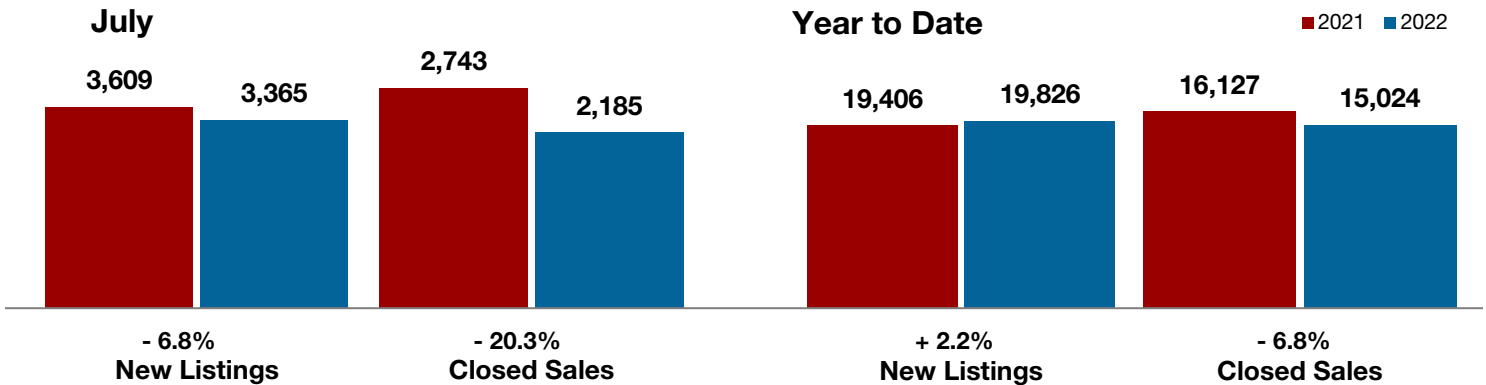
Change in
Closed Sales

Change in
Median Sales Price

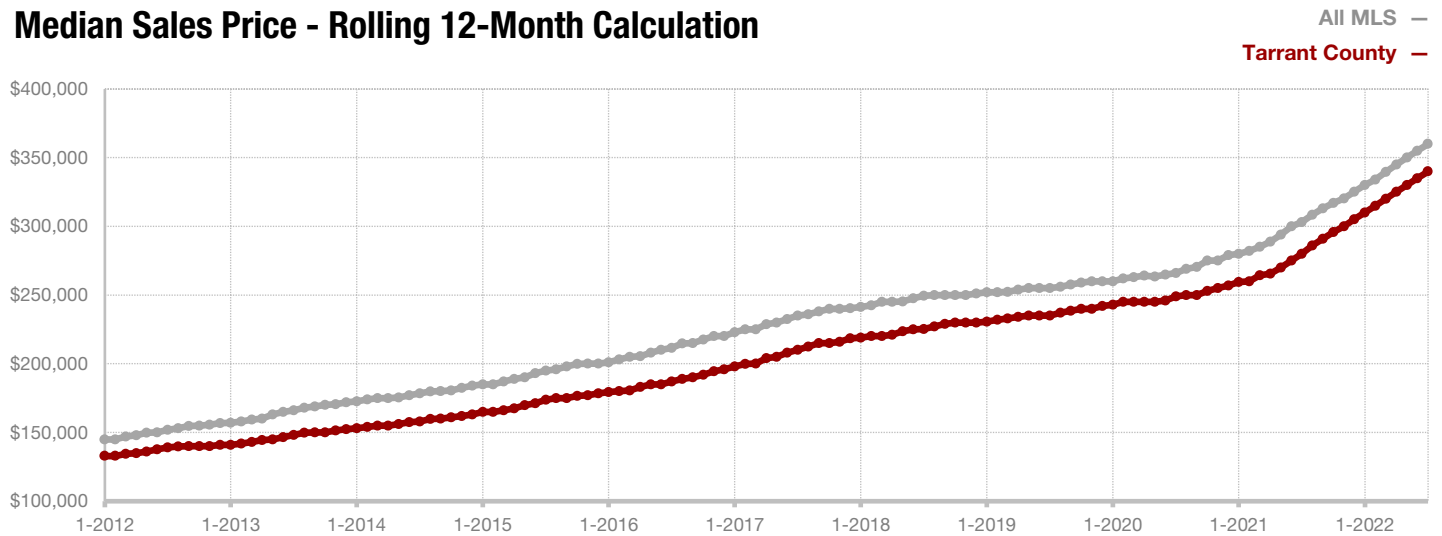
Tarrant County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	3,609	3,365	- 6.8%	19,406	19,826	+ 2.2%
Pending Sales	2,773	2,192	- 21.0%	17,181	15,469	- 10.0%
Closed Sales	2,743	2,185	- 20.3%	16,127	15,024	- 6.8%
Average Sales Price*	\$382,455	\$460,199	+ 20.3%	\$364,717	\$432,055	+ 18.5%
Median Sales Price*	\$315,000	\$375,000	+ 19.0%	\$295,000	\$360,000	+ 22.0%
Percent of Original List Price Received*	103.2%	101.1%	- 2.0%	101.9%	103.1%	+ 1.2%
Days on Market Until Sale	17	15	- 11.8%	21	18	- 14.3%
Inventory of Homes for Sale	3,133	4,360	+ 39.2%	--	--	--
Months Supply of Inventory	1.3	1.9	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



- 0.7%

- 10.5%

+ 13.6%

Change in
New Listings

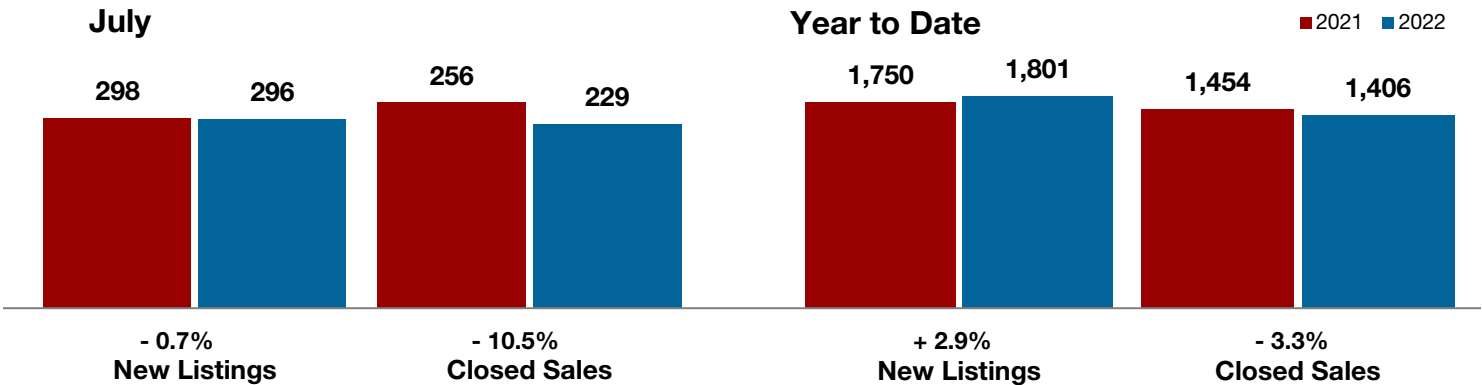
Change in
Closed Sales

Change in
Median Sales Price

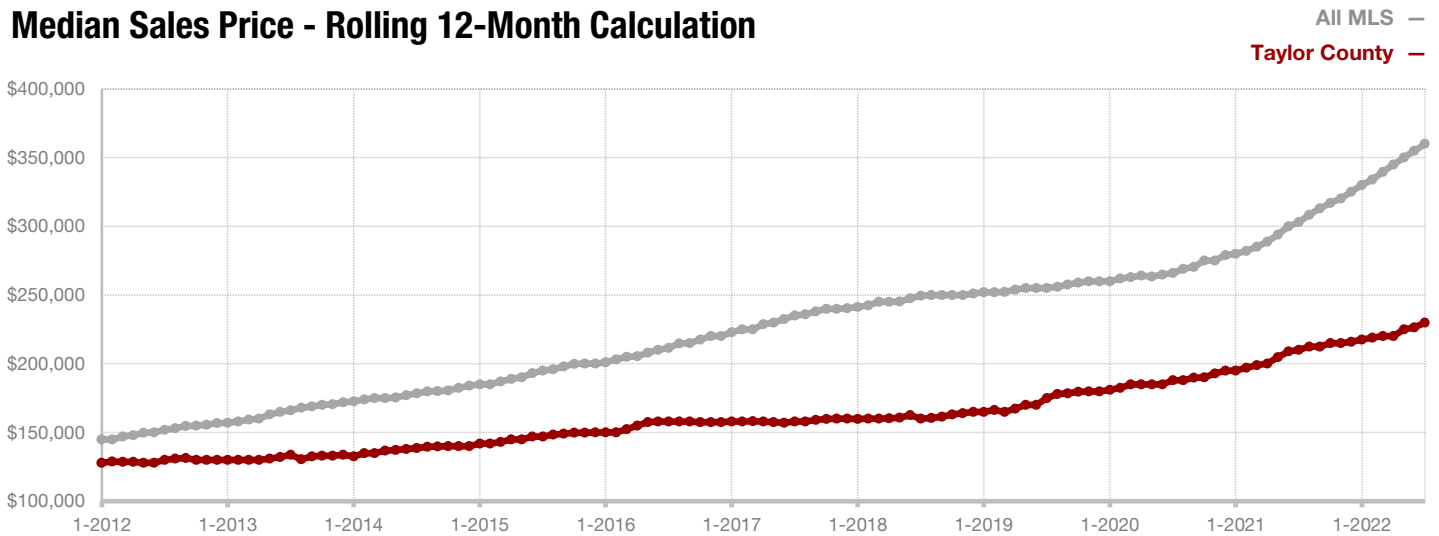
Taylor County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	298	296	- 0.7%	1,750	1,801	+ 2.9%
Pending Sales	230	182	- 20.9%	1,560	1,457	- 6.6%
Closed Sales	256	229	- 10.5%	1,454	1,406	- 3.3%
Average Sales Price*	\$246,739	\$271,523	+ 10.0%	\$237,605	\$264,780	+ 11.4%
Median Sales Price*	\$217,500	\$247,000	+ 13.6%	\$215,100	\$245,000	+ 13.9%
Percent of Original List Price Received*	99.2%	97.7%	- 1.5%	98.4%	98.2%	- 0.2%
Days on Market Until Sale	20	23	+ 15.0%	30	27	- 10.0%
Inventory of Homes for Sale	331	408	+ 23.3%	--	--	--
Months Supply of Inventory	1.6	2.0	0.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 30.8%

+ 50.0%

- 50.4%

Change in
New Listings

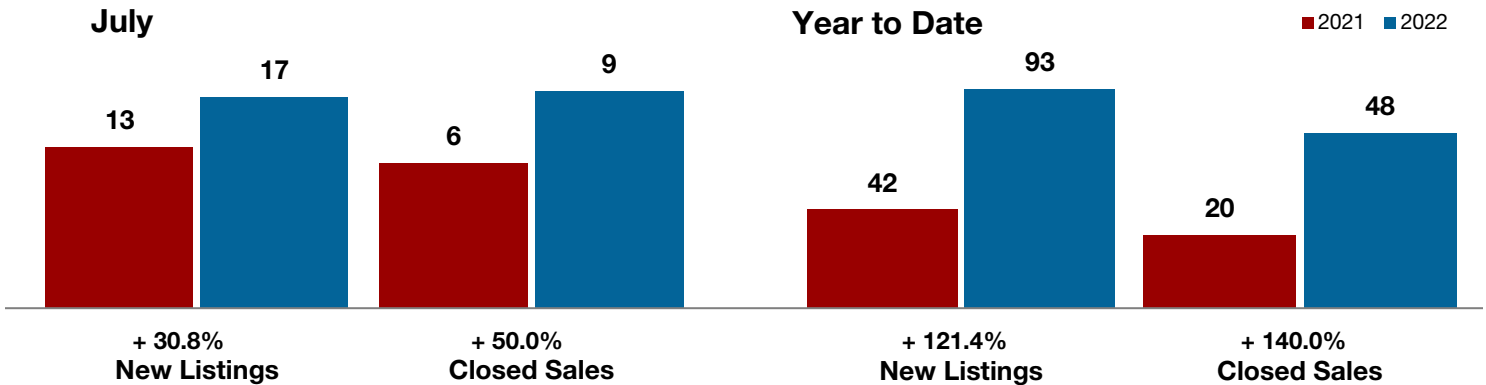
Change in
Closed Sales

Change in
Median Sales Price

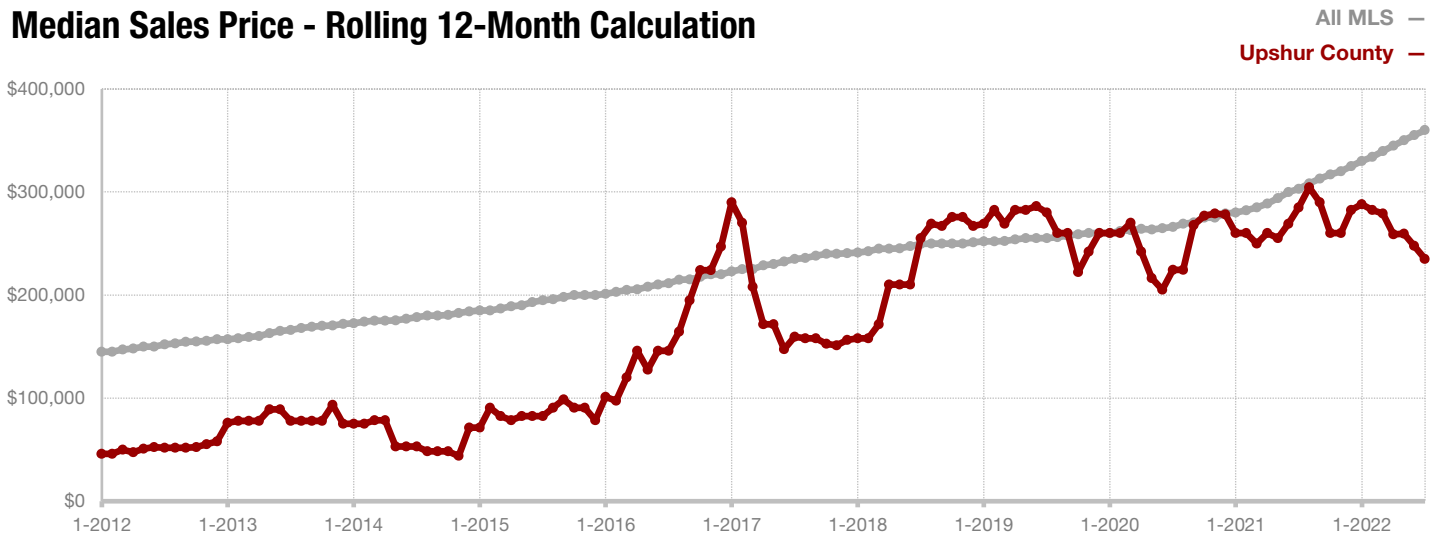
Upshur County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	13	17	+ 30.8%	42	93	+ 121.4%
Pending Sales	7	7	0.0%	25	54	+ 116.0%
Closed Sales	6	9	+ 50.0%	20	48	+ 140.0%
Average Sales Price*	\$441,833	\$266,489	- 39.7%	\$323,093	\$329,962	+ 2.1%
Median Sales Price*	\$423,000	\$209,999	- 50.4%	\$307,500	\$221,000	- 28.1%
Percent of Original List Price Received*	97.8%	93.4%	- 4.5%	91.4%	96.3%	+ 5.4%
Days on Market Until Sale	13	31	+ 138.5%	61	44	- 27.9%
Inventory of Homes for Sale	19	36	+ 89.5%	--	--	--
Months Supply of Inventory	5.1	5.8	+ 20.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 27.1%

- 41.8%

+ 8.0%

Change in
New Listings

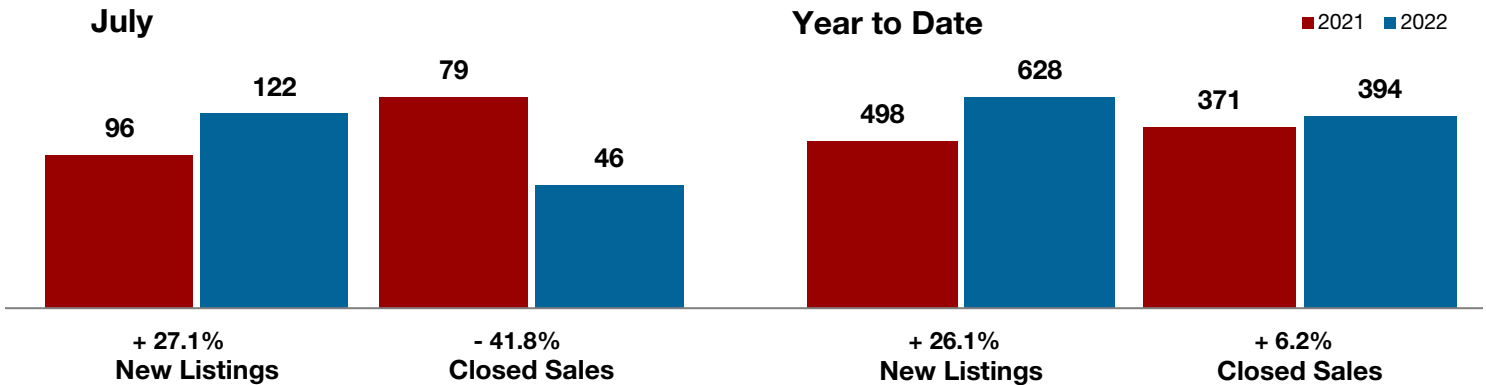
Change in
Closed Sales

Change in
Median Sales Price

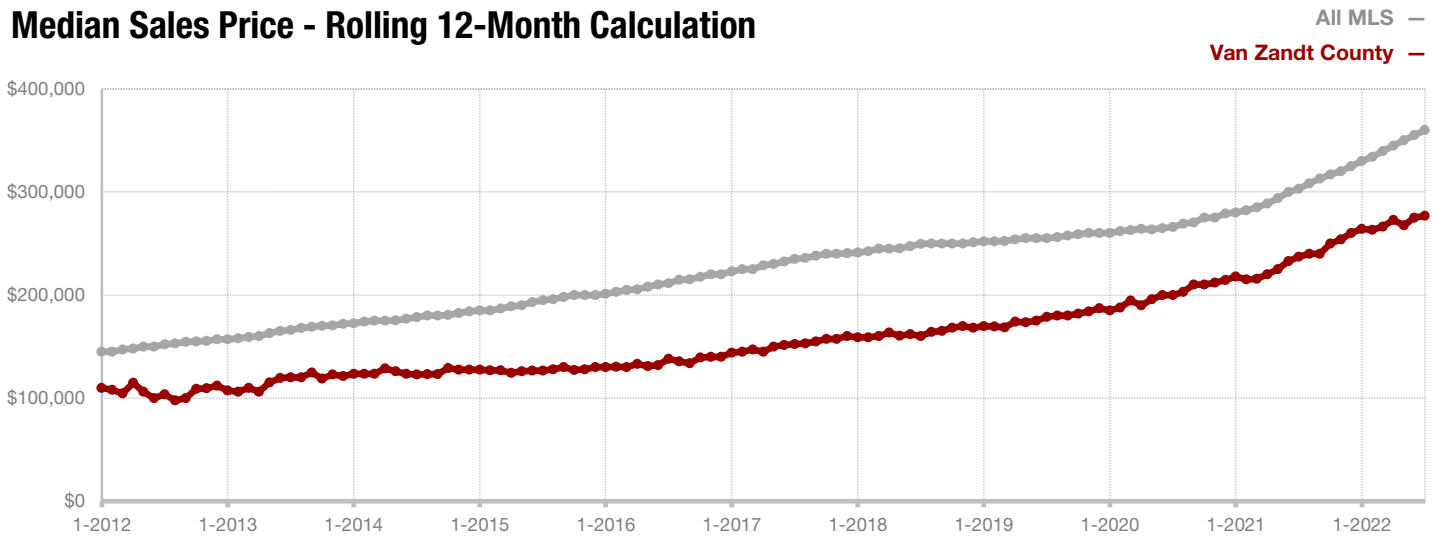
Van Zandt County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	96	122	+ 27.1%	498	628	+ 26.1%
Pending Sales	50	48	- 4.0%	392	378	- 3.6%
Closed Sales	79	46	- 41.8%	371	394	+ 6.2%
Average Sales Price*	\$346,636	\$341,711	- 1.4%	\$308,334	\$343,981	+ 11.6%
Median Sales Price*	\$250,000	\$270,000	+ 8.0%	\$250,000	\$279,900	+ 12.0%
Percent of Original List Price Received*	96.0%	93.2%	- 2.9%	96.5%	95.6%	- 0.9%
Days on Market Until Sale	35	38	+ 8.6%	48	44	- 8.3%
Inventory of Homes for Sale	162	250	+ 54.3%	--	--	--
Months Supply of Inventory	2.9	4.4	+ 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



+ 38.1%

Change in
New Listings

+ 0.9%

Change in
Closed Sales

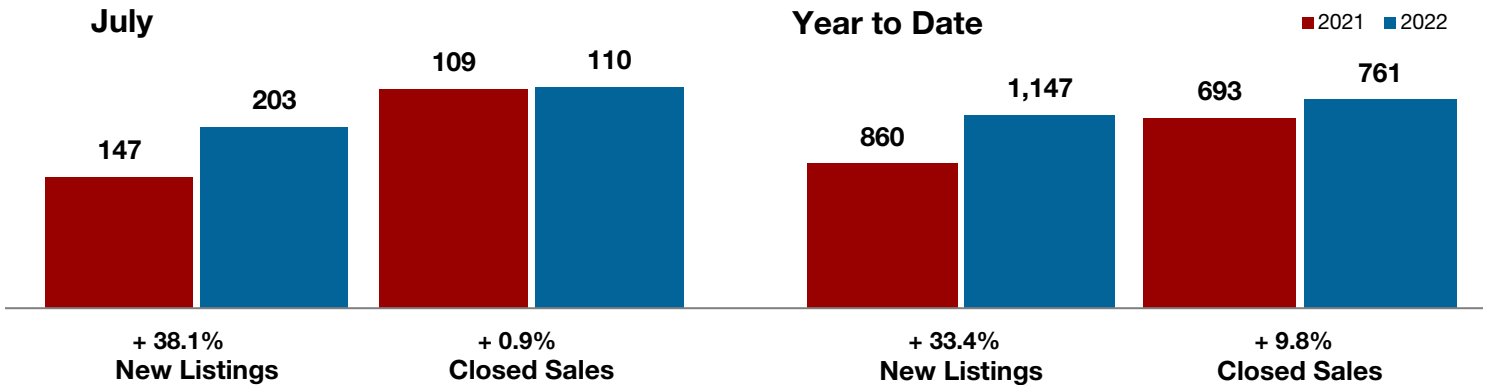
+ 13.6%

Change in
Median Sales Price

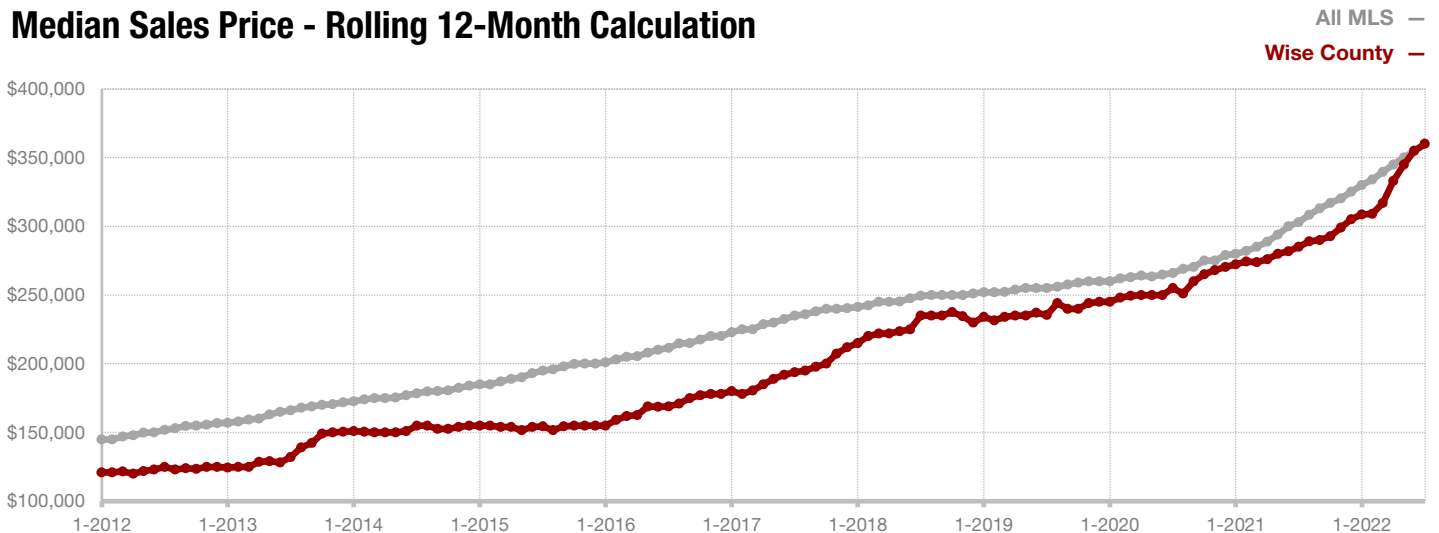
Wise County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	147	203	+ 38.1%	860	1,147	+ 33.4%
Pending Sales	112	80	- 28.6%	754	763	+ 1.2%
Closed Sales	109	110	+ 0.9%	693	761	+ 9.8%
Average Sales Price*	\$405,441	\$430,717	+ 6.2%	\$347,425	\$422,990	+ 21.8%
Median Sales Price*	\$350,000	\$397,450	+ 13.6%	\$292,500	\$382,200	+ 30.7%
Percent of Original List Price Received*	98.6%	98.5%	- 0.1%	99.0%	99.4%	+ 0.4%
Days on Market Until Sale	24	23	- 4.2%	38	29	- 23.7%
Inventory of Homes for Sale	187	368	+ 96.8%	--	--	--
Months Supply of Inventory	1.8	3.5	+ 100.0%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



0.0%

- 43.6%

- 7.0%

Change in
New Listings

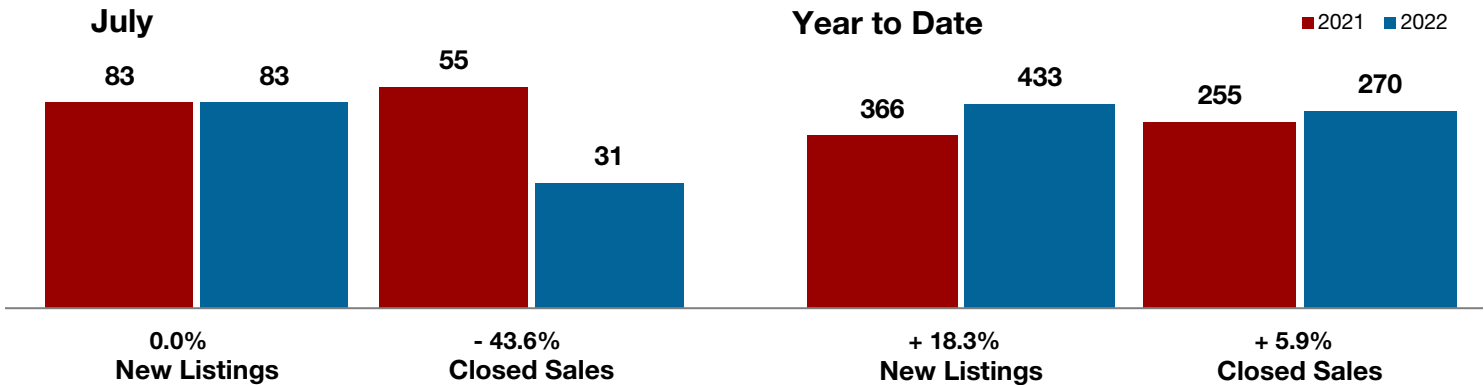
Change in
Closed Sales

Change in
Median Sales Price

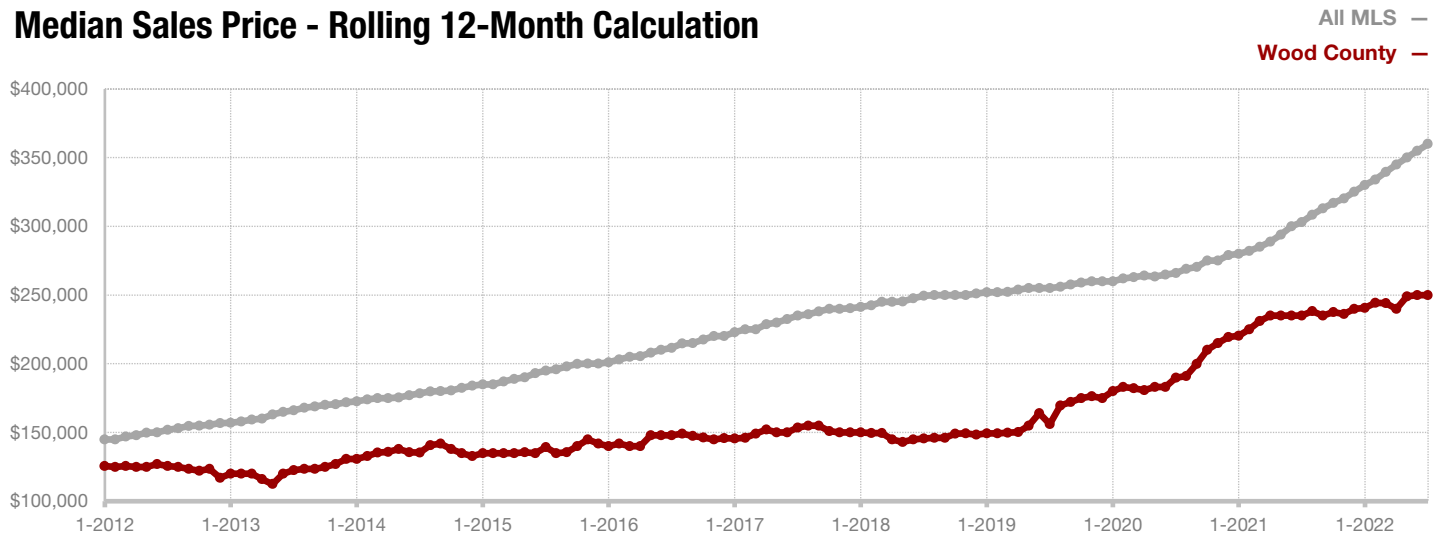
Wood County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	83	83	0.0%	366	433	+ 18.3%
Pending Sales	54	22	- 59.3%	289	251	- 13.1%
Closed Sales	55	31	- 43.6%	255	270	+ 5.9%
Average Sales Price*	\$319,827	\$312,746	- 2.2%	\$314,683	\$343,103	+ 9.0%
Median Sales Price*	\$268,750	\$250,000	- 7.0%	\$240,000	\$263,950	+ 10.0%
Percent of Original List Price Received*	96.5%	96.4%	- 0.1%	96.5%	97.0%	+ 0.5%
Days on Market Until Sale	36	30	- 16.7%	47	39	- 17.0%
Inventory of Homes for Sale	115	196	+ 70.4%	--	--	--
Months Supply of Inventory	2.8	5.0	+ 66.7%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – July 2022

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



- 5.0%

+ 5.9%

- 5.8%

Change in
New Listings

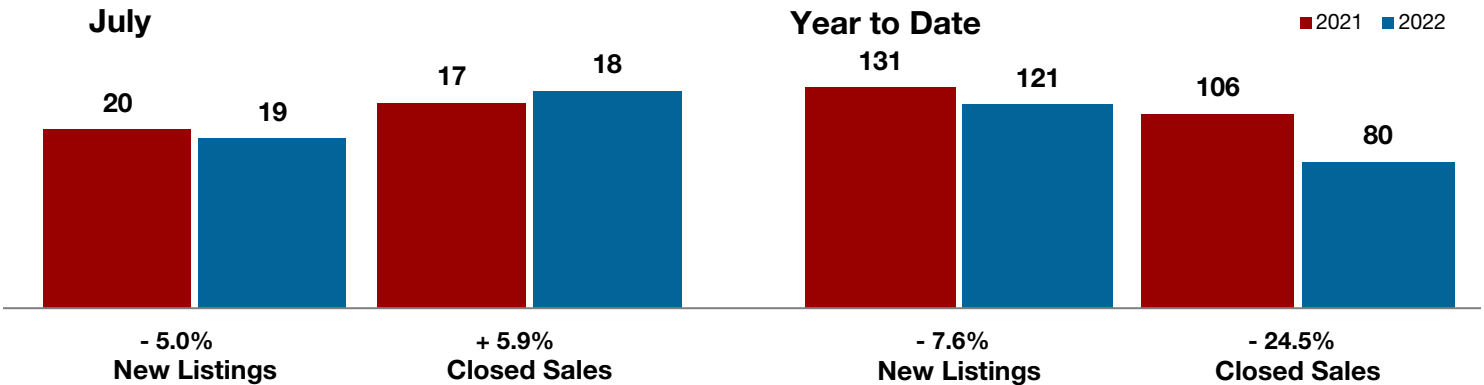
Change in
Closed Sales

Change in
Median Sales Price

Young County

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	20	19	- 5.0%	131	121	- 7.6%
Pending Sales	16	9	- 43.8%	119	86	- 27.7%
Closed Sales	17	18	+ 5.9%	106	80	- 24.5%
Average Sales Price*	\$237,706	\$235,008	- 1.1%	\$236,345	\$258,750	+ 9.5%
Median Sales Price*	\$249,000	\$234,500	- 5.8%	\$175,000	\$198,500	+ 13.4%
Percent of Original List Price Received*	99.7%	91.3%	- 8.4%	94.6%	93.4%	- 1.3%
Days on Market Until Sale	38	56	+ 47.4%	74	61	- 17.6%
Inventory of Homes for Sale	38	49	+ 28.9%	--	--	--
Months Supply of Inventory	2.6	4.1	+ 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation

