

Local Market Updates

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



June 2023

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 – June 2023

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



- 21.1%

+ 125.0%

+ 77.8%

Change in
New Listings

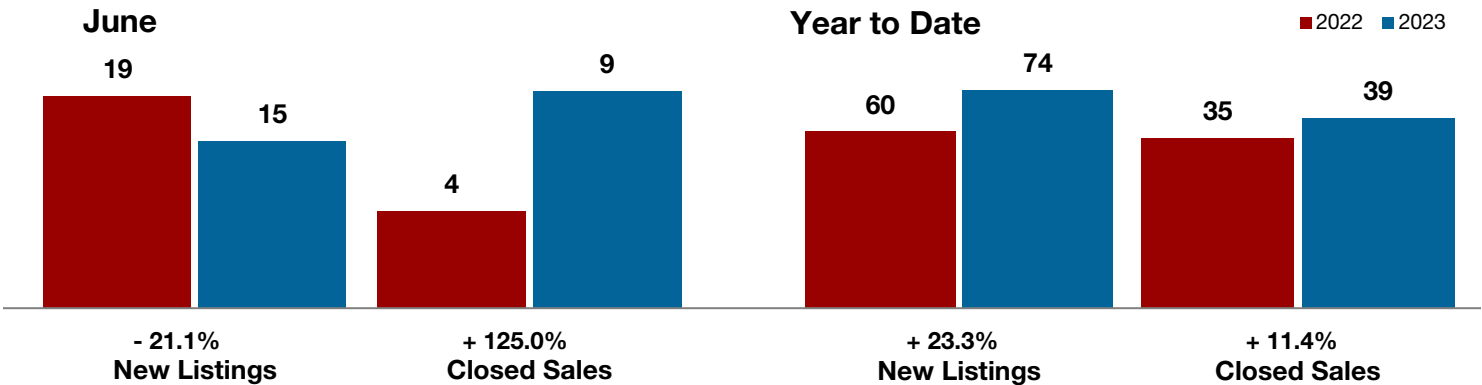
Change in
Closed Sales

Change in
Median Sales Price

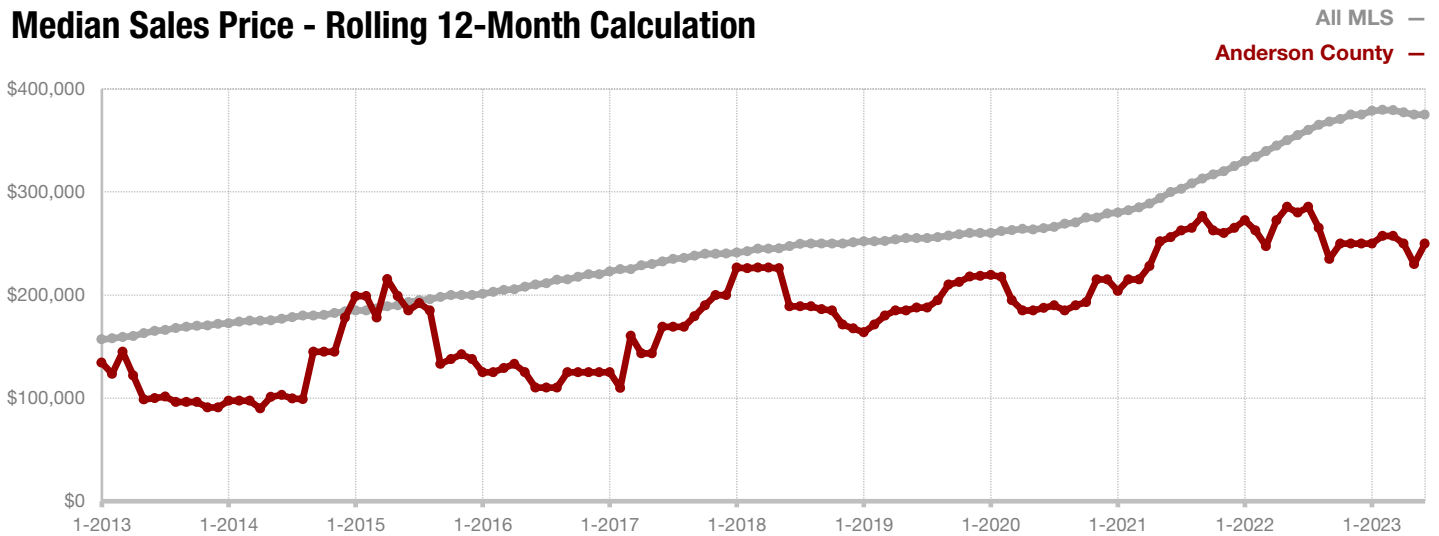
Anderson County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 19 | 15 | - 21.1% | 60 | 74 | + 23.3% |
| Pending Sales | 7 | 5 | - 28.6% | 36 | 40 | + 11.1% |
| Closed Sales | 4 | 9 | + 125.0% | 35 | 39 | + 11.4% |
| Average Sales Price* | \$281,225 | \$379,111 | + 34.8% | \$380,796 | \$361,567 | - 5.0% |
| Median Sales Price* | \$224,950 | \$400,000 | + 77.8% | \$269,000 | \$265,000 | - 1.5% |
| Percent of Original List Price Received* | 101.1% | 95.4% | - 5.6% | 98.7% | 92.7% | - 6.1% |
| Days on Market Until Sale | 28 | 62 | + 121.4% | 43 | 59 | + 37.2% |
| Inventory of Homes for Sale | 36 | 38 | + 5.6% | -- | -- | -- |
| Months Supply of Inventory | 6.9 | 6.4 | - 14.3% | -- | -- | -- |

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



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 6.3%

+ 8.7%

+ 8.4%

Change in
New Listings

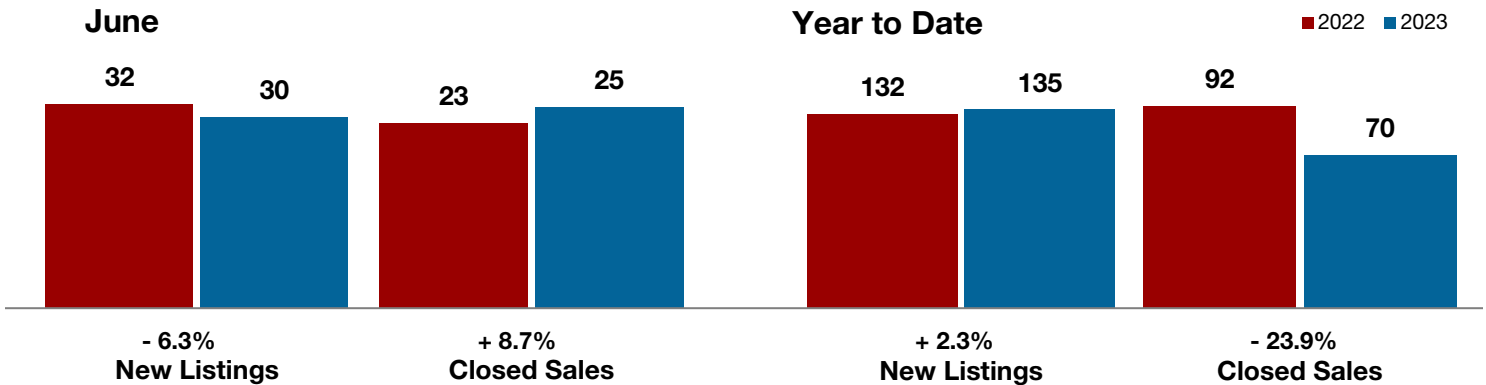
Change in
Closed Sales

Change in
Median Sales Price

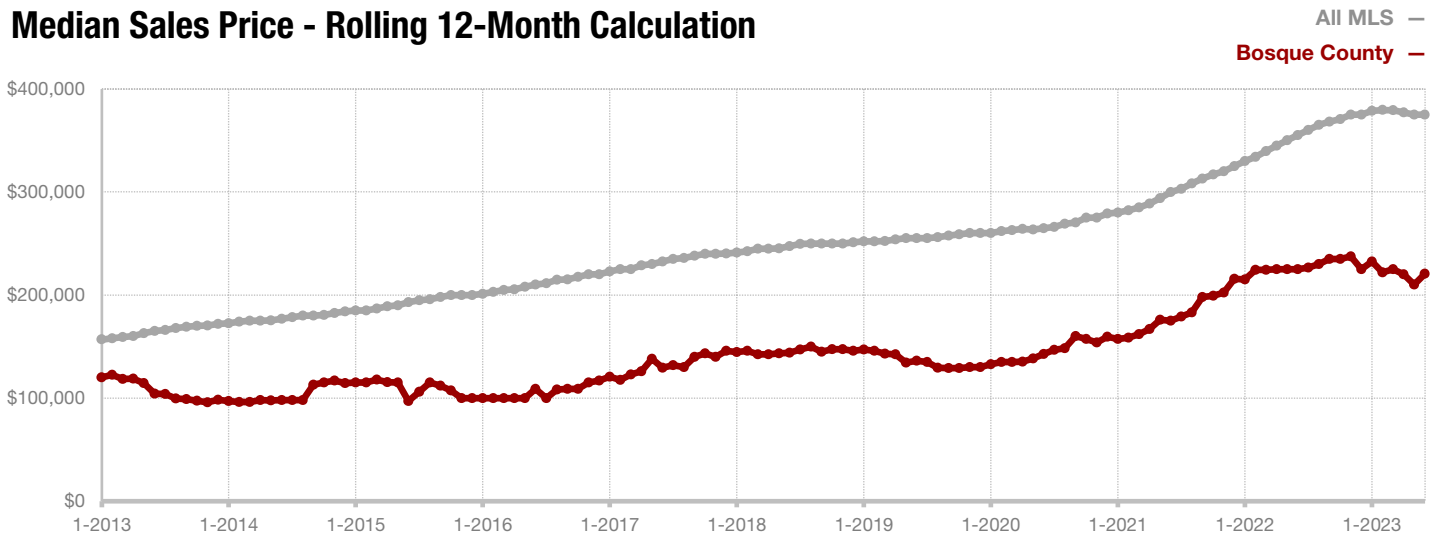
Bosque County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 32 | 30 | - 6.3% | 132 | 135 | + 2.3% |
| Pending Sales | 19 | 15 | - 21.1% | 97 | 78 | - 19.6% |
| Closed Sales | 23 | 25 | + 8.7% | 92 | 70 | - 23.9% |
| Average Sales Price* | \$236,974 | \$289,831 | + 22.3% | \$322,616 | \$274,957 | - 14.8% |
| Median Sales Price* | \$207,000 | \$224,377 | + 8.4% | \$221,000 | \$215,500 | - 2.5% |
| Percent of Original List Price Received* | 95.2% | 87.0% | - 8.6% | 93.2% | 89.2% | - 4.3% |
| Days on Market Until Sale | 37 | 75 | + 102.7% | 48 | 75 | + 56.3% |
| Inventory of Homes for Sale | 62 | 73 | + 17.7% | -- | -- | -- |
| Months Supply of Inventory | 3.7 | 5.9 | + 50.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 20.9%

- 26.9%

+ 7.2%

Change in
New Listings

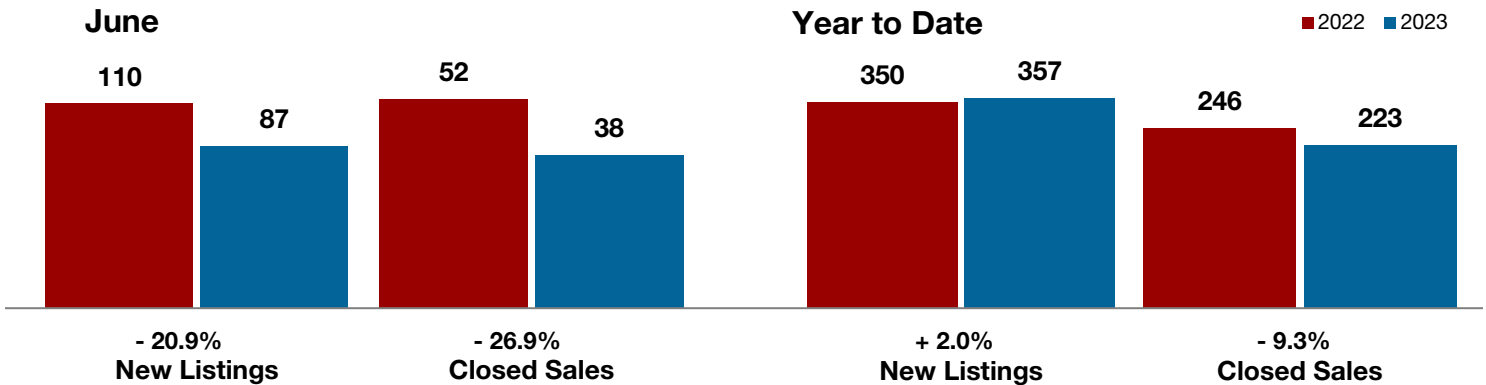
Change in
Closed Sales

Change in
Median Sales Price

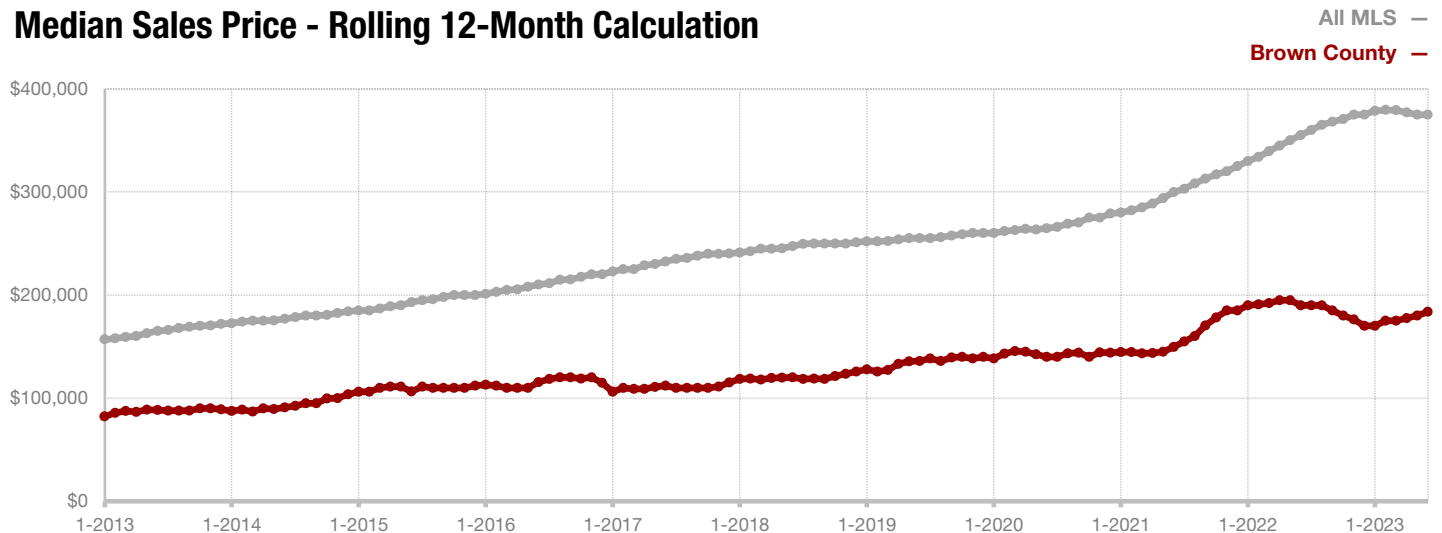
Brown County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 110 | 87 | - 20.9% | 350 | 357 | + 2.0% |
| Pending Sales | 53 | 41 | - 22.6% | 273 | 233 | - 14.7% |
| Closed Sales | 52 | 38 | - 26.9% | 246 | 223 | - 9.3% |
| Average Sales Price* | \$222,206 | \$276,436 | + 24.4% | \$257,820 | \$262,022 | + 1.6% |
| Median Sales Price* | \$166,000 | \$178,000 | + 7.2% | \$174,000 | \$207,000 | + 19.0% |
| Percent of Original List Price Received* | 95.3% | 88.8% | - 6.8% | 95.5% | 92.0% | - 3.7% |
| Days on Market Until Sale | 55 | 86 | + 56.4% | 47 | 69 | + 46.8% |
| Inventory of Homes for Sale | 143 | 201 | + 40.6% | -- | -- | -- |
| Months Supply of Inventory | 3.2 | 5.3 | + 66.7% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



+ 3.8%

- 42.9%

- 16.5%

Change in
New Listings

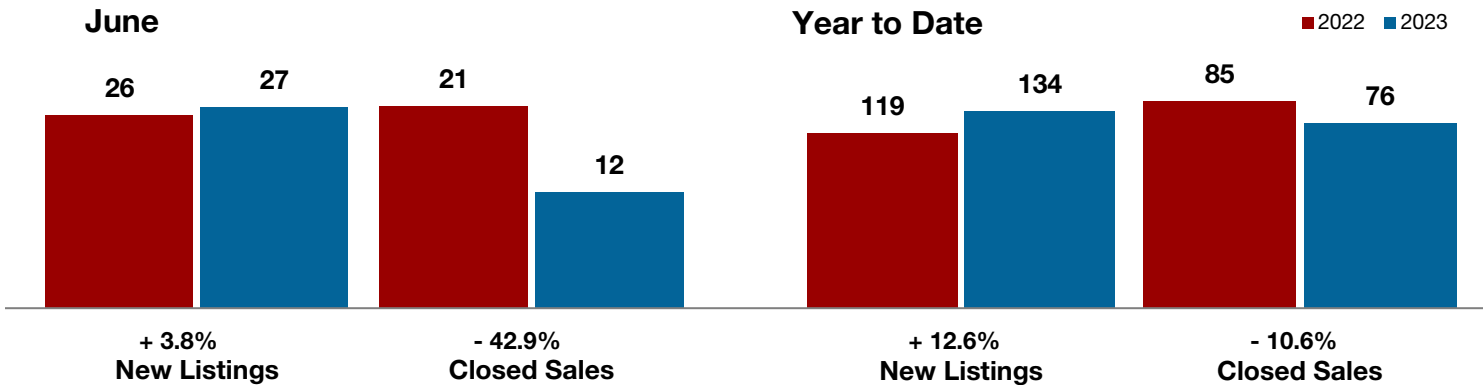
Change in
Closed Sales

Change in
Median Sales Price

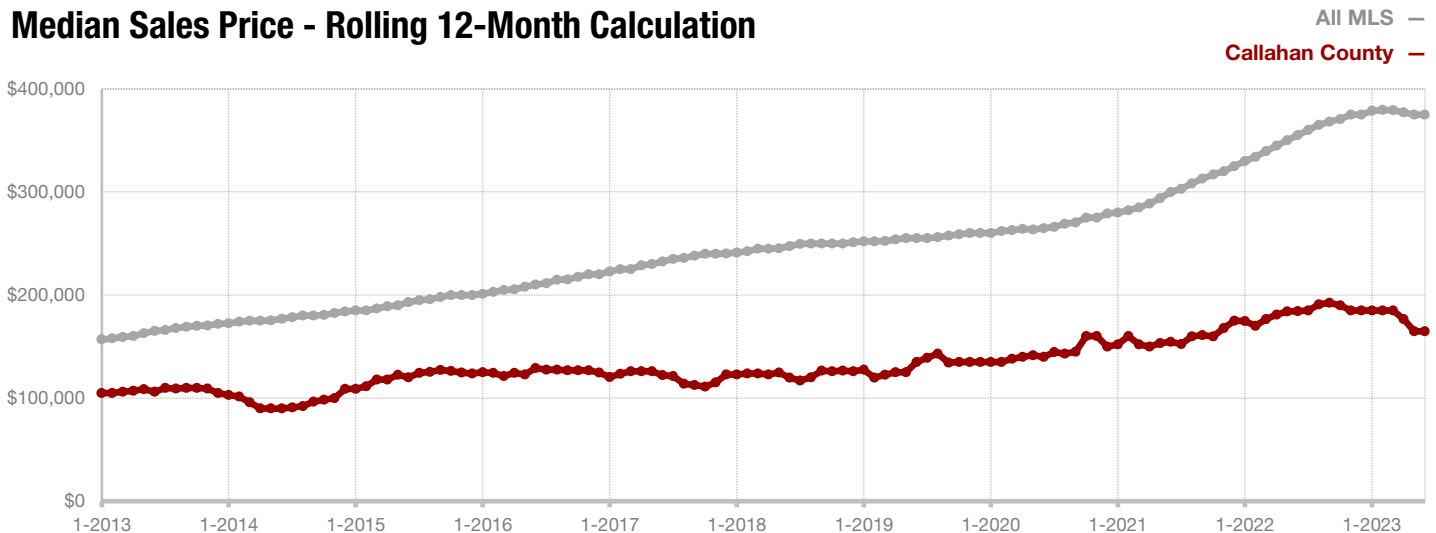
Callahan County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 26 | 27 | + 3.8% | 119 | 134 | + 12.6% |
| Pending Sales | 16 | 21 | + 31.3% | 92 | 95 | + 3.3% |
| Closed Sales | 21 | 12 | - 42.9% | 85 | 76 | - 10.6% |
| Average Sales Price* | \$242,010 | \$216,250 | - 10.6% | \$221,392 | \$191,540 | - 13.5% |
| Median Sales Price* | \$215,000 | \$179,500 | - 16.5% | \$195,000 | \$158,750 | - 18.6% |
| Percent of Original List Price Received* | 96.3% | 88.2% | - 8.4% | 96.1% | 89.3% | - 7.1% |
| Days on Market Until Sale | 30 | 37 | + 23.3% | 38 | 46 | + 21.1% |
| Inventory of Homes for Sale | 40 | 49 | + 22.5% | -- | -- | -- |
| Months Supply of Inventory | 2.7 | 3.5 | + 33.3% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



+ 20.0%

+ 100.0%

+ 18.5%

Change in
New Listings

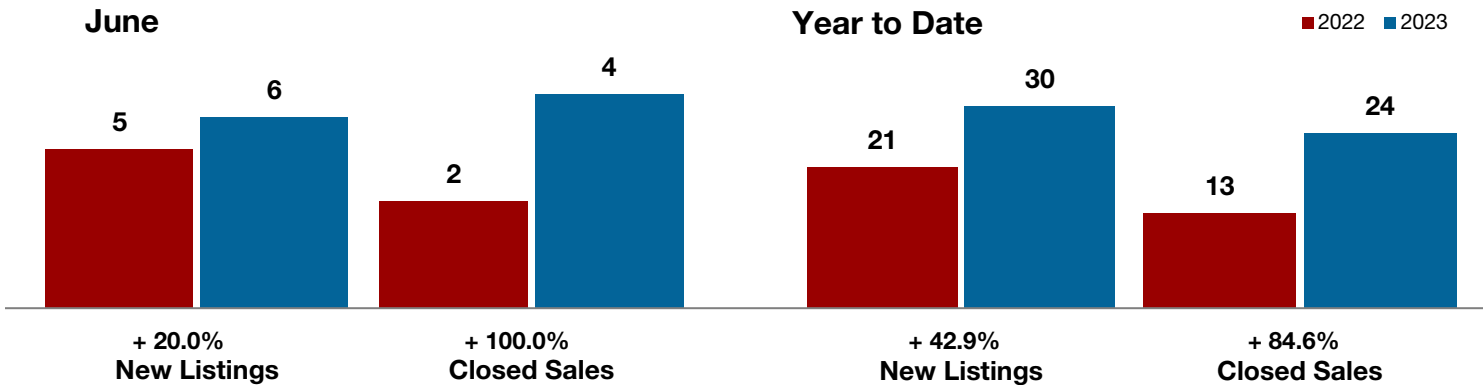
Change in
Closed Sales

Change in
Median Sales Price

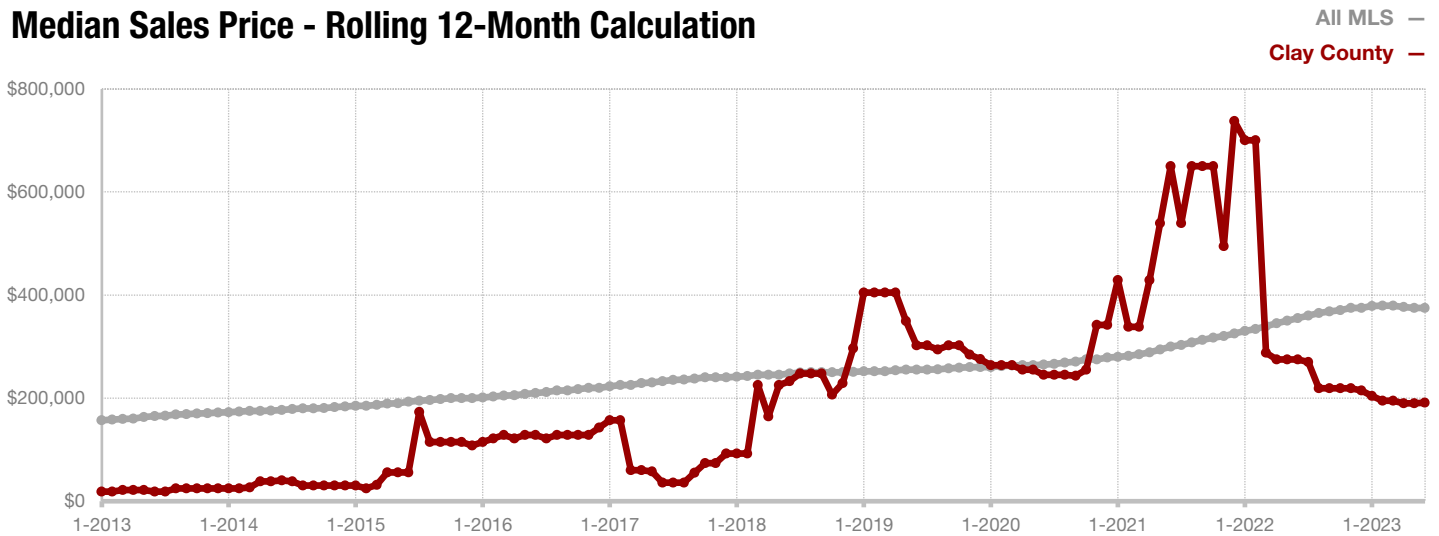
Clay County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 5 | 6 | + 20.0% | 21 | 30 | + 42.9% |
| Pending Sales | 4 | 3 | - 25.0% | 16 | 20 | + 25.0% |
| Closed Sales | 2 | 4 | + 100.0% | 13 | 24 | + 84.6% |
| Average Sales Price* | \$244,000 | \$480,850 | + 97.1% | \$213,355 | \$245,508 | + 15.1% |
| Median Sales Price* | \$244,000 | \$289,200 | + 18.5% | \$234,000 | \$181,500 | - 22.4% |
| Percent of Original List Price Received* | 81.7% | 97.7% | + 19.6% | 95.6% | 92.5% | - 3.2% |
| Days on Market Until Sale | 28 | 26 | - 7.1% | 23 | 62 | + 169.6% |
| Inventory of Homes for Sale | 6 | 20 | + 233.3% | -- | -- | -- |
| Months Supply of Inventory | 2.4 | 6.3 | + 200.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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- 38.5%

+ 60.0%

+ 99.5%

Change in
New Listings

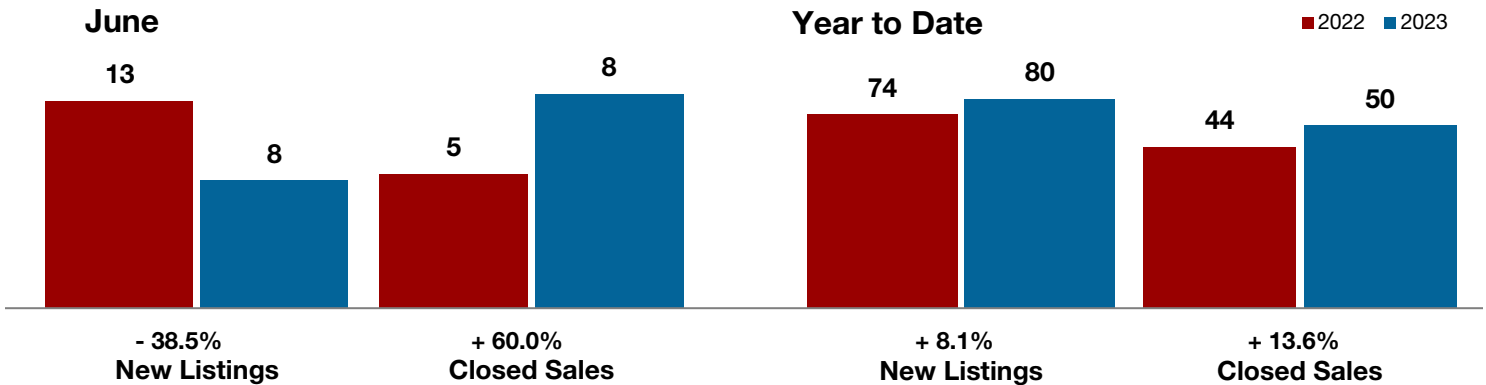
Change in
Closed Sales

Change in
Median Sales Price

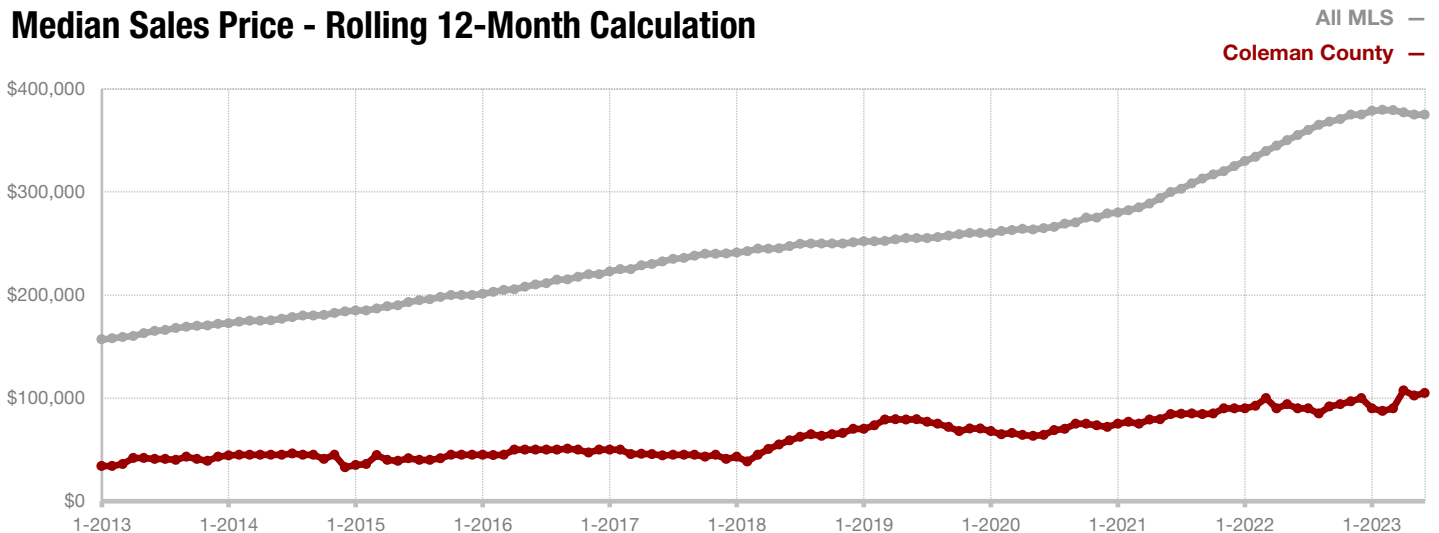
Coleman County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 13 | 8 | - 38.5% | 74 | 80 | + 8.1% |
| Pending Sales | 3 | 7 | + 133.3% | 43 | 50 | + 16.3% |
| Closed Sales | 5 | 8 | + 60.0% | 44 | 50 | + 13.6% |
| Average Sales Price* | \$206,400 | \$122,188 | - 40.8% | \$215,613 | \$141,477 | - 34.4% |
| Median Sales Price* | \$55,000 | \$109,750 | + 99.5% | \$76,520 | \$90,000 | + 17.6% |
| Percent of Original List Price Received* | 84.5% | 87.2% | + 3.2% | 89.2% | 83.3% | - 6.6% |
| Days on Market Until Sale | 45 | 47 | + 4.4% | 45 | 83 | + 84.4% |
| Inventory of Homes for Sale | 47 | 47 | 0.0% | -- | -- | -- |
| Months Supply of Inventory | 6.6 | 6.1 | - 14.3% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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- 21.5%

- 3.7%

- 5.1%

Change in
New Listings

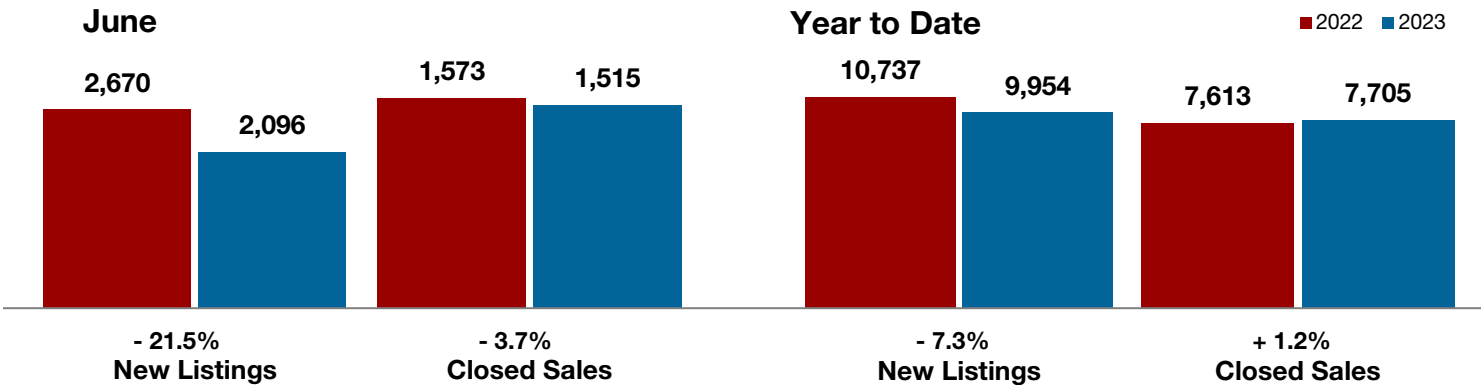
Change in
Closed Sales

Change in
Median Sales Price

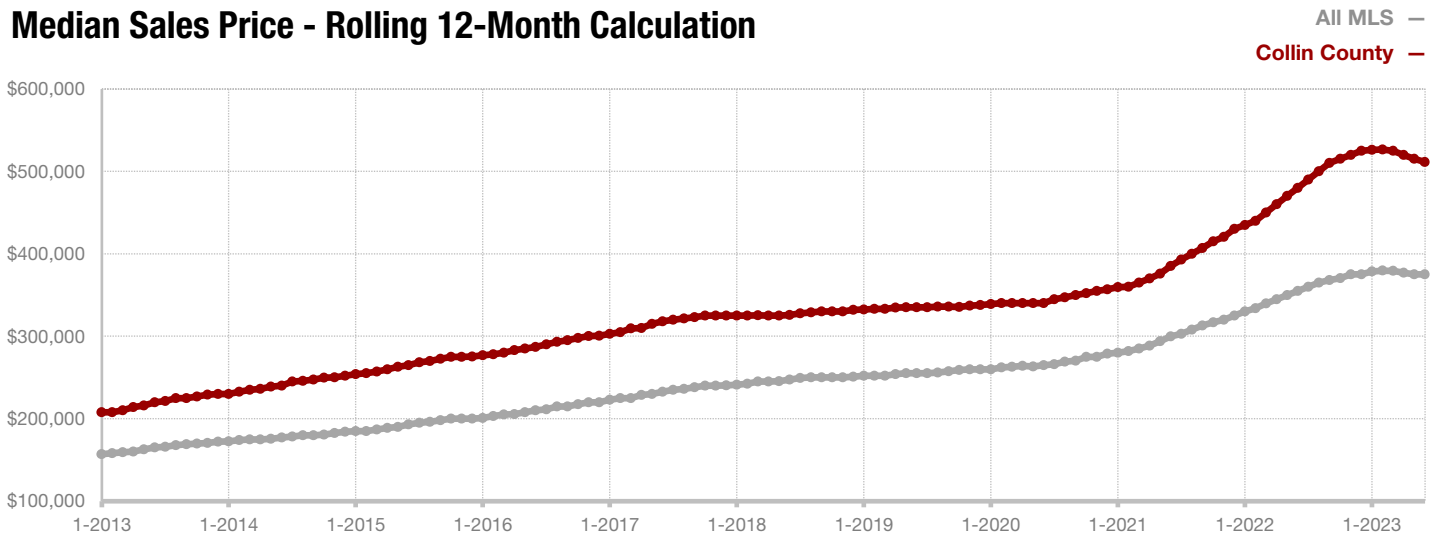
Collin County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 2,670 | 2,096 | - 21.5% | 10,737 | 9,954 | - 7.3% |
| Pending Sales | 1,430 | 1,283 | - 10.3% | 7,742 | 8,284 | + 7.0% |
| Closed Sales | 1,573 | 1,515 | - 3.7% | 7,613 | 7,705 | + 1.2% |
| Average Sales Price* | \$644,737 | \$608,665 | - 5.6% | \$607,877 | \$581,010 | - 4.4% |
| Median Sales Price* | \$568,000 | \$539,000 | - 5.1% | \$535,000 | \$512,945 | - 4.1% |
| Percent of Original List Price Received* | 104.8% | 98.2% | - 6.3% | 106.9% | 96.6% | - 9.6% |
| Days on Market Until Sale | 16 | 35 | + 118.8% | 17 | 47 | + 176.5% |
| Inventory of Homes for Sale | 3,025 | 2,811 | - 7.1% | -- | -- | -- |
| Months Supply of Inventory | 2.2 | 2.3 | 0.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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- 28.2%

- 35.0%

- 2.5%

Change in
New Listings

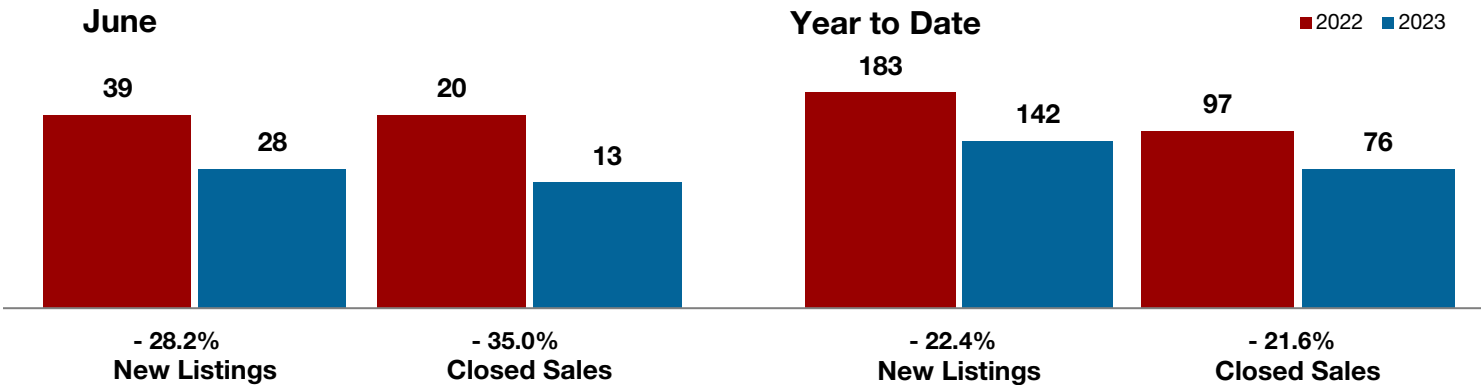
Change in
Closed Sales

Change in
Median Sales Price

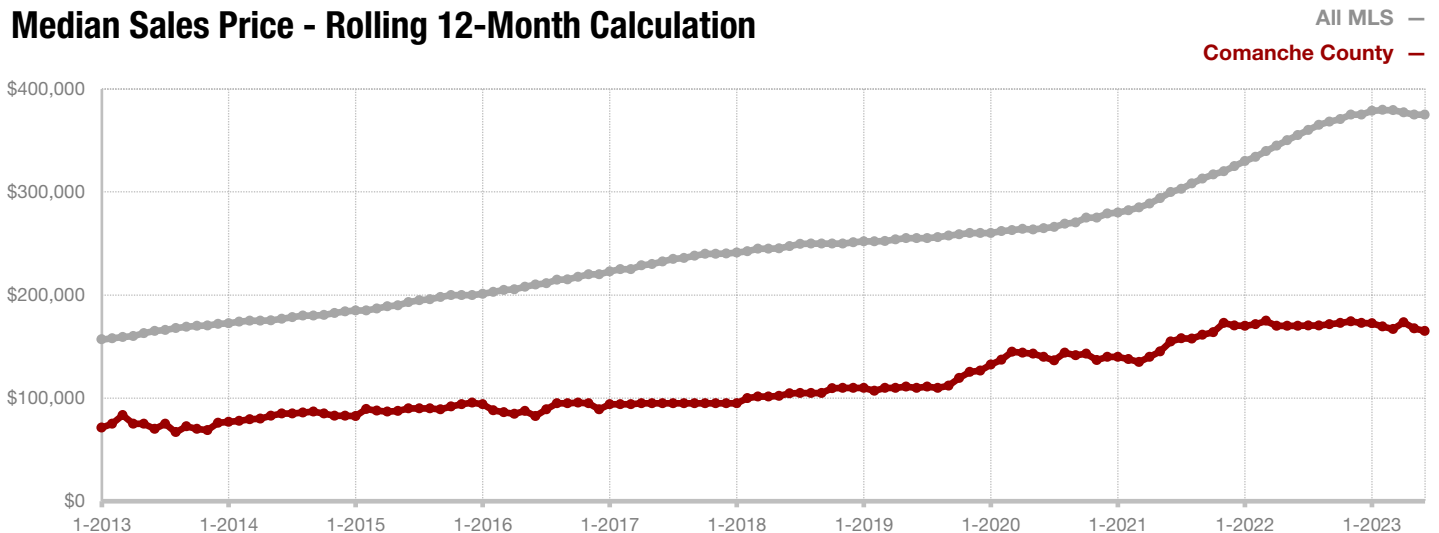
Comanche County

| | June | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 39 | 28 | - 28.2% | 183 | 142 | - 22.4% |
| Pending Sales | 28 | 14 | - 50.0% | 110 | 85 | - 22.7% |
| Closed Sales | 20 | 13 | - 35.0% | 97 | 76 | - 21.6% |
| Average Sales Price* | \$307,210 | \$191,969 | - 37.5% | \$258,772 | \$196,817 | - 23.9% |
| Median Sales Price* | \$200,000 | \$195,000 | - 2.5% | \$169,000 | \$161,500 | - 4.4% |
| Percent of Original List Price Received* | 89.1% | 91.9% | + 3.1% | 90.3% | 89.6% | - 0.8% |
| Days on Market Until Sale | 55 | 71 | + 29.1% | 50 | 85 | + 70.0% |
| Inventory of Homes for Sale | 99 | 93 | - 6.1% | -- | -- | -- |
| Months Supply of Inventory | 6.5 | 7.2 | 0.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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+ 3.8%

- 11.1%

+ 19.3%

Change in
New Listings

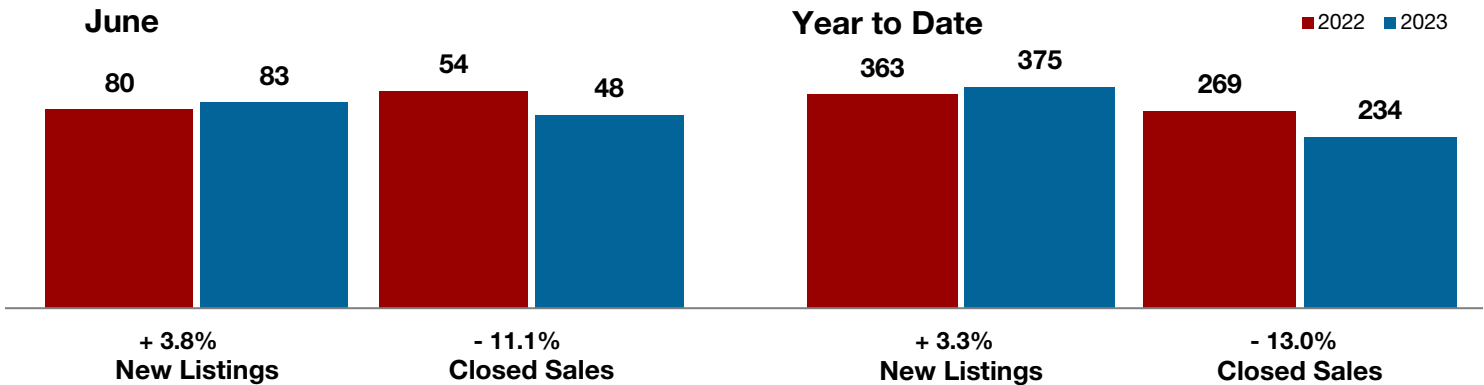
Change in
Closed Sales

Change in
Median Sales Price

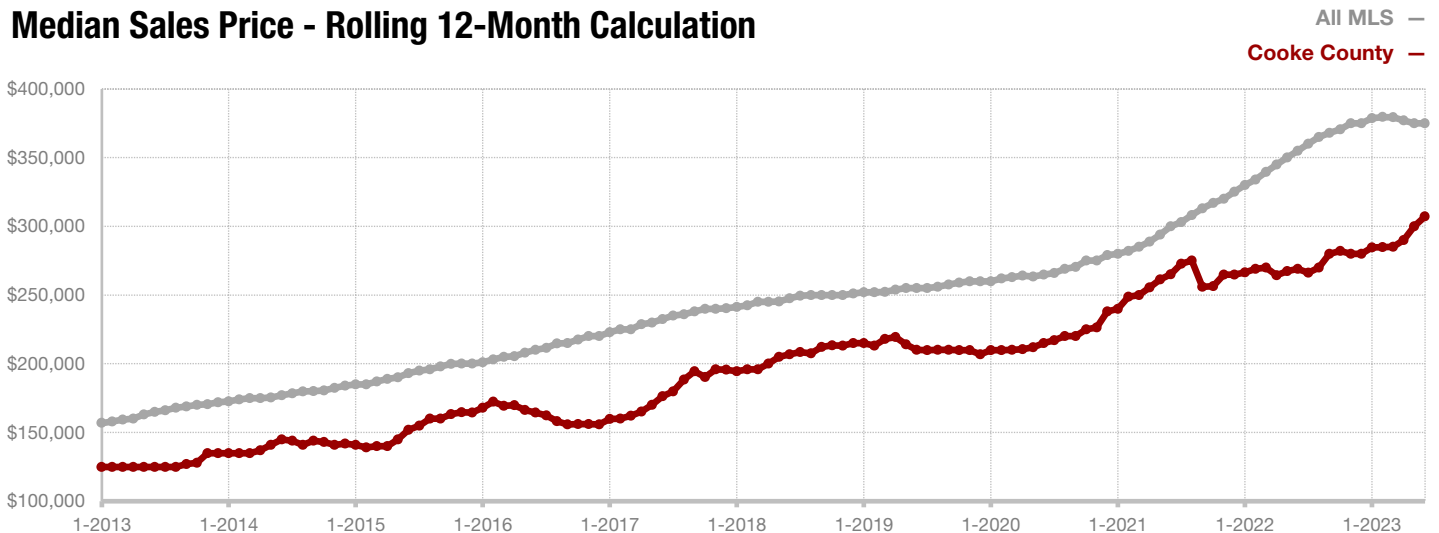
Cooke County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 80 | 83 | + 3.8% | 363 | 375 | + 3.3% |
| Pending Sales | 44 | 33 | - 25.0% | 262 | 245 | - 6.5% |
| Closed Sales | 54 | 48 | - 11.1% | 269 | 234 | - 13.0% |
| Average Sales Price* | \$295,906 | \$409,176 | + 38.3% | \$415,321 | \$402,212 | - 3.2% |
| Median Sales Price* | \$269,000 | \$320,995 | + 19.3% | \$278,000 | \$318,000 | + 14.4% |
| Percent of Original List Price Received* | 99.5% | 92.6% | - 6.9% | 98.1% | 94.2% | - 4.0% |
| Days on Market Until Sale | 25 | 72 | + 188.0% | 31 | 58 | + 87.1% |
| Inventory of Homes for Sale | 125 | 184 | + 47.2% | -- | -- | -- |
| Months Supply of Inventory | 2.7 | 5.1 | + 66.7% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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- 19.3%

- 12.1%

- 0.8%

Change in
New Listings

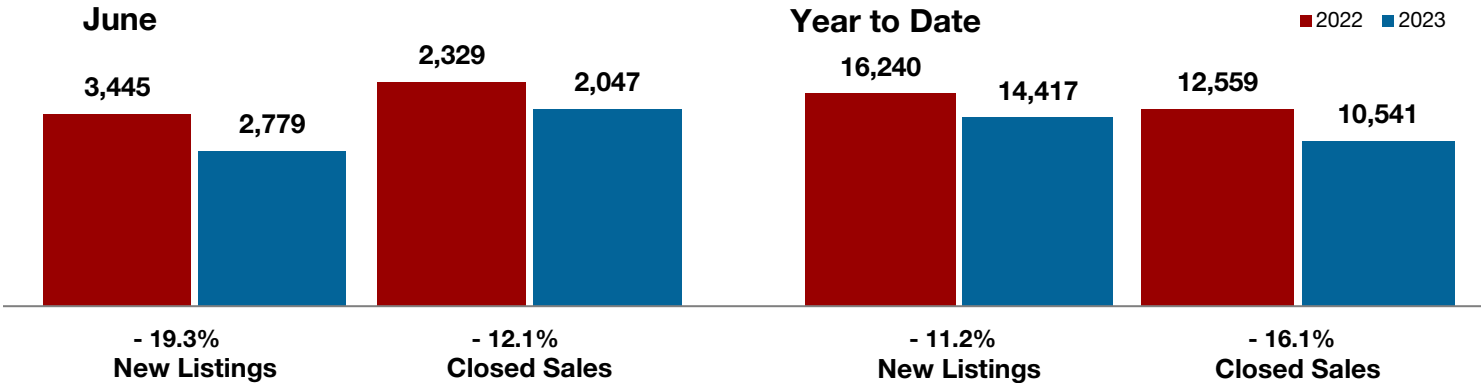
Change in
Closed Sales

Change in
Median Sales Price

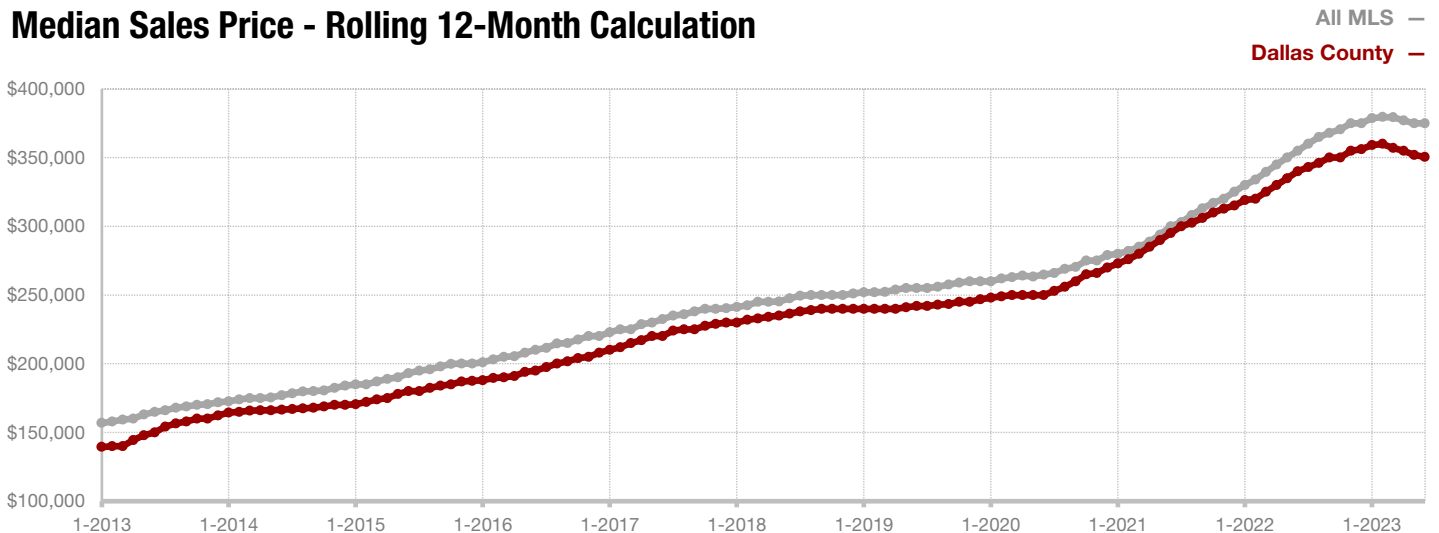
Dallas County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 3,445 | 2,779 | - 19.3% | 16,240 | 14,417 | - 11.2% |
| Pending Sales | 2,117 | 1,901 | - 10.2% | 12,829 | 11,338 | - 11.6% |
| Closed Sales | 2,329 | 2,047 | - 12.1% | 12,559 | 10,541 | - 16.1% |
| Average Sales Price* | \$556,439 | \$542,609 | - 2.5% | \$508,154 | \$505,845 | - 0.5% |
| Median Sales Price* | \$385,000 | \$382,000 | - 0.8% | \$362,500 | \$356,000 | - 1.8% |
| Percent of Original List Price Received* | 103.1% | 97.8% | - 5.1% | 103.3% | 96.9% | - 6.2% |
| Days on Market Until Sale | 16 | 29 | + 81.3% | 20 | 37 | + 85.0% |
| Inventory of Homes for Sale | 3,898 | 3,767 | - 3.4% | -- | -- | -- |
| Months Supply of Inventory | 1.8 | 2.1 | 0.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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- 55.0%

0.0%

- 18.2%

Change in
New Listings

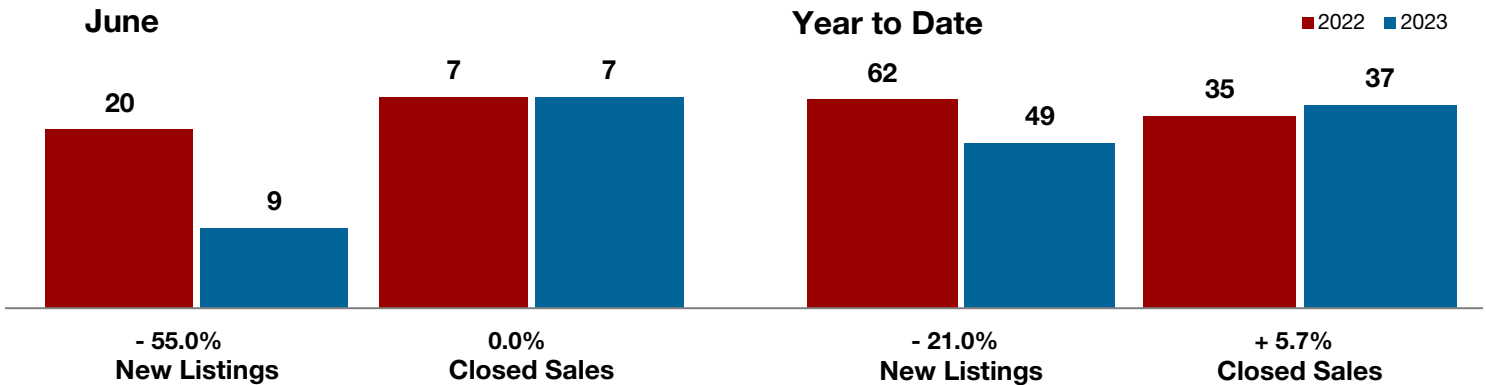
Change in
Closed Sales

Change in
Median Sales Price

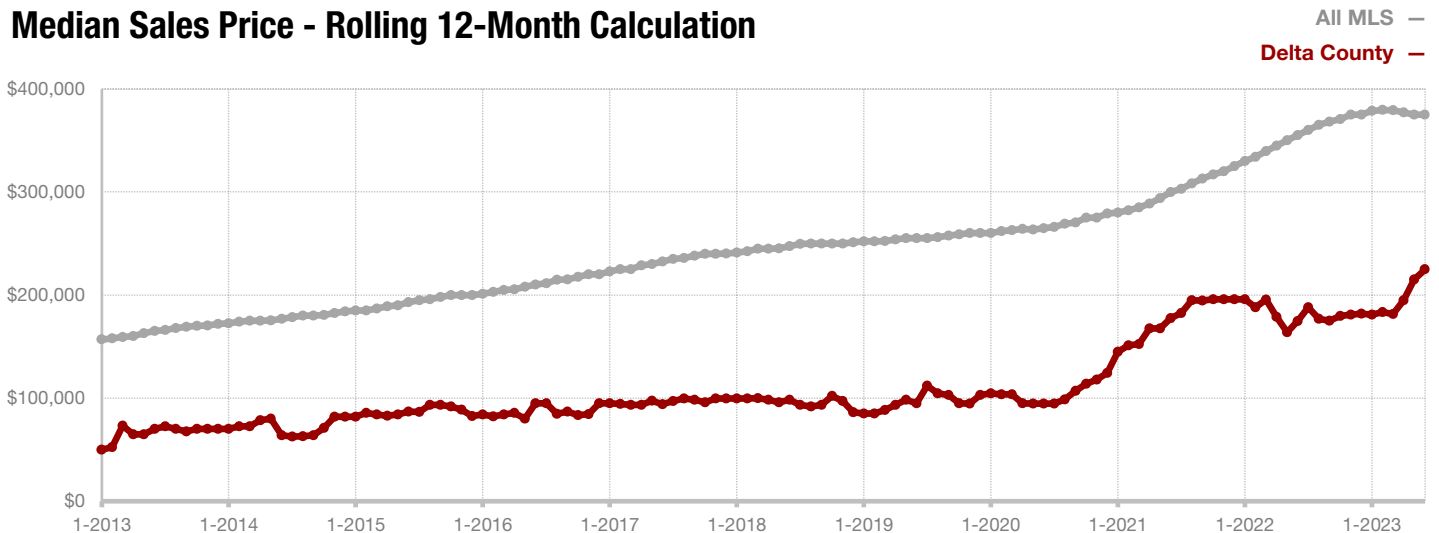
Delta County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 20 | 9 | - 55.0% | 62 | 49 | - 21.0% |
| Pending Sales | 9 | 3 | - 66.7% | 35 | 38 | + 8.6% |
| Closed Sales | 7 | 7 | 0.0% | 35 | 37 | + 5.7% |
| Average Sales Price* | \$362,529 | \$354,857 | - 2.1% | \$248,001 | \$271,432 | + 9.4% |
| Median Sales Price* | \$385,000 | \$315,000 | - 18.2% | \$164,000 | \$225,000 | + 37.2% |
| Percent of Original List Price Received* | 94.0% | 94.6% | + 0.6% | 95.1% | 93.9% | - 1.3% |
| Days on Market Until Sale | 40 | 32 | - 20.0% | 34 | 46 | + 35.3% |
| Inventory of Homes for Sale | 30 | 16 | - 46.7% | -- | -- | -- |
| Months Supply of Inventory | 4.9 | 2.8 | - 40.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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- 19.7%

+ 1.2%

- 1.2%

Change in
New Listings

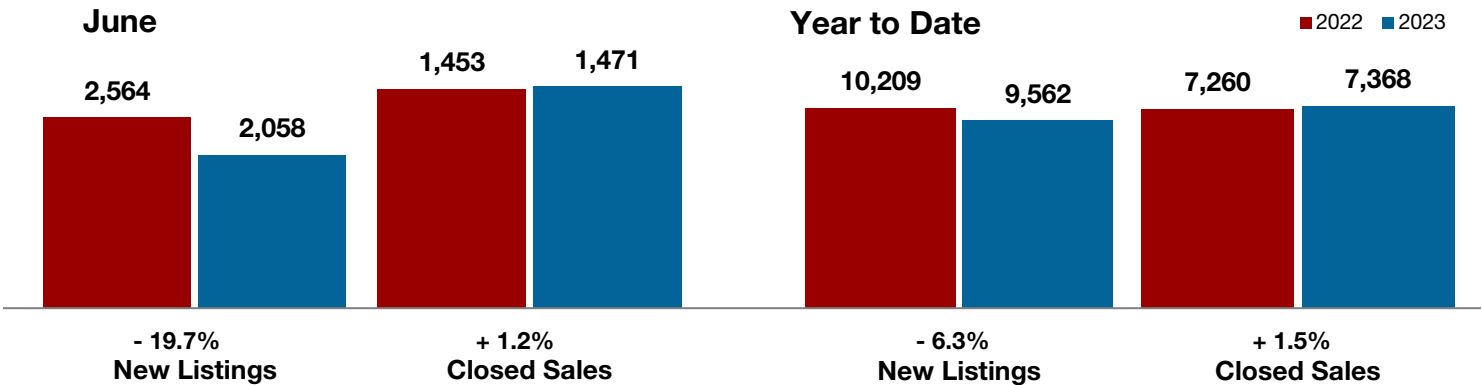
Change in
Closed Sales

Change in
Median Sales Price

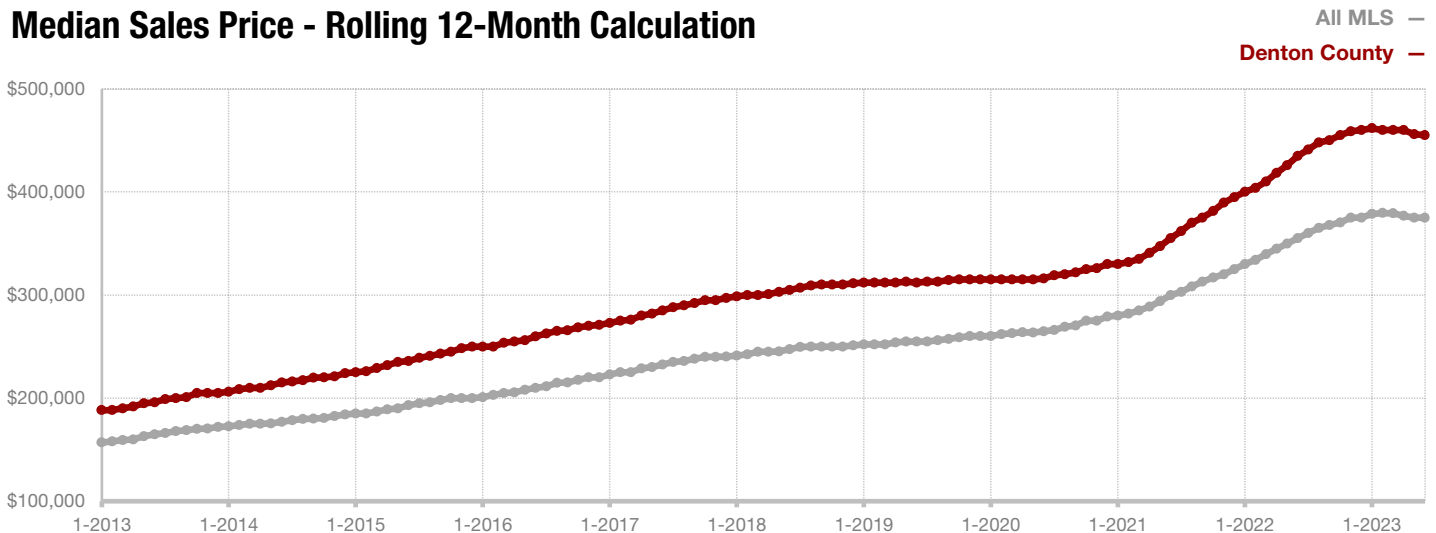
Denton County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 2,564 | 2,058 | - 19.7% | 10,209 | 9,562 | - 6.3% |
| Pending Sales | 1,387 | 1,292 | - 6.8% | 7,555 | 7,874 | + 4.2% |
| Closed Sales | 1,453 | 1,471 | + 1.2% | 7,260 | 7,368 | + 1.5% |
| Average Sales Price* | \$574,984 | \$569,017 | - 1.0% | \$558,722 | \$540,626 | - 3.2% |
| Median Sales Price* | \$485,000 | \$479,000 | - 1.2% | \$468,000 | \$455,000 | - 2.8% |
| Percent of Original List Price Received* | 104.4% | 98.0% | - 6.1% | 105.6% | 96.3% | - 8.8% |
| Days on Market Until Sale | 17 | 35 | + 105.9% | 18 | 50 | + 177.8% |
| Inventory of Homes for Sale | 2,811 | 2,936 | + 4.4% | -- | -- | -- |
| Months Supply of Inventory | 2.1 | 2.5 | + 50.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 23.3%

- 17.6%

- 19.7%

Change in
New Listings

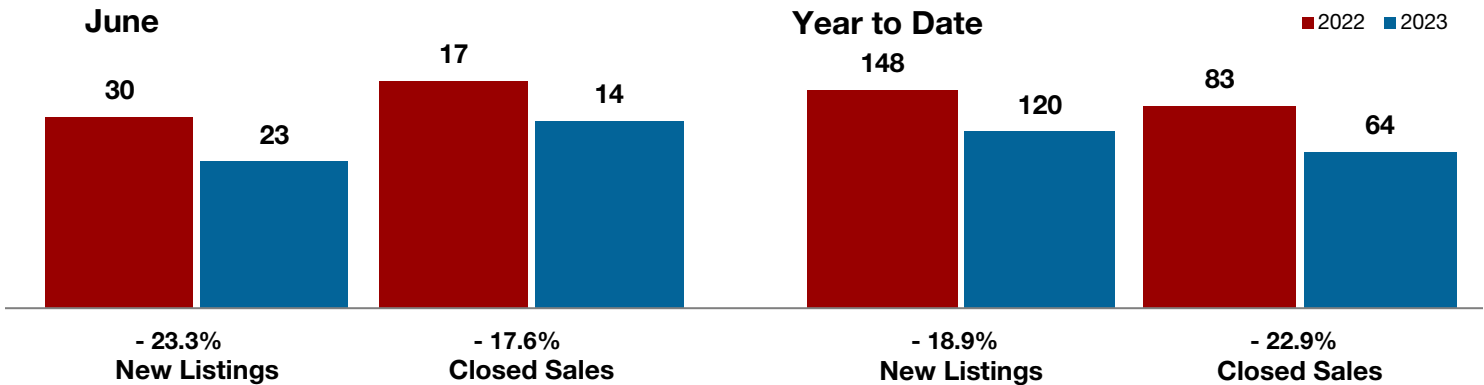
Change in
Closed Sales

Change in
Median Sales Price

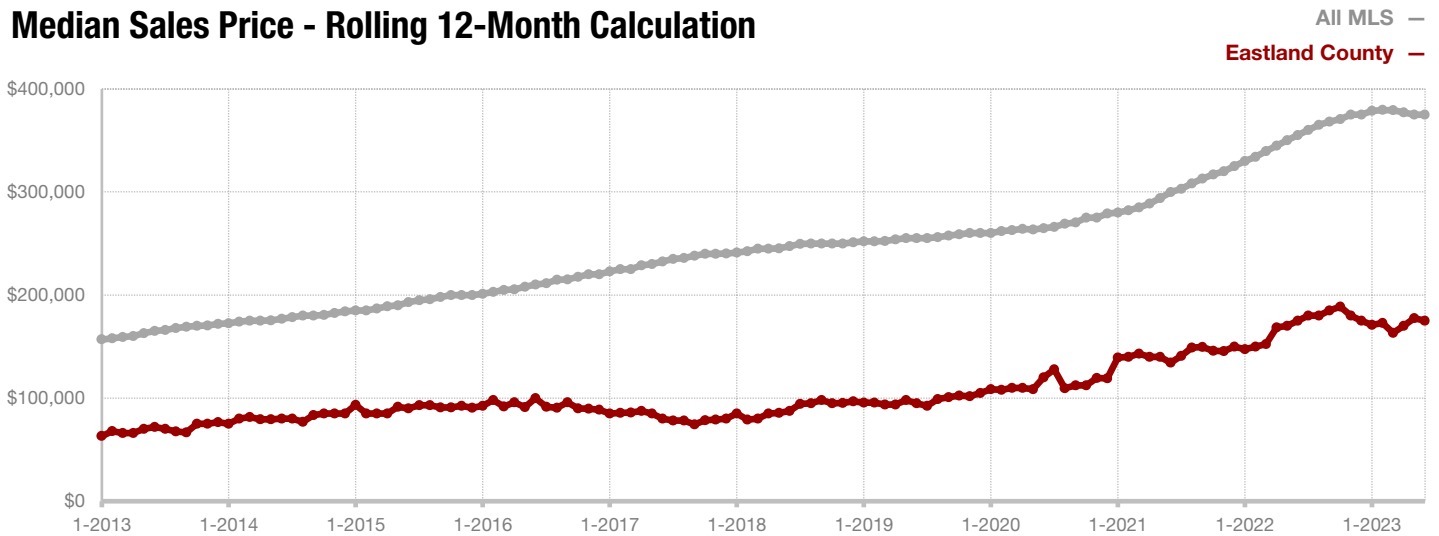
Eastland County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 30 | 23 | - 23.3% | 148 | 120 | - 18.9% |
| Pending Sales | 17 | 17 | 0.0% | 95 | 80 | - 15.8% |
| Closed Sales | 17 | 14 | - 17.6% | 83 | 64 | - 22.9% |
| Average Sales Price* | \$243,129 | \$216,349 | - 11.0% | \$271,628 | \$259,980 | - 4.3% |
| Median Sales Price* | \$180,000 | \$144,500 | - 19.7% | \$177,500 | \$195,000 | + 9.9% |
| Percent of Original List Price Received* | 97.8% | 93.1% | - 4.8% | 95.4% | 89.1% | - 6.6% |
| Days on Market Until Sale | 101 | 71 | - 29.7% | 77 | 90 | + 16.9% |
| Inventory of Homes for Sale | 79 | 67 | - 15.2% | -- | -- | -- |
| Months Supply of Inventory | 4.7 | 5.1 | 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 – June 2023

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



- 22.8%

- 10.5%

+ 2.1%

Change in
New Listings

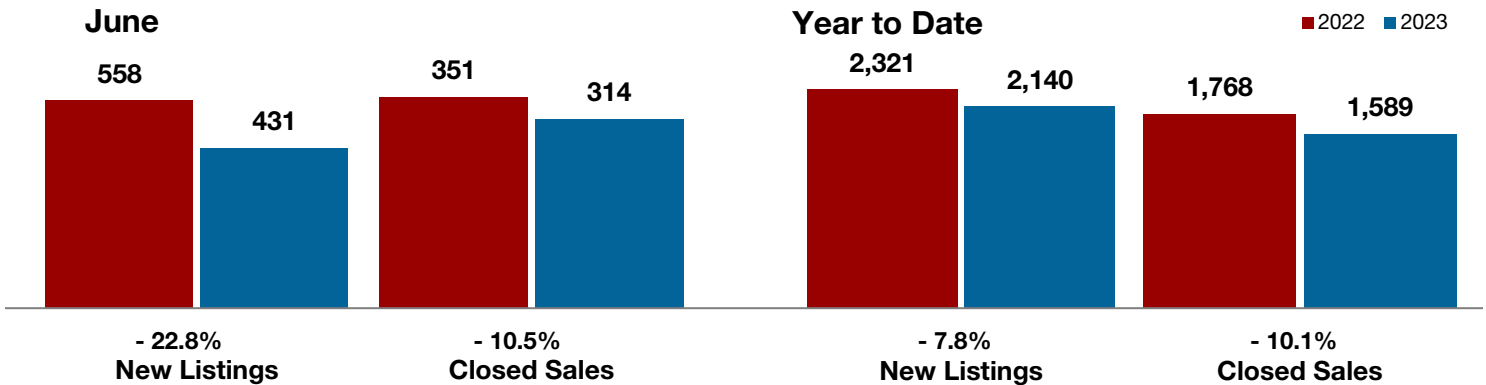
Change in
Closed Sales

Change in
Median Sales Price

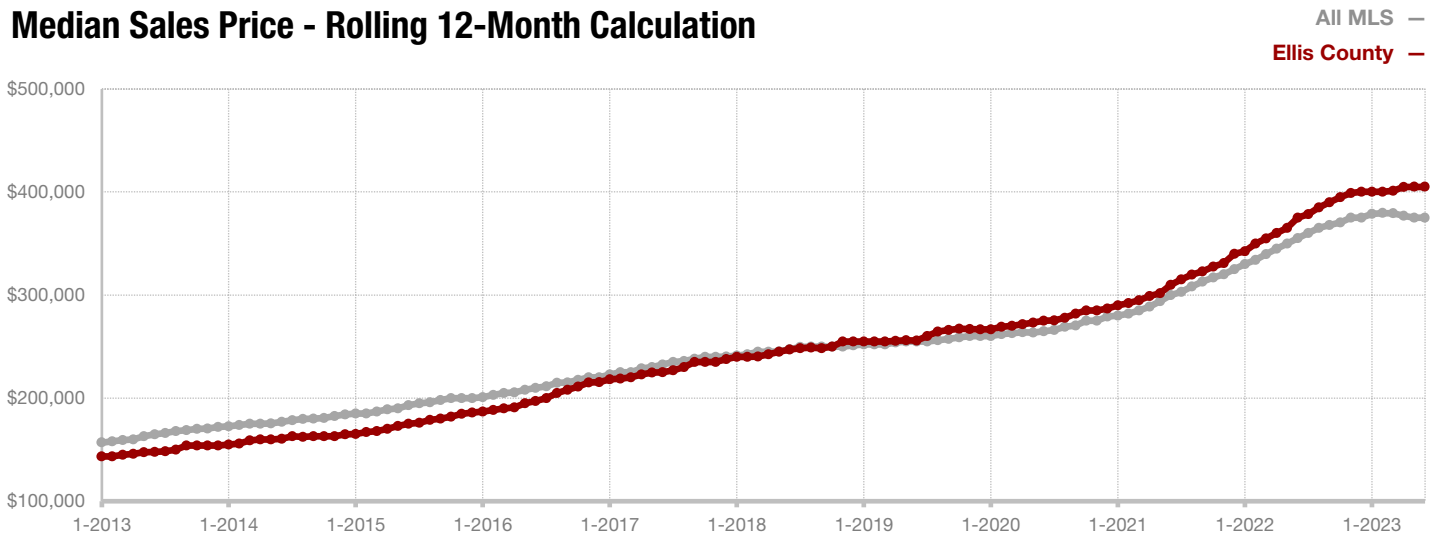
Ellis County

| | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 558 | 431 | - 22.8% | 2,321 | 2,140 | - 7.8% |
| Pending Sales | 335 | 276 | - 17.6% | 1,789 | 1,720 | - 3.9% |
| Closed Sales | 351 | 314 | - 10.5% | 1,768 | 1,589 | - 10.1% |
| Average Sales Price* | \$435,645 | \$440,838 | + 1.2% | \$429,432 | \$424,746 | - 1.1% |
| Median Sales Price* | \$410,000 | \$418,500 | + 2.1% | \$395,000 | \$405,000 | + 2.5% |
| Percent of Original List Price Received* | 101.4% | 96.2% | - 5.1% | 101.7% | 95.2% | - 6.4% |
| Days on Market Until Sale | 28 | 59 | + 110.7% | 28 | 67 | + 139.3% |
| Inventory of Homes for Sale | 773 | 898 | + 16.2% | -- | -- | -- |
| Months Supply of Inventory | 2.6 | 3.4 | 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 – June 2023

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



- 14.1%

- 20.0%

- 8.9%

Change in
New Listings

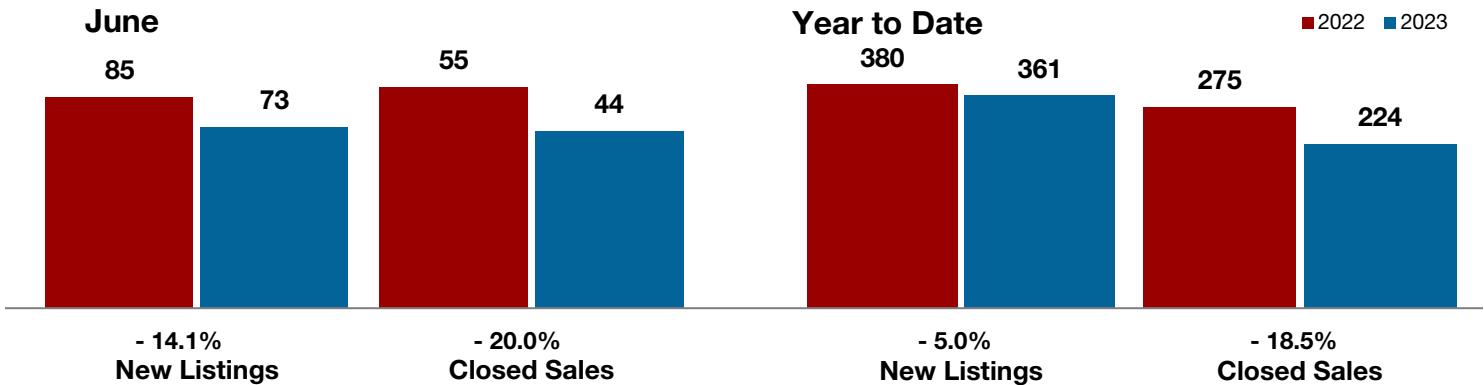
Change in
Closed Sales

Change in
Median Sales Price

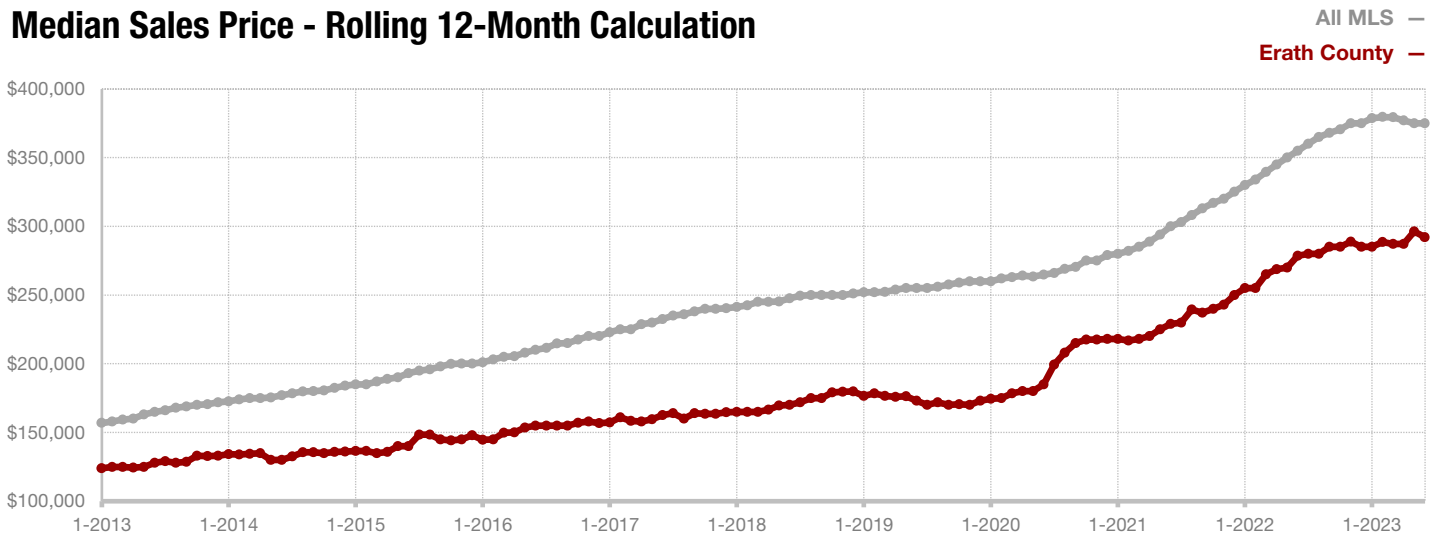
Erath County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 85 | 73 | - 14.1% | 380 | 361 | - 5.0% |
| Pending Sales | 55 | 46 | - 16.4% | 277 | 242 | - 12.6% |
| Closed Sales | 55 | 44 | - 20.0% | 275 | 224 | - 18.5% |
| Average Sales Price* | \$423,958 | \$438,873 | + 3.5% | \$392,168 | \$415,669 | + 6.0% |
| Median Sales Price* | \$310,000 | \$282,500 | - 8.9% | \$285,000 | \$305,000 | + 7.0% |
| Percent of Original List Price Received* | 95.6% | 96.9% | + 1.4% | 96.4% | 94.0% | - 2.5% |
| Days on Market Until Sale | 39 | 49 | + 25.6% | 50 | 57 | + 14.0% |
| Inventory of Homes for Sale | 148 | 164 | + 10.8% | -- | -- | -- |
| Months Supply of Inventory | 3.1 | 4.4 | + 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 – June 2023

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



- 25.5%

- 11.1%

+ 11.3%

Change in
New Listings

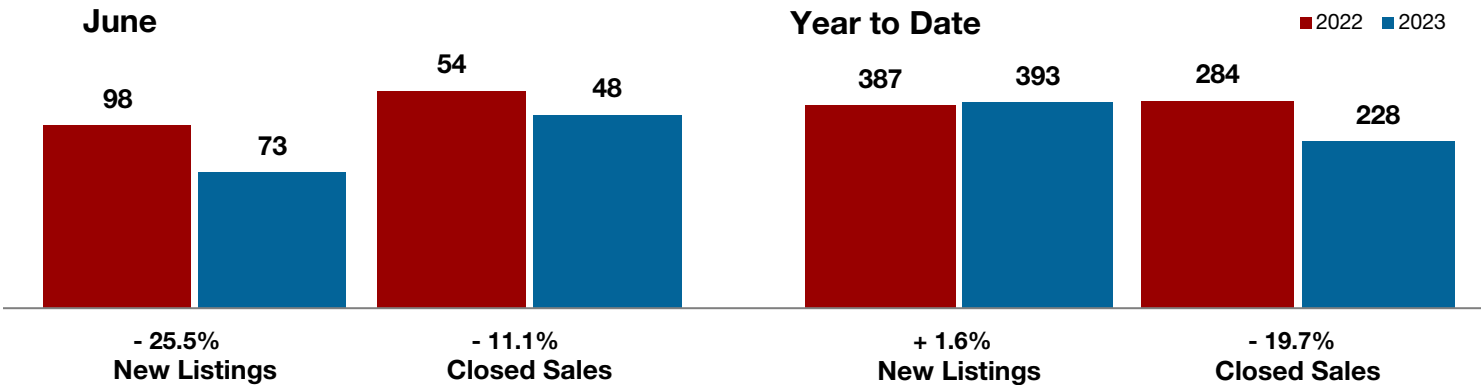
Change in
Closed Sales

Change in
Median Sales Price

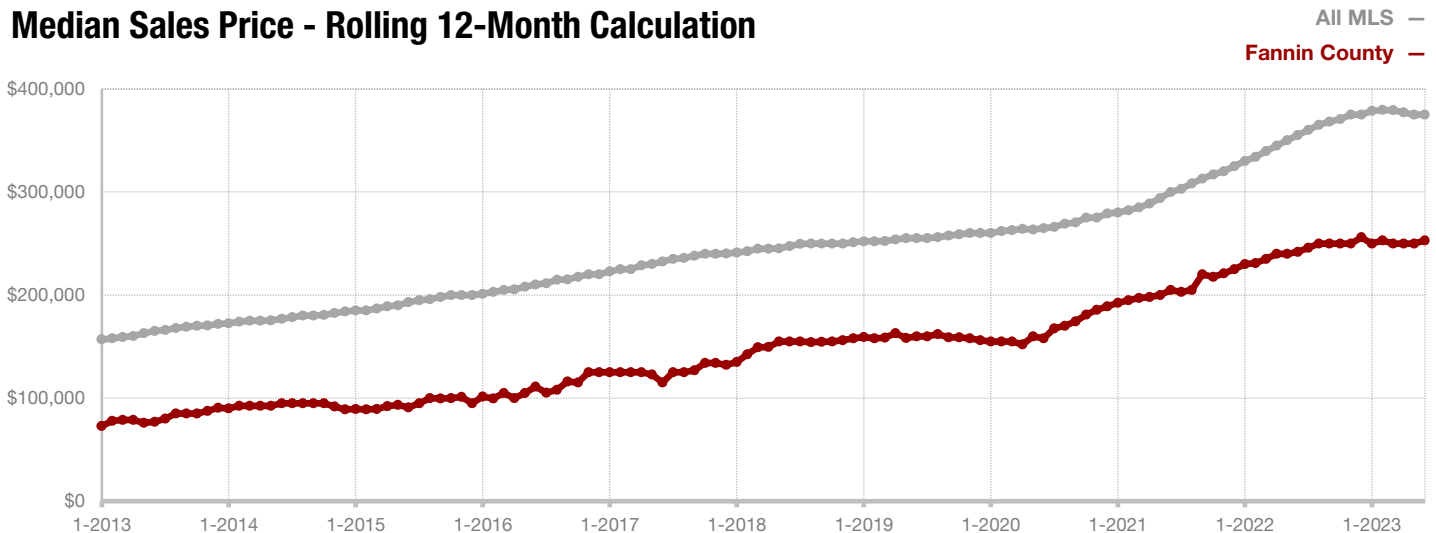
Fannin County

| | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 98 | 73 | - 25.5% | 387 | 393 | + 1.6% |
| Pending Sales | 37 | 50 | + 35.1% | 262 | 244 | - 6.9% |
| Closed Sales | 54 | 48 | - 11.1% | 284 | 228 | - 19.7% |
| Average Sales Price* | \$271,327 | \$335,523 | + 23.7% | \$324,186 | \$298,537 | - 7.9% |
| Median Sales Price* | \$242,500 | \$270,000 | + 11.3% | \$256,800 | \$250,000 | - 2.6% |
| Percent of Original List Price Received* | 100.9% | 91.0% | - 9.8% | 97.3% | 92.0% | - 5.4% |
| Days on Market Until Sale | 23 | 79 | + 243.5% | 38 | 72 | + 89.5% |
| Inventory of Homes for Sale | 214 | 225 | + 5.1% | -- | -- | -- |
| Months Supply of Inventory | 4.9 | 5.8 | + 20.0% | -- | -- | -- |

* 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 – June 2023

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



- 54.3%

0.0%

- 2.5%

Change in
New Listings

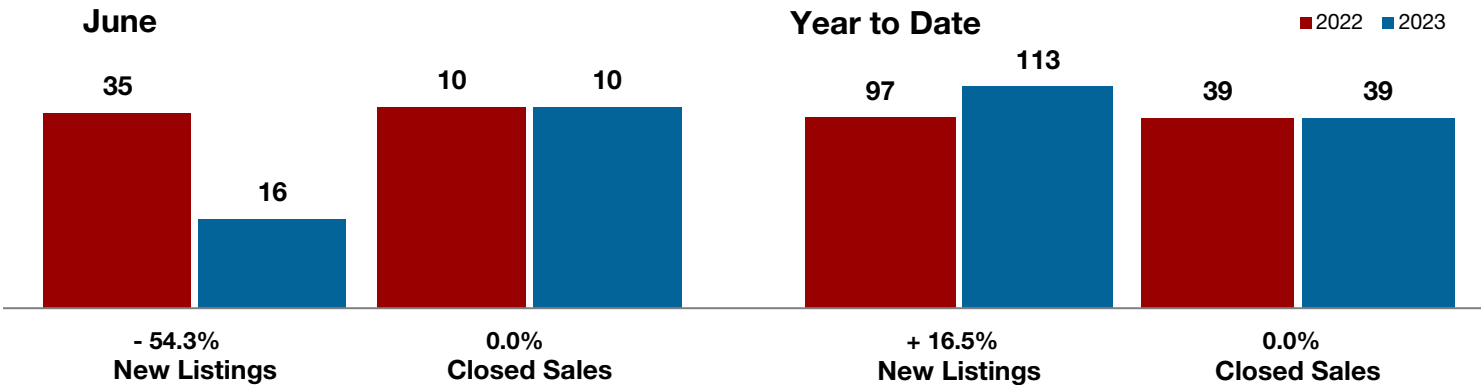
Change in
Closed Sales

Change in
Median Sales Price

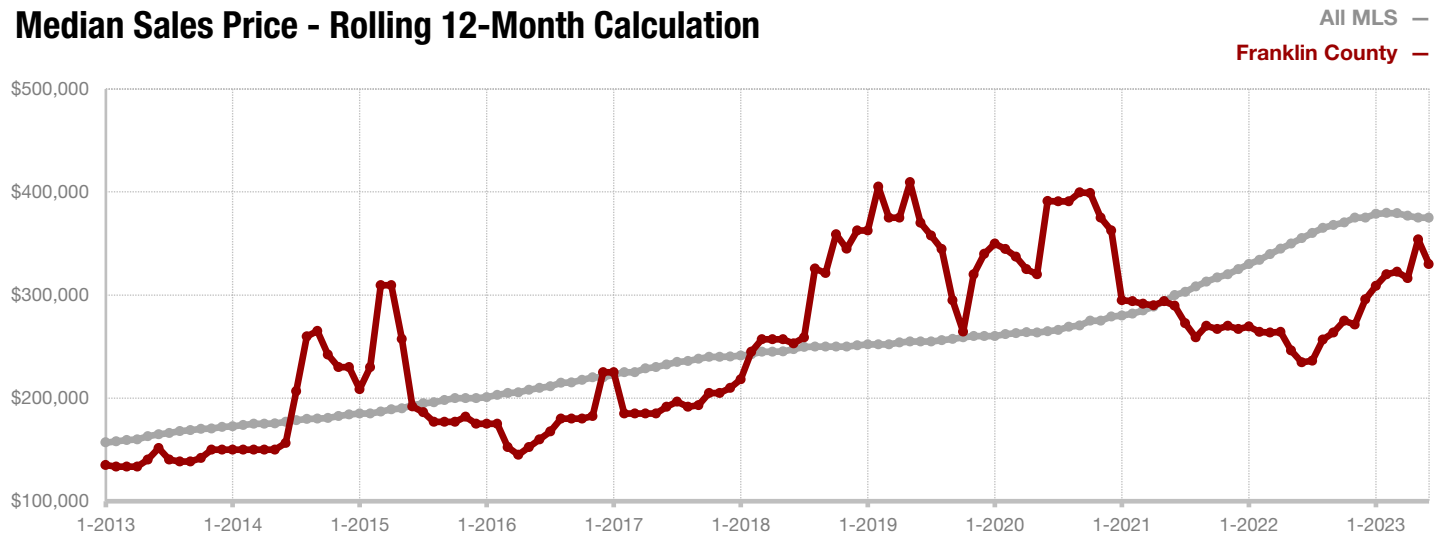
Franklin County

| | June | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 35 | 16 | - 54.3% | 97 | 113 | + 16.5% |
| Pending Sales | 17 | 9 | - 47.1% | 54 | 43 | - 20.4% |
| Closed Sales | 10 | 10 | 0.0% | 39 | 39 | 0.0% |
| Average Sales Price* | \$445,080 | \$567,755 | + 27.6% | \$314,109 | \$533,040 | + 69.7% |
| Median Sales Price* | \$293,900 | \$286,500 | - 2.5% | \$178,000 | \$287,000 | + 61.2% |
| Percent of Original List Price Received* | 96.7% | 93.4% | - 3.4% | 94.7% | 95.8% | + 1.2% |
| Days on Market Until Sale | 47 | 45 | - 4.3% | 44 | 43 | - 2.3% |
| Inventory of Homes for Sale | 53 | 64 | + 20.8% | -- | -- | -- |
| Months Supply of Inventory | 5.8 | 8.2 | + 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 – June 2023

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



- 31.0%

- 14.3%

+ 9.8%

Change in
New Listings

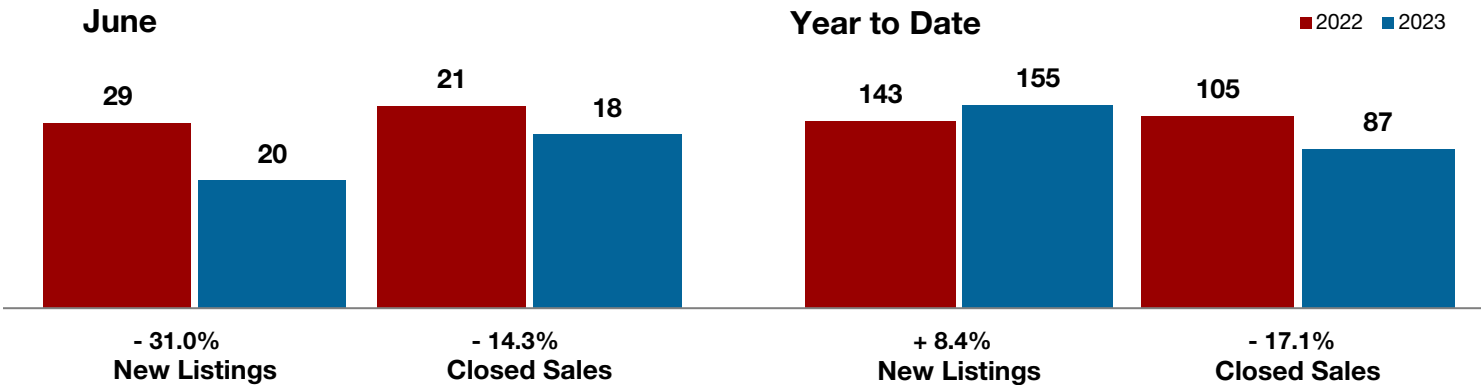
Change in
Closed Sales

Change in
Median Sales Price

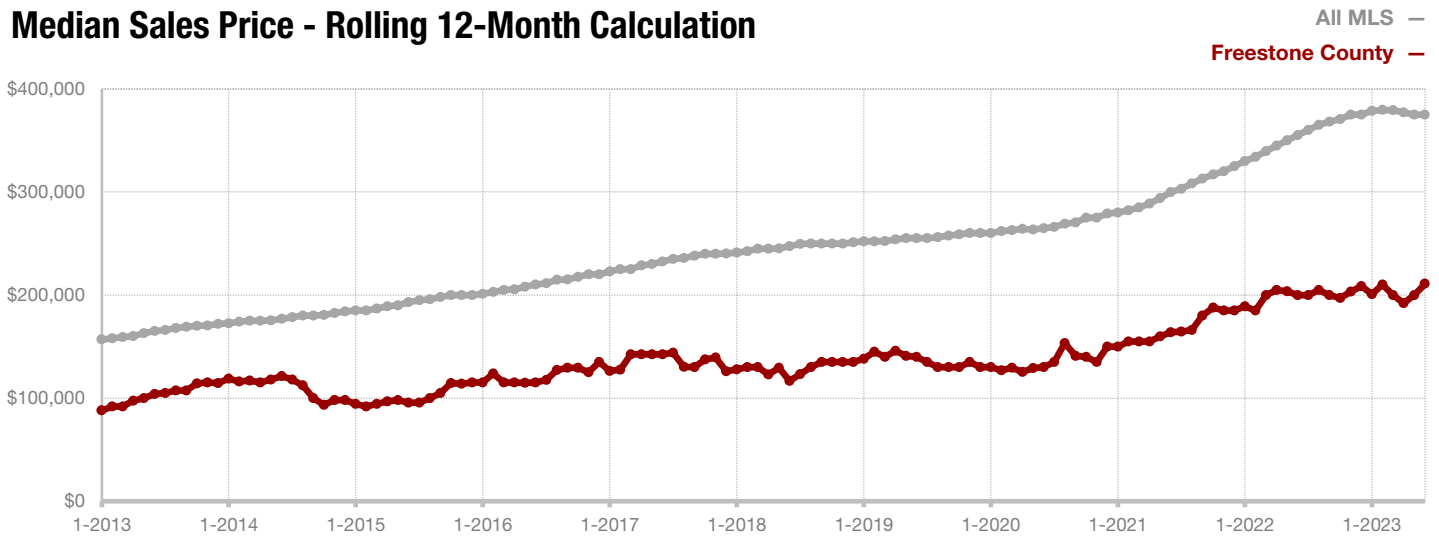
Freestone County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 29 | 20 | - 31.0% | 143 | 155 | + 8.4% |
| Pending Sales | 19 | 11 | - 42.1% | 106 | 87 | - 17.9% |
| Closed Sales | 21 | 18 | - 14.3% | 105 | 87 | - 17.1% |
| Average Sales Price* | \$340,943 | \$295,806 | - 13.2% | \$323,987 | \$278,413 | - 14.1% |
| Median Sales Price* | \$205,000 | \$225,000 | + 9.8% | \$210,000 | \$219,500 | + 4.5% |
| Percent of Original List Price Received* | 96.9% | 98.0% | + 1.1% | 94.5% | 94.3% | - 0.2% |
| Days on Market Until Sale | 39 | 24 | - 38.5% | 59 | 58 | - 1.7% |
| Inventory of Homes for Sale | 62 | 82 | + 32.3% | -- | -- | -- |
| Months Supply of Inventory | 3.5 | 6.2 | + 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 – June 2023

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



- 10.1%

- 24.1%

+ 2.0%

Change in
New Listings

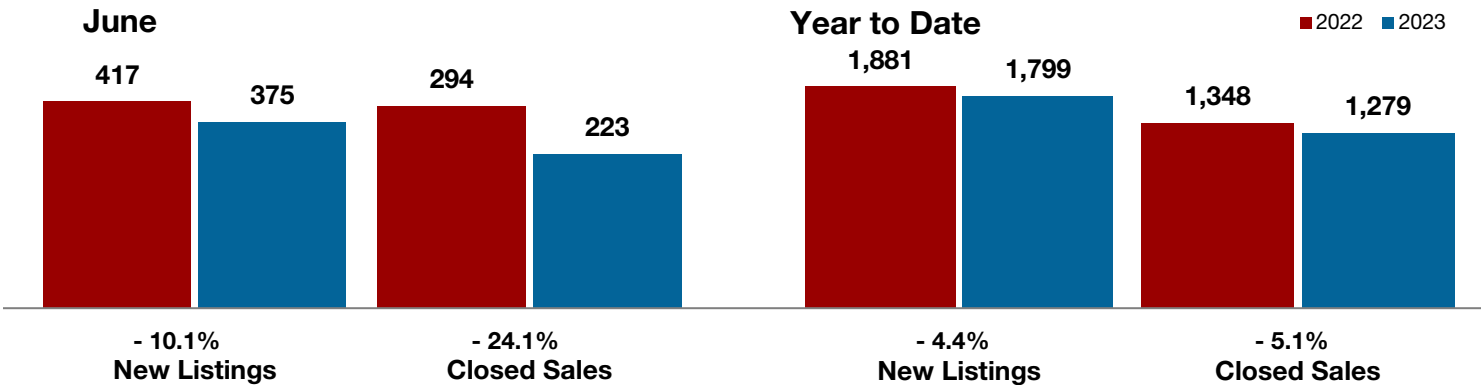
Change in
Closed Sales

Change in
Median Sales Price

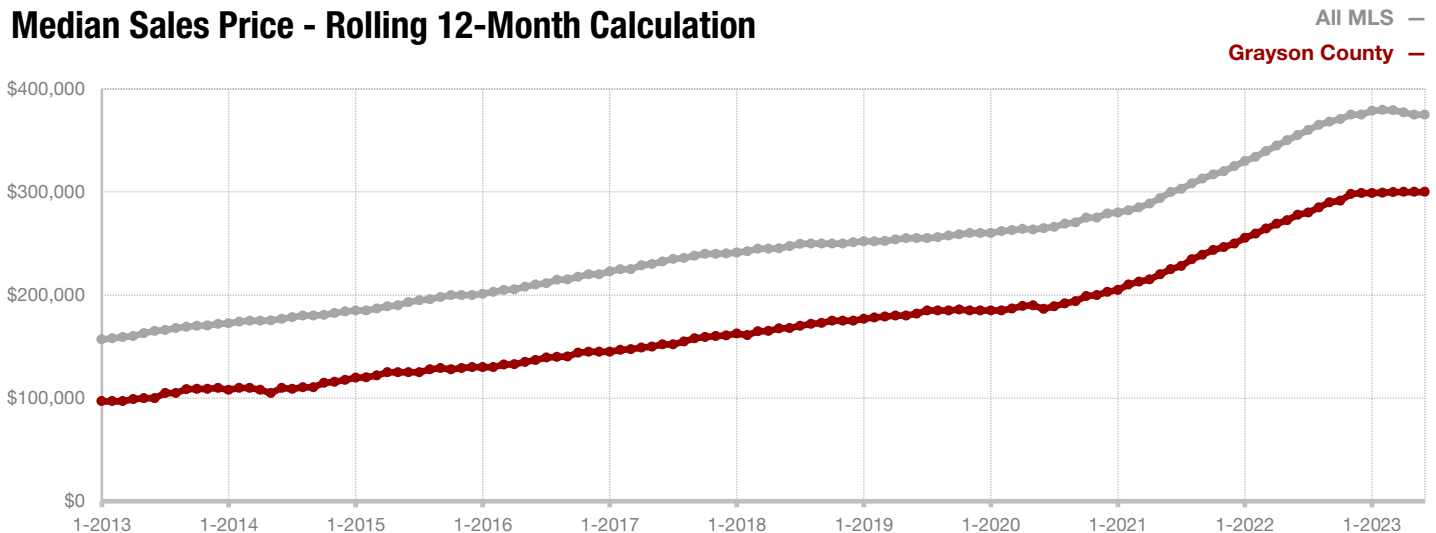
Grayson County

| | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 417 | 375 | - 10.1% | 1,881 | 1,799 | - 4.4% |
| Pending Sales | 241 | 203 | - 15.8% | 1,398 | 1,343 | - 3.9% |
| Closed Sales | 294 | 223 | - 24.1% | 1,348 | 1,279 | - 5.1% |
| Average Sales Price* | \$373,137 | \$410,615 | + 10.0% | \$367,085 | \$358,222 | - 2.4% |
| Median Sales Price* | \$320,465 | \$327,000 | + 2.0% | \$299,520 | \$304,075 | + 1.5% |
| Percent of Original List Price Received* | 100.1% | 95.5% | - 4.6% | 100.0% | 93.7% | - 6.3% |
| Days on Market Until Sale | 28 | 58 | + 107.1% | 28 | 67 | + 139.3% |
| Inventory of Homes for Sale | 660 | 775 | + 17.4% | -- | -- | -- |
| Months Supply of Inventory | 2.9 | 3.7 | + 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 – June 2023

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



- 18.8%

- 66.7%

+ 32.0%

Change in
New Listings

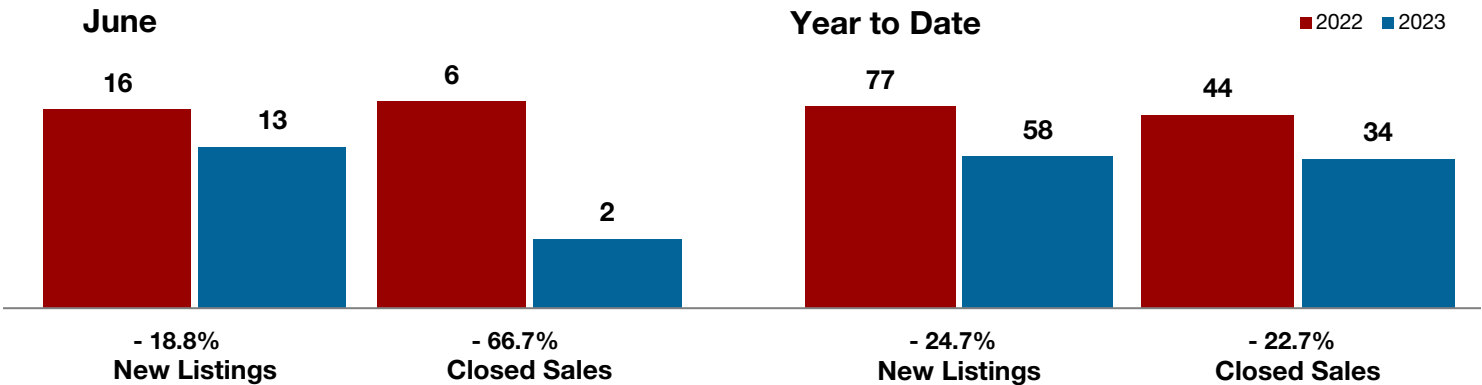
Change in
Closed Sales

Change in
Median Sales Price

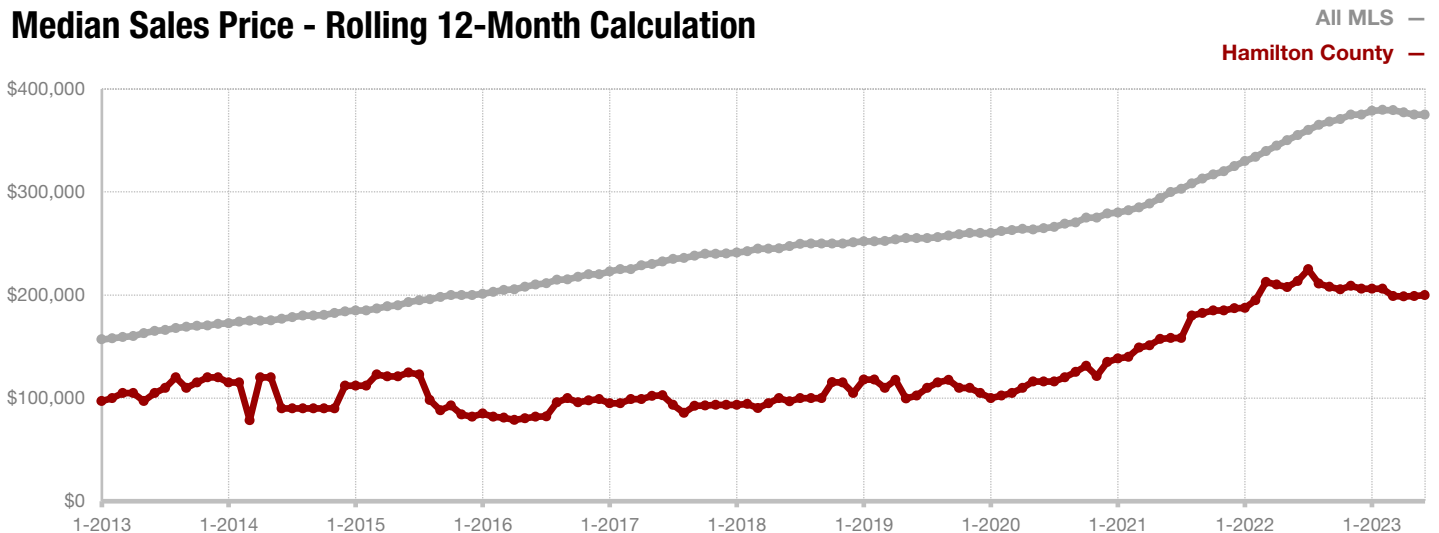
Hamilton County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 16 | 13 | - 18.8% | 77 | 58 | - 24.7% |
| Pending Sales | 3 | 7 | + 133.3% | 48 | 38 | - 20.8% |
| Closed Sales | 6 | 2 | - 66.7% | 44 | 34 | - 22.7% |
| Average Sales Price* | \$287,500 | \$247,500 | - 13.9% | \$316,472 | \$406,778 | + 28.5% |
| Median Sales Price* | \$187,500 | \$247,500 | + 32.0% | \$200,000 | \$196,000 | - 2.0% |
| Percent of Original List Price Received* | 94.0% | 86.1% | - 8.4% | 92.9% | 90.2% | - 2.9% |
| Days on Market Until Sale | 22 | 181 | + 722.7% | 55 | 69 | + 25.5% |
| Inventory of Homes for Sale | 38 | 42 | + 10.5% | -- | -- | -- |
| Months Supply of Inventory | 4.8 | 6.8 | + 40.0% | -- | -- | -- |

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



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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- 20.0%

- 100.0%

--

Change in
New Listings

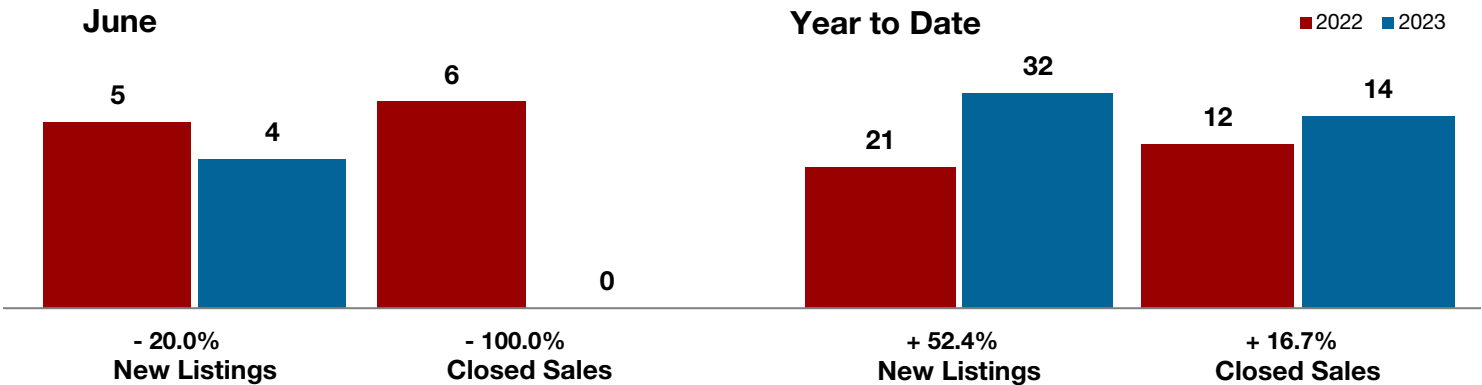
Change in
Closed Sales

Change in
Median Sales Price

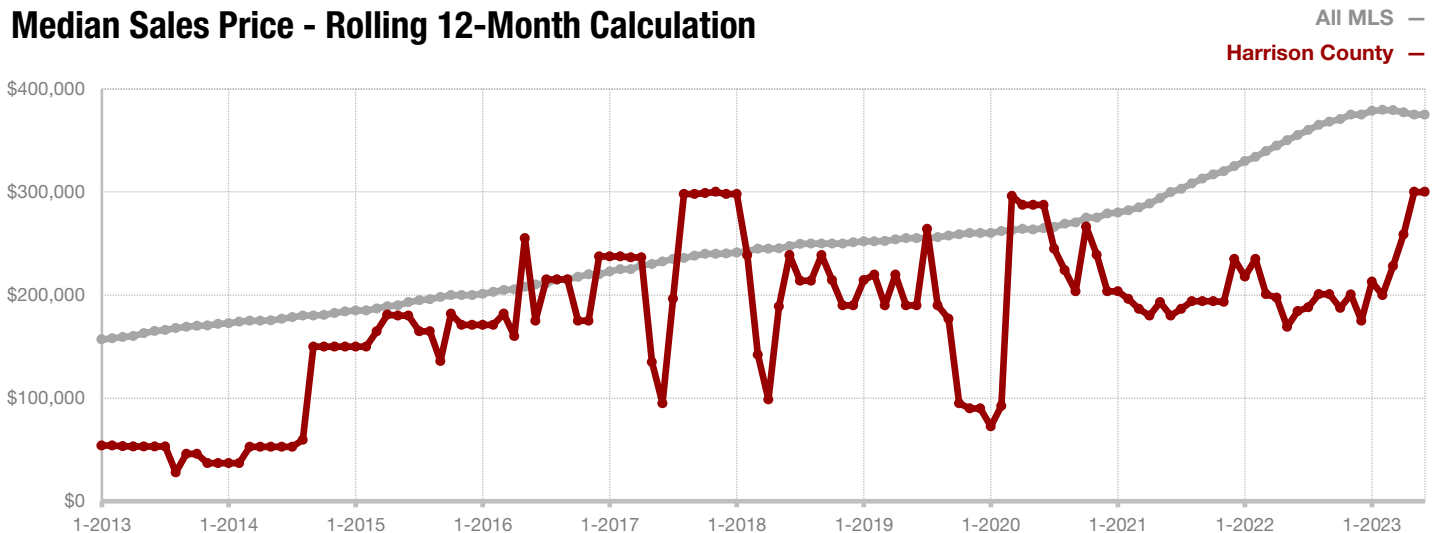
Harrison County

| | June | | | Year to Date | | |
|--|-----------|------|----------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 5 | 4 | - 20.0% | 21 | 32 | + 52.4% |
| Pending Sales | 3 | 0 | - 100.0% | 14 | 11 | - 21.4% |
| Closed Sales | 6 | 0 | - 100.0% | 12 | 14 | + 16.7% |
| Average Sales Price* | \$403,000 | -- | -- | \$265,208 | \$298,611 | + 12.6% |
| Median Sales Price* | \$327,500 | -- | -- | \$157,500 | \$317,450 | + 101.6% |
| Percent of Original List Price Received* | 86.6% | -- | -- | 87.4% | 97.3% | + 11.3% |
| Days on Market Until Sale | 149 | -- | -- | 123 | 71 | - 42.3% |
| Inventory of Homes for Sale | 9 | 15 | + 66.7% | -- | -- | -- |
| Months Supply of Inventory | 4.1 | 4.6 | + 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 – June 2023

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



- 13.1%

- 19.9%

- 7.1%

Change in
New Listings

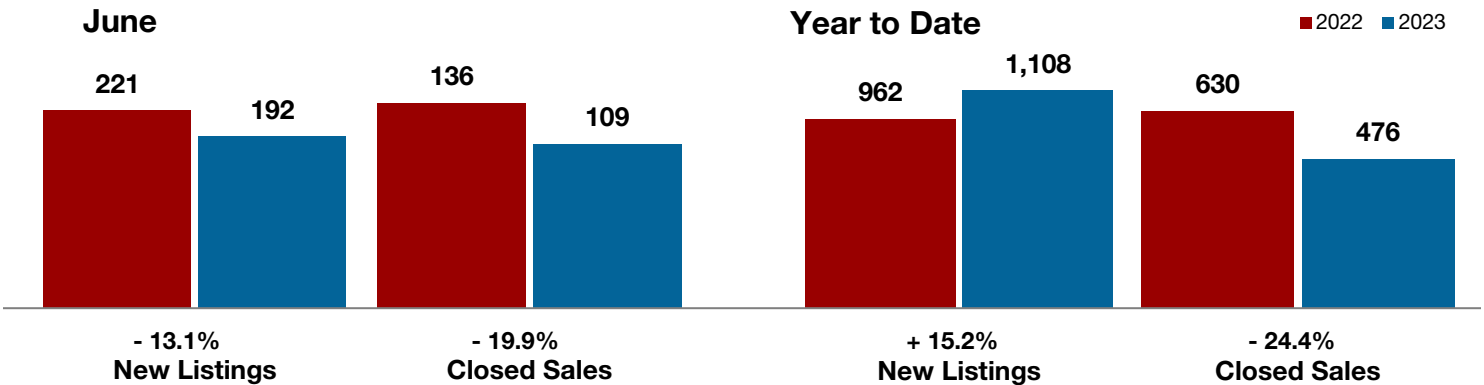
Change in
Closed Sales

Change in
Median Sales Price

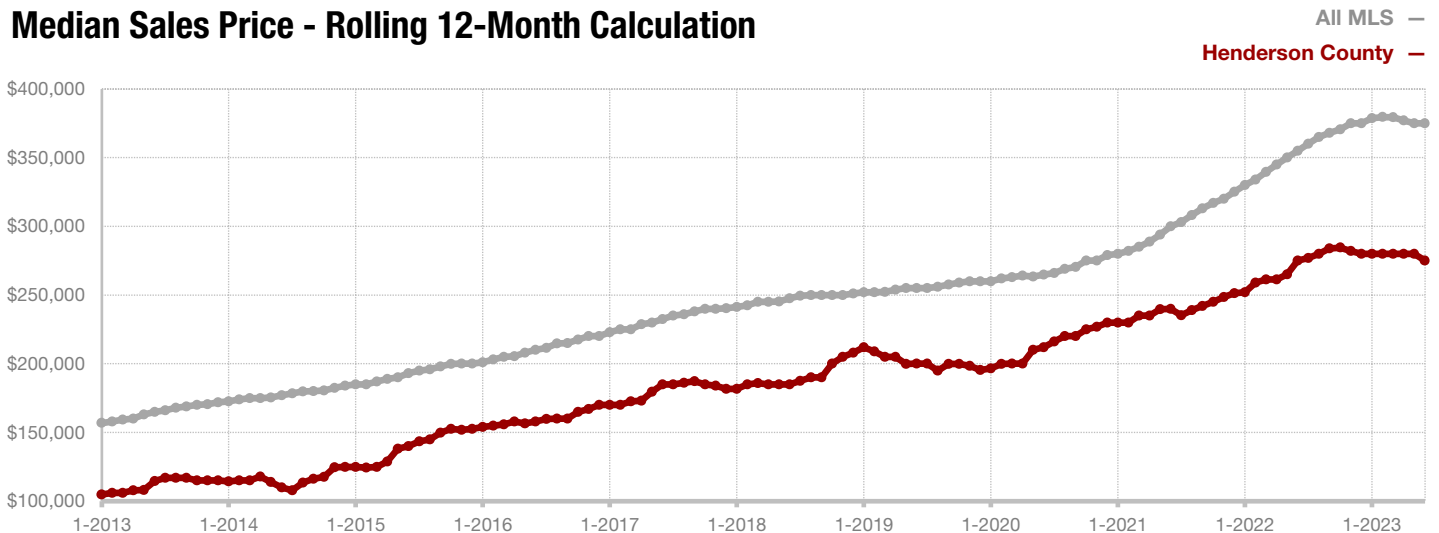
Henderson County

| | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 221 | 192 | - 13.1% | 962 | 1,108 | + 15.2% |
| Pending Sales | 113 | 100 | - 11.5% | 649 | 525 | - 19.1% |
| Closed Sales | 136 | 109 | - 19.9% | 630 | 476 | - 24.4% |
| Average Sales Price* | \$515,320 | \$428,422 | - 16.9% | \$436,633 | \$406,893 | - 6.8% |
| Median Sales Price* | \$310,000 | \$288,000 | - 7.1% | \$280,000 | \$270,000 | - 3.6% |
| Percent of Original List Price Received* | 97.4% | 92.9% | - 4.6% | 96.7% | 92.4% | - 4.4% |
| Days on Market Until Sale | 37 | 51 | + 37.8% | 41 | 62 | + 51.2% |
| Inventory of Homes for Sale | 418 | 635 | + 51.9% | -- | -- | -- |
| Months Supply of Inventory | 4.0 | 7.6 | + 100.0% | -- | -- | -- |

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



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 22.6%

- 30.2%

+ 3.8%

Change in
New Listings

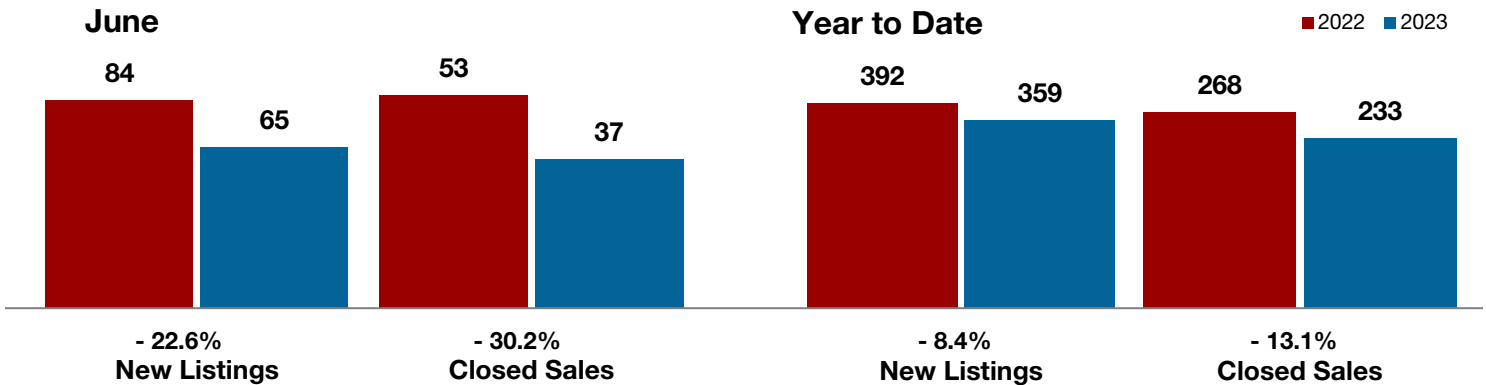
Change in
Closed Sales

Change in
Median Sales Price

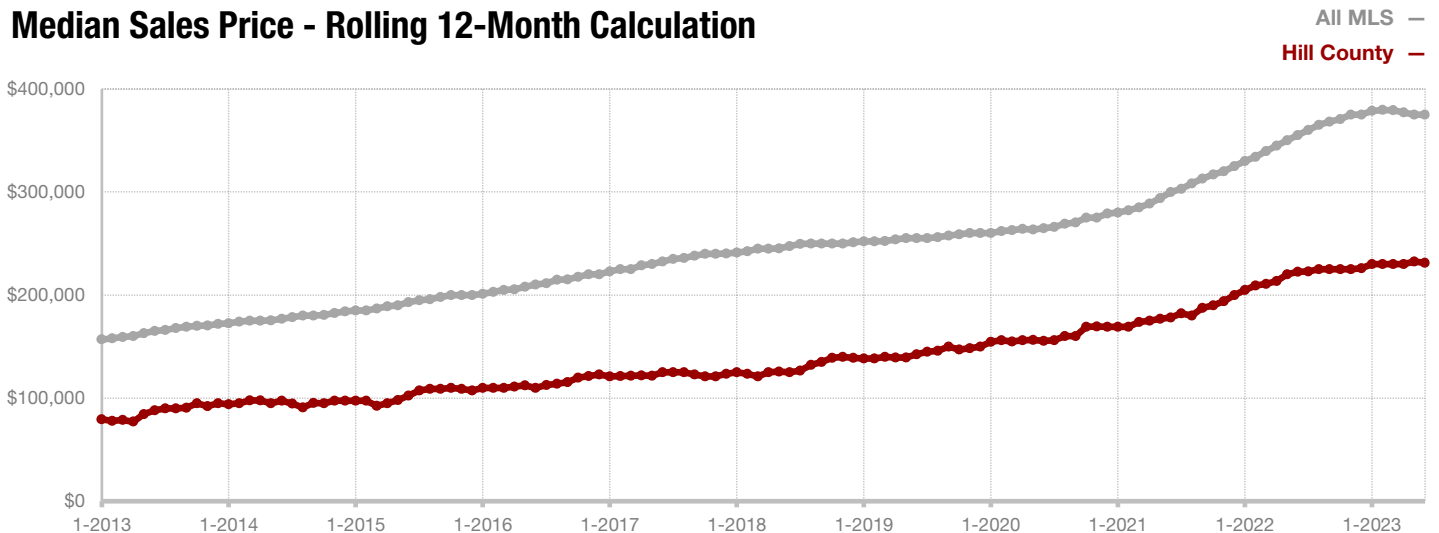
Hill County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 84 | 65 | - 22.6% | 392 | 359 | - 8.4% |
| Pending Sales | 51 | 35 | - 31.4% | 282 | 255 | - 9.6% |
| Closed Sales | 53 | 37 | - 30.2% | 268 | 233 | - 13.1% |
| Average Sales Price* | \$325,568 | \$302,928 | - 7.0% | \$286,518 | \$280,610 | - 2.1% |
| Median Sales Price* | \$265,000 | \$275,000 | + 3.8% | \$225,000 | \$235,000 | + 4.4% |
| Percent of Original List Price Received* | 97.7% | 93.7% | - 4.1% | 97.0% | 92.9% | - 4.2% |
| Days on Market Until Sale | 28 | 53 | + 89.3% | 43 | 58 | + 34.9% |
| Inventory of Homes for Sale | 153 | 169 | + 10.5% | -- | -- | -- |
| Months Supply of Inventory | 3.4 | 4.5 | + 66.7% | -- | -- | -- |

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



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



Hood County

- 1.2%

Change in
New Listings

- 8.8%

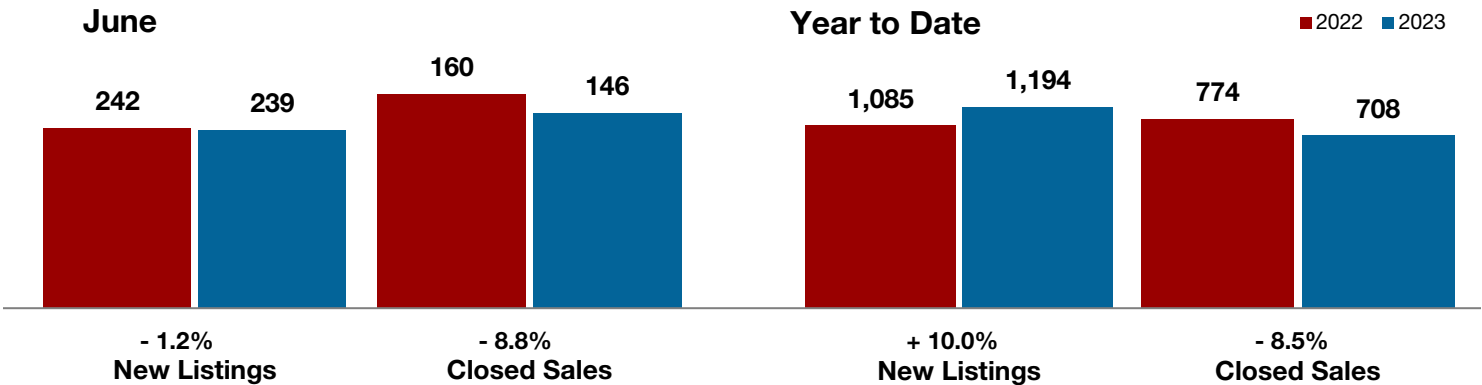
Change in
Closed Sales

+ 2.8%

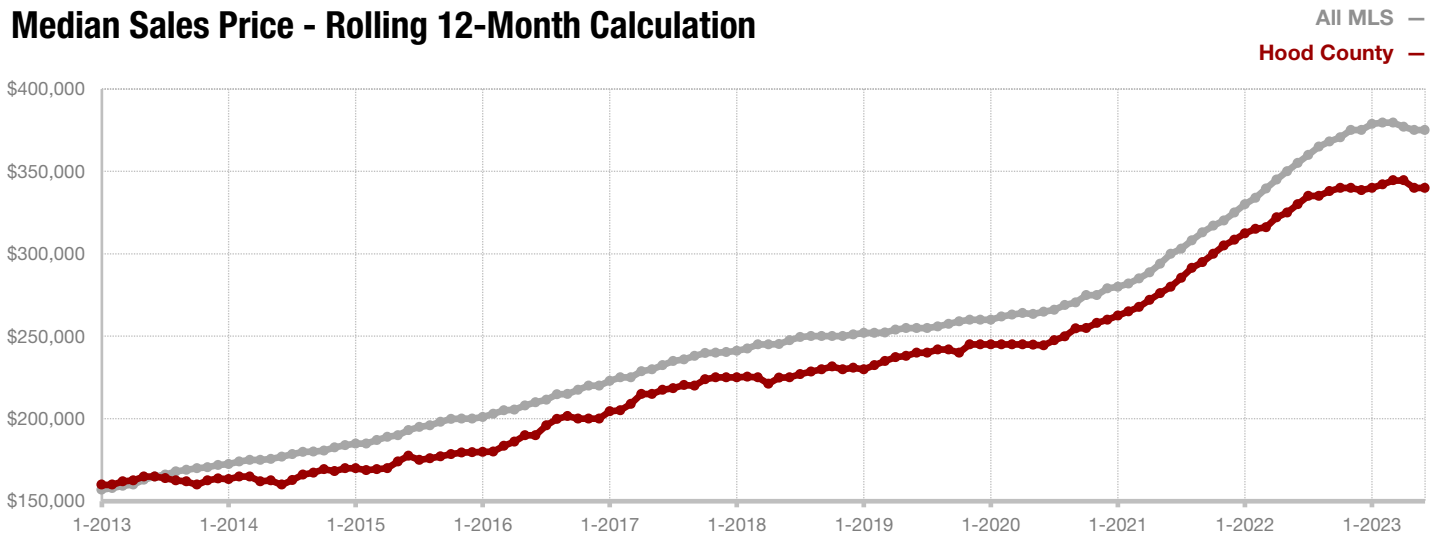
Change in
Median Sales Price

| | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 242 | 239 | - 1.2% | 1,085 | 1,194 | + 10.0% |
| Pending Sales | 135 | 130 | - 3.7% | 770 | 760 | - 1.3% |
| Closed Sales | 160 | 146 | - 8.8% | 774 | 708 | - 8.5% |
| Average Sales Price* | \$447,832 | \$451,791 | + 0.9% | \$414,921 | \$434,331 | + 4.7% |
| Median Sales Price* | \$360,000 | \$369,900 | + 2.8% | \$349,340 | \$349,000 | - 0.1% |
| Percent of Original List Price Received* | 98.5% | 95.5% | - 3.0% | 98.3% | 93.9% | - 4.5% |
| Days on Market Until Sale | 25 | 53 | + 112.0% | 31 | 62 | + 100.0% |
| Inventory of Homes for Sale | 344 | 548 | + 59.3% | -- | -- | -- |
| Months Supply of Inventory | 2.5 | 4.6 | + 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 – June 2023

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



- 6.2%

- 28.9%

- 5.7%

Change in
New Listings

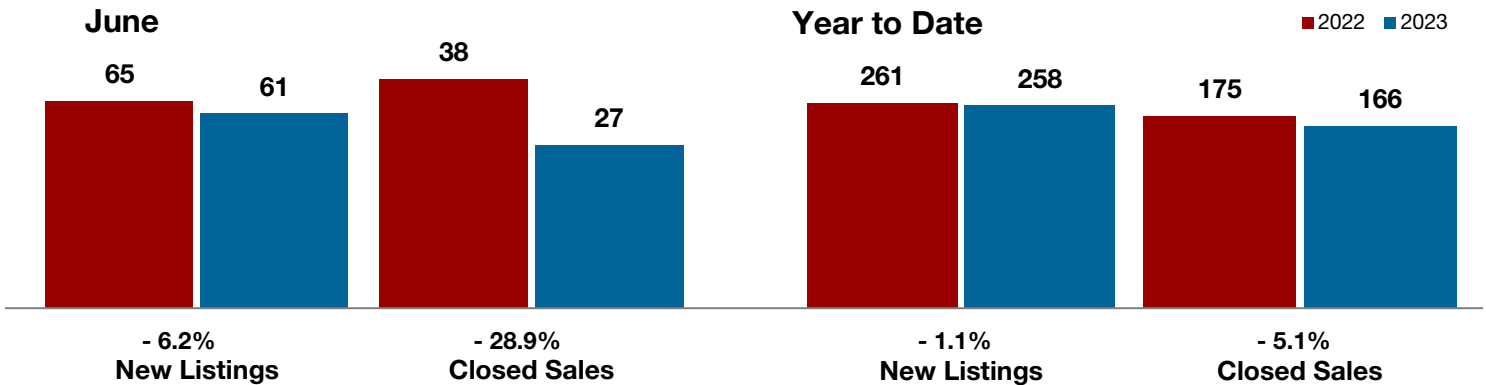
Change in
Closed Sales

Change in
Median Sales Price

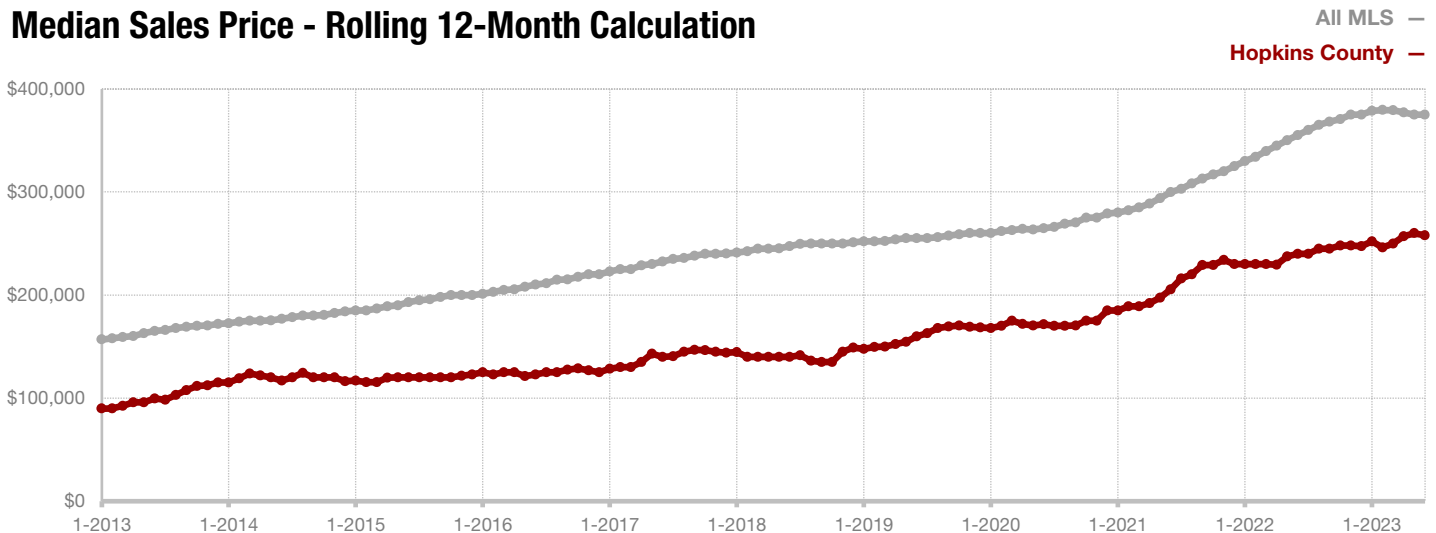
Hopkins County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 65 | 61 | - 6.2% | 261 | 258 | - 1.1% |
| Pending Sales | 42 | 28 | - 33.3% | 190 | 179 | - 5.8% |
| Closed Sales | 38 | 27 | - 28.9% | 175 | 166 | - 5.1% |
| Average Sales Price* | \$324,761 | \$345,033 | + 6.2% | \$305,515 | \$310,575 | + 1.7% |
| Median Sales Price* | \$267,356 | \$252,000 | - 5.7% | \$240,000 | \$257,300 | + 7.2% |
| Percent of Original List Price Received* | 103.6% | 91.6% | - 11.6% | 98.8% | 93.1% | - 5.8% |
| Days on Market Until Sale | 23 | 70 | + 204.3% | 30 | 65 | + 116.7% |
| Inventory of Homes for Sale | 93 | 121 | + 30.1% | -- | -- | -- |
| Months Supply of Inventory | 3.0 | 4.6 | + 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 – June 2023

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



- 12.5%

Change in
New Listings

- 4.6%

Change in
Closed Sales

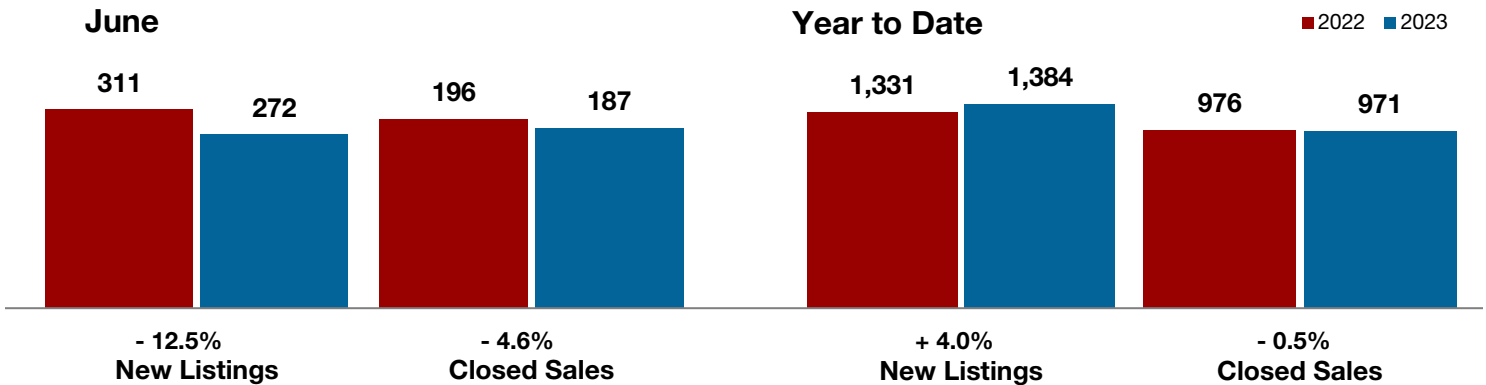
+ 6.2%

Change in
Median Sales Price

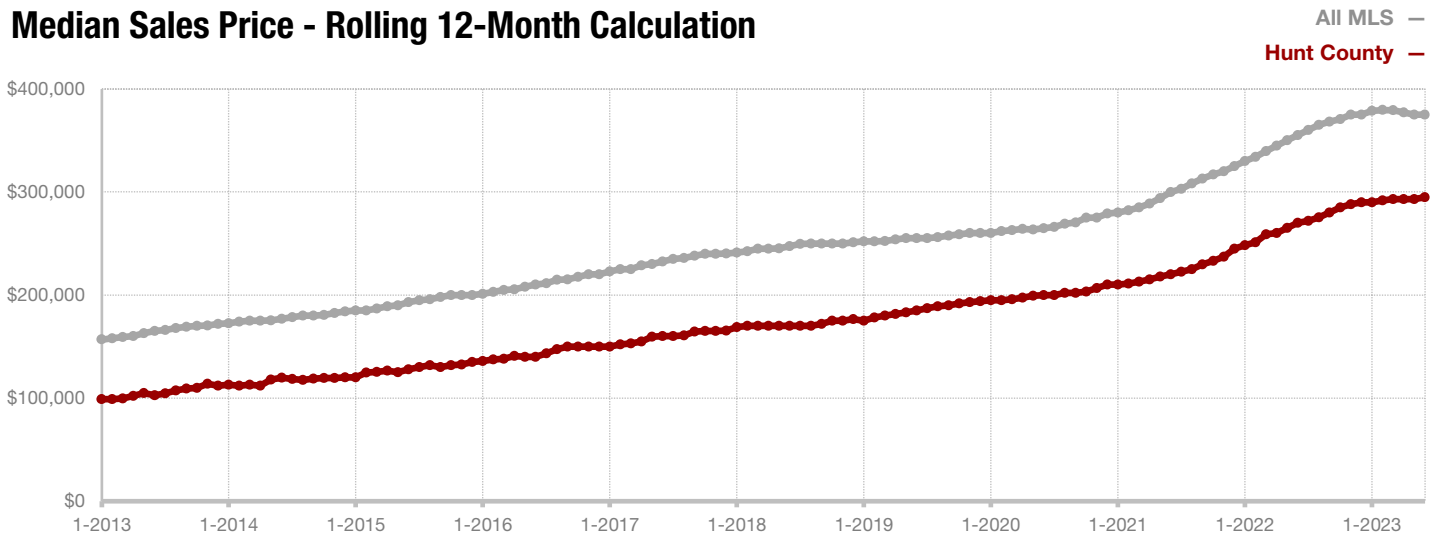
Hunt County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 311 | 272 | - 12.5% | 1,331 | 1,384 | + 4.0% |
| Pending Sales | 159 | 174 | + 9.4% | 979 | 1,042 | + 6.4% |
| Closed Sales | 196 | 187 | - 4.6% | 976 | 971 | - 0.5% |
| Average Sales Price* | \$336,781 | \$362,800 | + 7.7% | \$322,811 | \$328,223 | + 1.7% |
| Median Sales Price* | \$282,500 | \$299,990 | + 6.2% | \$278,000 | \$290,000 | + 4.3% |
| Percent of Original List Price Received* | 99.3% | 95.4% | - 3.9% | 99.8% | 94.6% | - 5.2% |
| Days on Market Until Sale | 25 | 57 | + 128.0% | 30 | 59 | + 96.7% |
| Inventory of Homes for Sale | 469 | 572 | + 22.0% | -- | -- | -- |
| Months Supply of Inventory | 2.8 | 3.6 | + 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 – June 2023

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



- 25.0%

- 42.9%

- 19.6%

Change in
New Listings

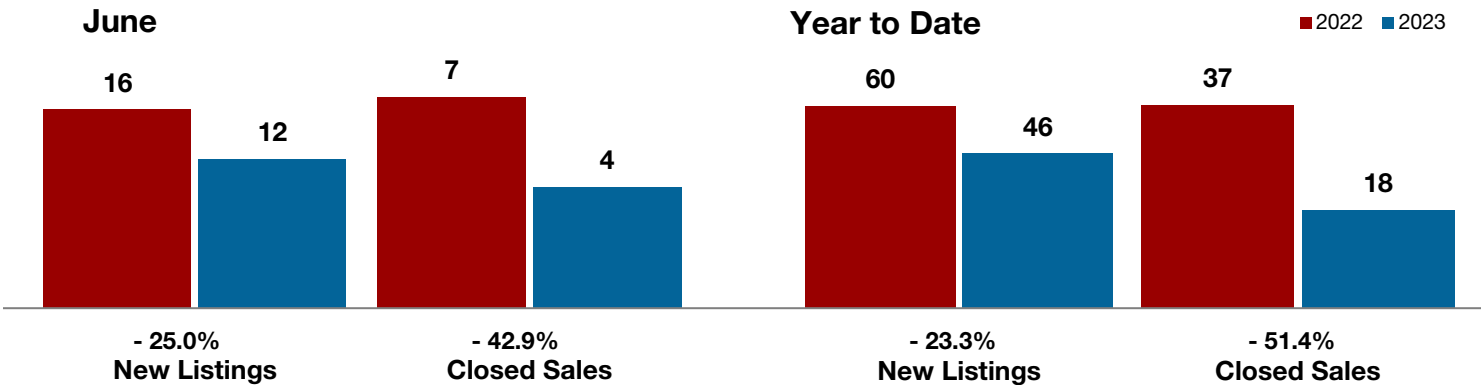
Change in
Closed Sales

Change in
Median Sales Price

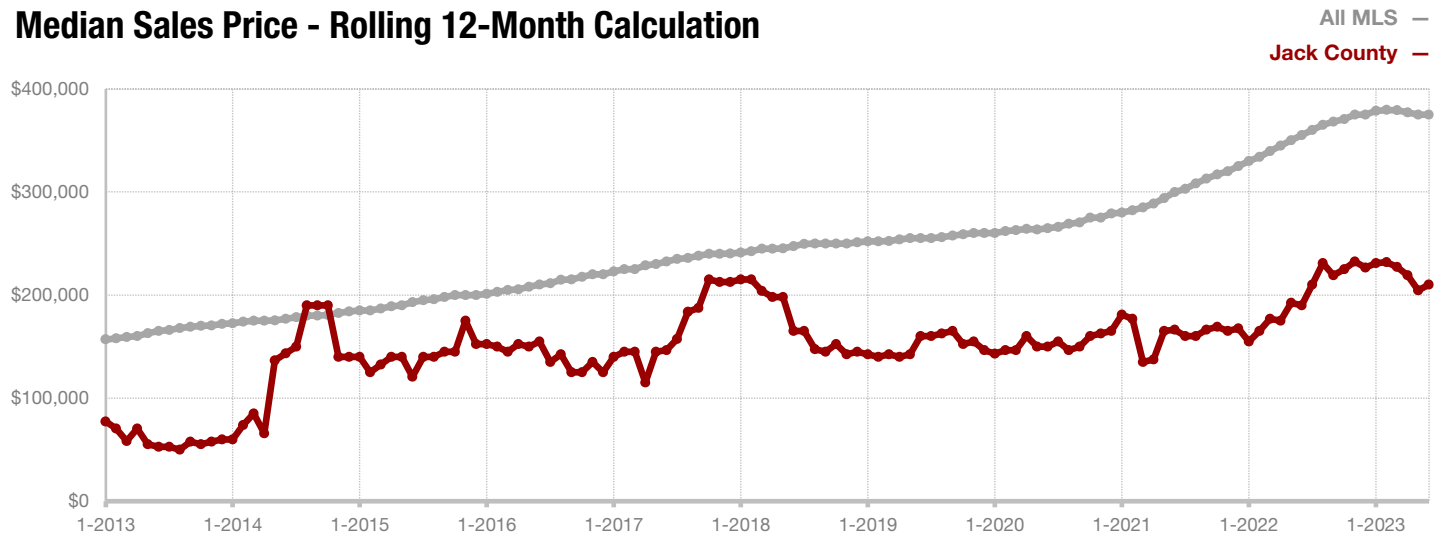
Jack County

| | June | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 16 | 12 | - 25.0% | 60 | 46 | - 23.3% |
| Pending Sales | 5 | 5 | 0.0% | 41 | 20 | - 51.2% |
| Closed Sales | 7 | 4 | - 42.9% | 37 | 18 | - 51.4% |
| Average Sales Price* | \$431,821 | \$605,250 | + 40.2% | \$321,209 | \$352,611 | + 9.8% |
| Median Sales Price* | \$495,000 | \$398,000 | - 19.6% | \$240,000 | \$205,750 | - 14.3% |
| Percent of Original List Price Received* | 88.6% | 97.4% | + 9.9% | 92.3% | 86.2% | - 6.6% |
| Days on Market Until Sale | 84 | 17 | - 79.8% | 71 | 81 | + 14.1% |
| Inventory of Homes for Sale | 32 | 35 | + 9.4% | -- | -- | -- |
| Months Supply of Inventory | 5.6 | 9.5 | + 66.7% | -- | -- | -- |

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



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 20.5%

Change in
New Listings

- 3.6%

Change in
Closed Sales

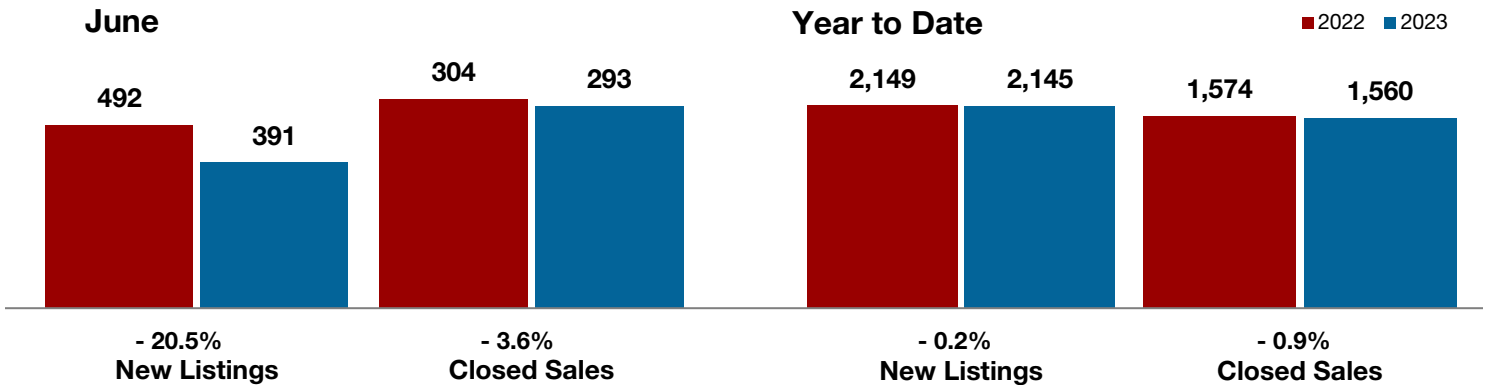
- 6.1%

Change in
Median Sales Price

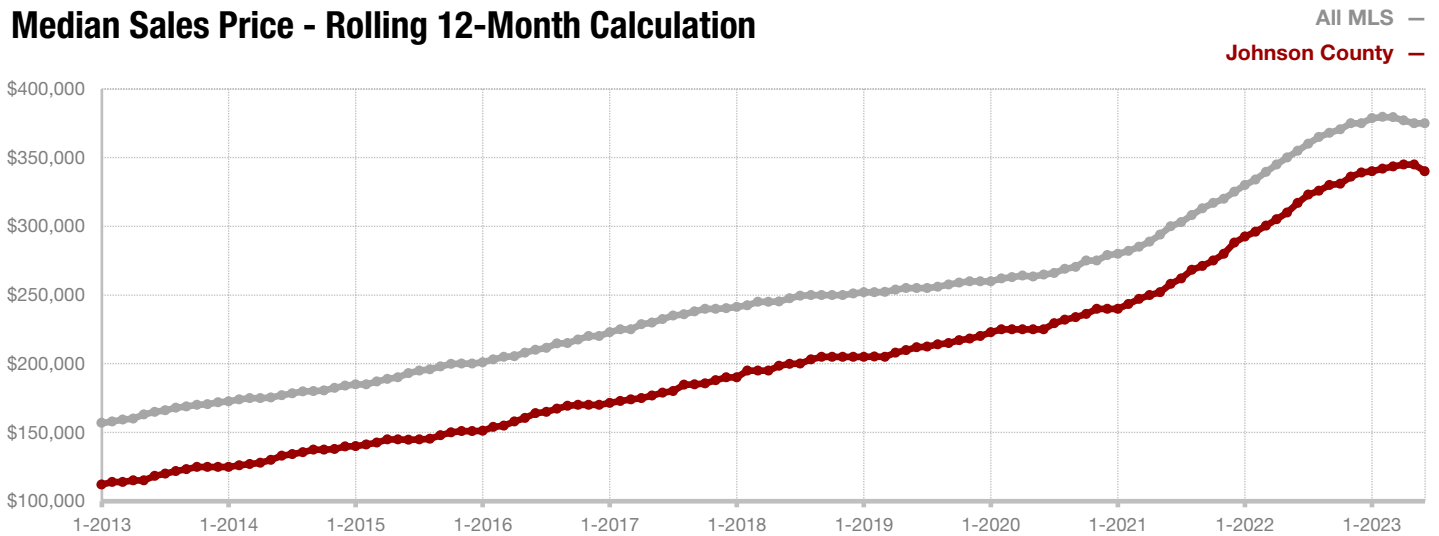
Johnson County

| | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 492 | 391 | - 20.5% | 2,149 | 2,145 | - 0.2% |
| Pending Sales | 297 | 229 | - 22.9% | 1,584 | 1,627 | + 2.7% |
| Closed Sales | 304 | 293 | - 3.6% | 1,574 | 1,560 | - 0.9% |
| Average Sales Price* | \$427,488 | \$374,051 | - 12.5% | \$380,178 | \$380,697 | + 0.1% |
| Median Sales Price* | \$367,500 | \$345,000 | - 6.1% | \$340,000 | \$349,990 | + 2.9% |
| Percent of Original List Price Received* | 100.9% | 96.4% | - 4.5% | 100.9% | 94.8% | - 6.0% |
| Days on Market Until Sale | 23 | 52 | + 126.1% | 25 | 62 | + 148.0% |
| Inventory of Homes for Sale | 713 | 812 | + 13.9% | -- | -- | -- |
| Months Supply of Inventory | 2.6 | 3.2 | 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 – June 2023

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



- 38.7%

+ 25.0%

- 2.8%

Change in
New Listings

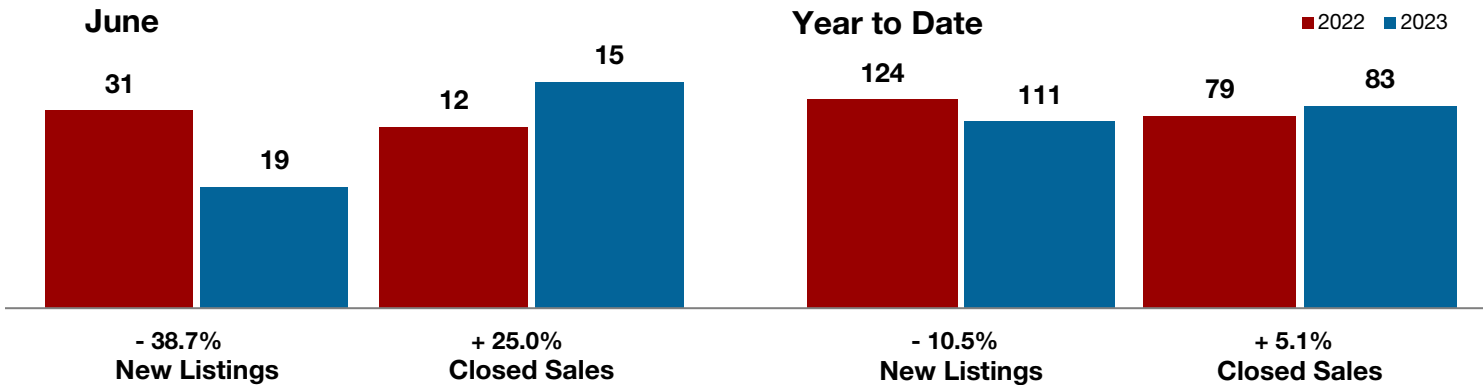
Change in
Closed Sales

Change in
Median Sales Price

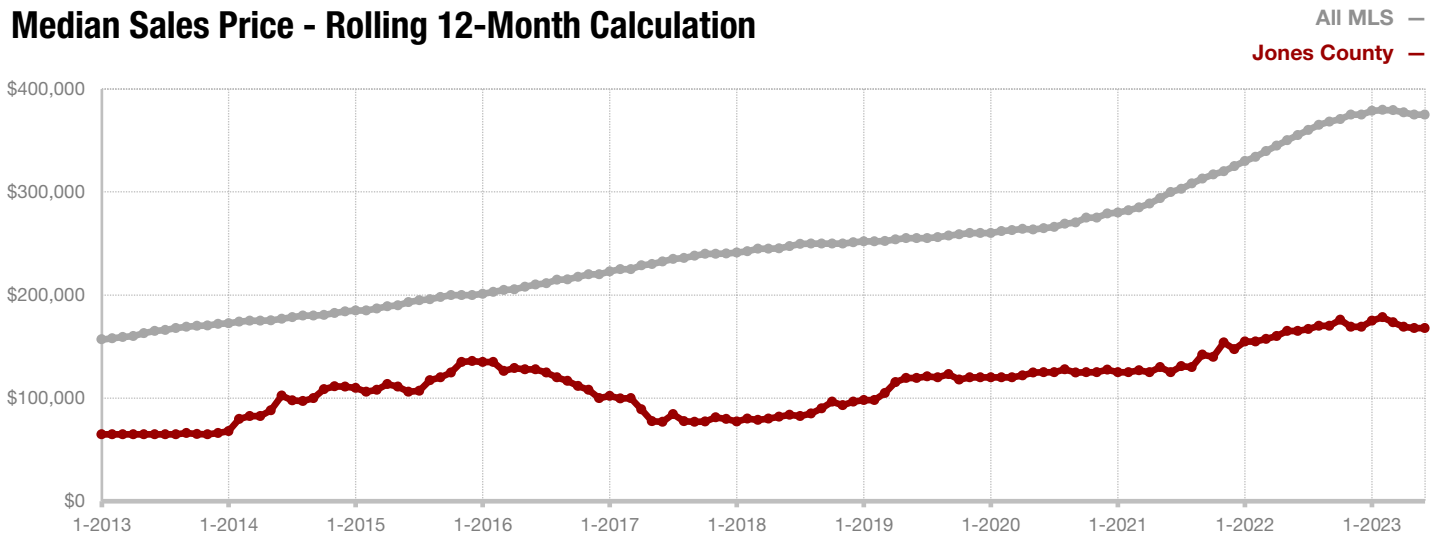
Jones County

| | June | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 31 | 19 | - 38.7% | 124 | 111 | - 10.5% |
| Pending Sales | 15 | 9 | - 40.0% | 88 | 85 | - 3.4% |
| Closed Sales | 12 | 15 | + 25.0% | 79 | 83 | + 5.1% |
| Average Sales Price* | \$178,625 | \$191,286 | + 7.1% | \$194,546 | \$181,106 | - 6.9% |
| Median Sales Price* | \$160,000 | \$155,500 | - 2.8% | \$165,000 | \$153,500 | - 7.0% |
| Percent of Original List Price Received* | 97.6% | 93.1% | - 4.6% | 94.2% | 92.5% | - 1.8% |
| Days on Market Until Sale | 48 | 42 | - 12.5% | 44 | 67 | + 52.3% |
| Inventory of Homes for Sale | 50 | 59 | + 18.0% | -- | -- | -- |
| Months Supply of Inventory | 3.4 | 4.5 | + 66.7% | -- | -- | -- |

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



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 29.0%

+ 2.0%

- 8.5%

Change in
New Listings

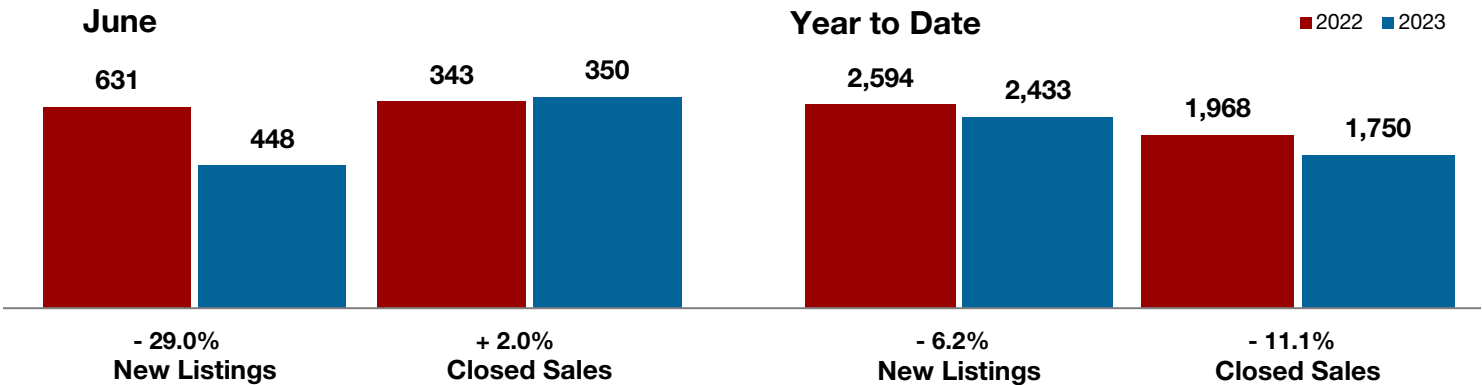
Change in
Closed Sales

Change in
Median Sales Price

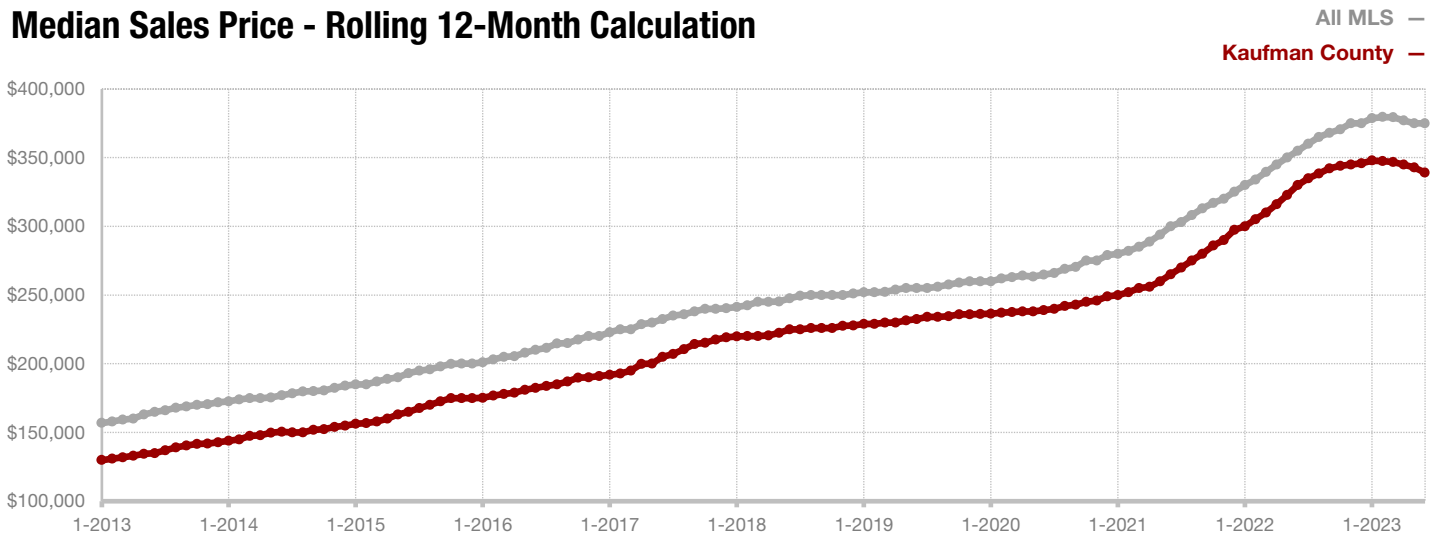
Kaufman County

| | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 631 | 448 | - 29.0% | 2,594 | 2,433 | - 6.2% |
| Pending Sales | 317 | 323 | + 1.9% | 1,894 | 1,887 | - 0.4% |
| Closed Sales | 343 | 350 | + 2.0% | 1,968 | 1,750 | - 11.1% |
| Average Sales Price* | \$396,908 | \$367,844 | - 7.3% | \$364,480 | \$359,017 | - 1.5% |
| Median Sales Price* | \$371,000 | \$339,450 | - 8.5% | \$345,189 | \$330,000 | - 4.4% |
| Percent of Original List Price Received* | 101.6% | 96.3% | - 5.2% | 101.8% | 94.5% | - 7.2% |
| Days on Market Until Sale | 25 | 60 | + 140.0% | 31 | 69 | + 122.6% |
| Inventory of Homes for Sale | 971 | 1,009 | + 3.9% | -- | -- | -- |
| Months Supply of Inventory | 3.0 | 3.5 | + 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 – June 2023

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



- 5.7%

+ 84.2%

+ 16.6%

Change in
New Listings

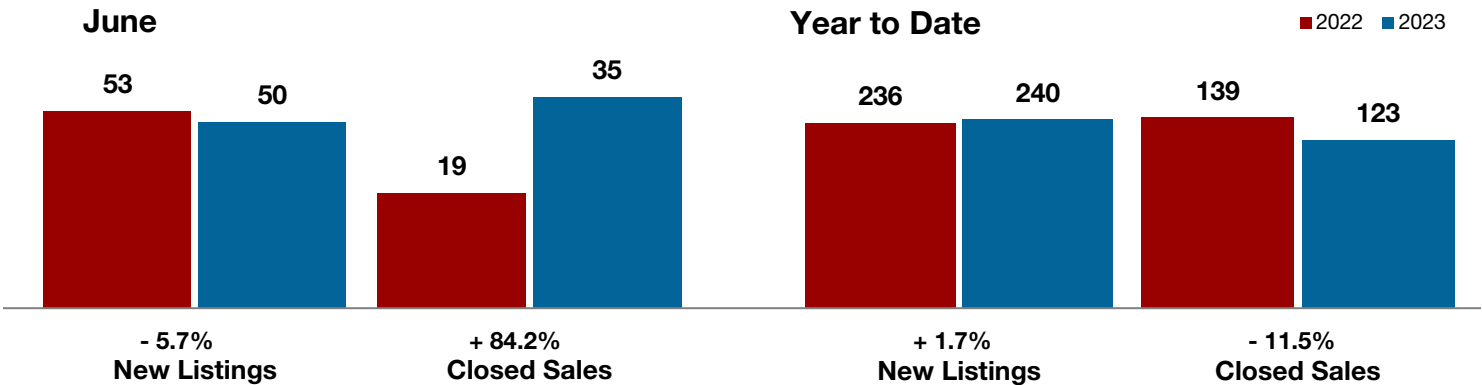
Change in
Closed Sales

Change in
Median Sales Price

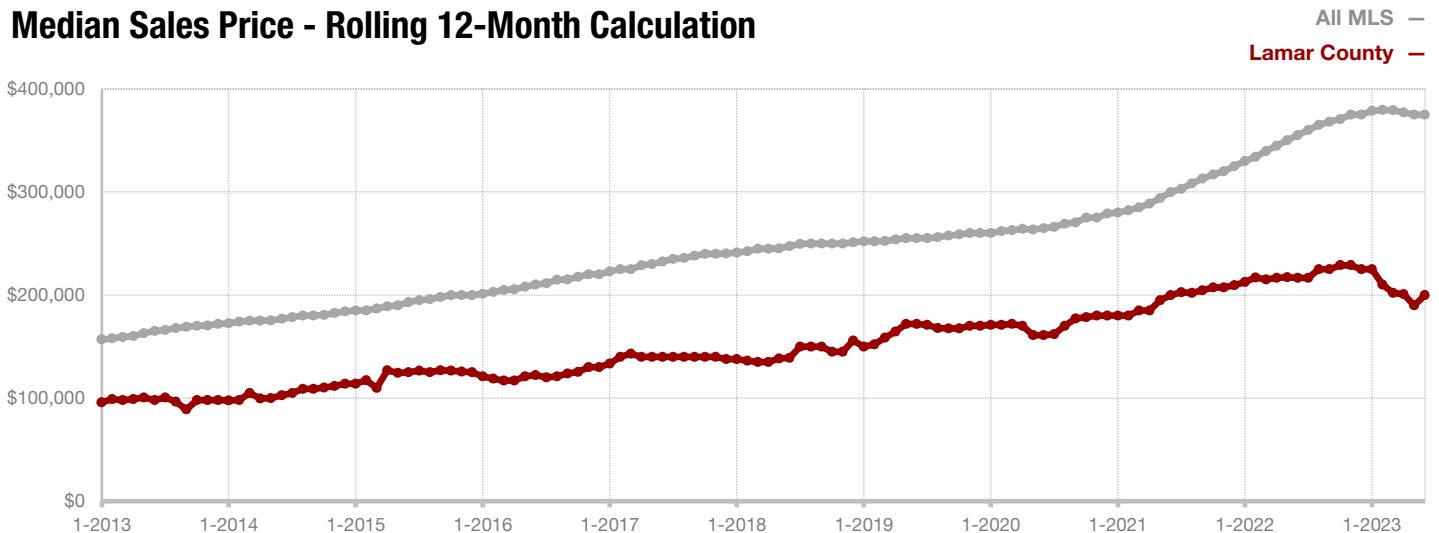
Lamar County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 53 | 50 | - 5.7% | 236 | 240 | + 1.7% |
| Pending Sales | 18 | 19 | + 5.6% | 148 | 137 | - 7.4% |
| Closed Sales | 19 | 35 | + 84.2% | 139 | 123 | - 11.5% |
| Average Sales Price* | \$213,216 | \$211,411 | - 0.8% | \$259,614 | \$213,774 | - 17.7% |
| Median Sales Price* | \$180,000 | \$209,900 | + 16.6% | \$225,000 | \$185,000 | - 17.8% |
| Percent of Original List Price Received* | 94.7% | 93.4% | - 1.4% | 96.1% | 91.6% | - 4.7% |
| Days on Market Until Sale | 29 | 53 | + 82.8% | 40 | 67 | + 67.5% |
| Inventory of Homes for Sale | 113 | 135 | + 19.5% | -- | -- | -- |
| Months Supply of Inventory | 4.2 | 5.7 | + 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 – June 2023

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



- 20.0%

+ 57.1%

- 53.2%

Change in
New Listings

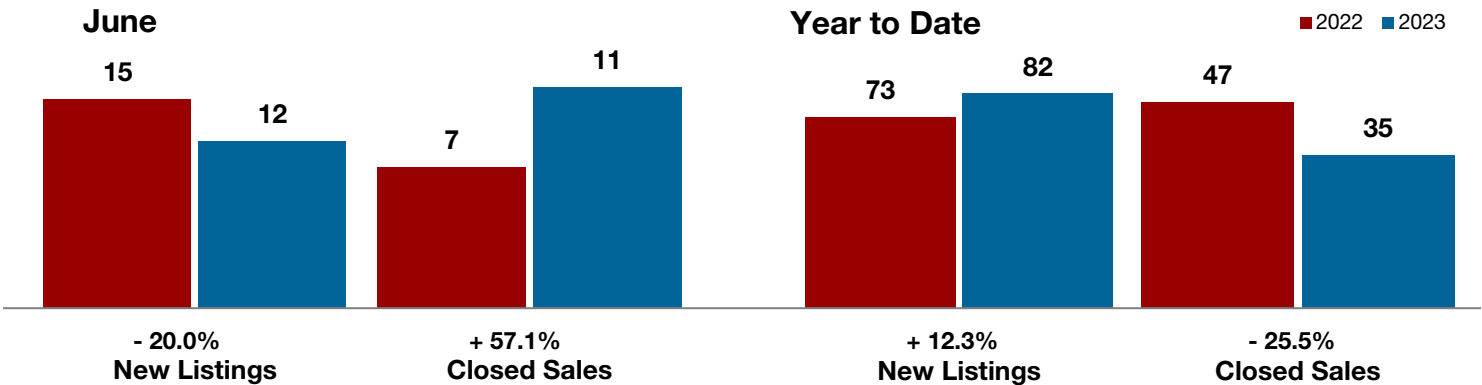
Change in
Closed Sales

Change in
Median Sales Price

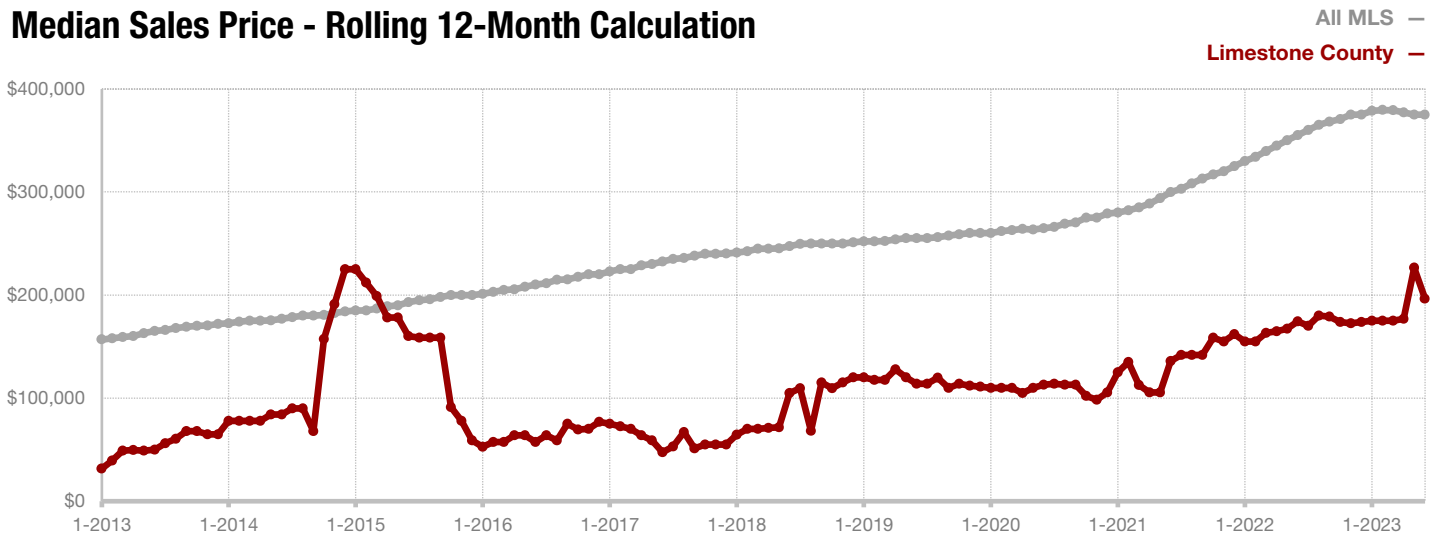
Limestone County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 15 | 12 | - 20.0% | 73 | 82 | + 12.3% |
| Pending Sales | 11 | 7 | - 36.4% | 45 | 40 | - 11.1% |
| Closed Sales | 7 | 11 | + 57.1% | 47 | 35 | - 25.5% |
| Average Sales Price* | \$400,000 | \$329,548 | - 17.6% | \$258,736 | \$279,624 | + 8.1% |
| Median Sales Price* | \$385,000 | \$180,000 | - 53.2% | \$175,000 | \$265,000 | + 51.4% |
| Percent of Original List Price Received* | 98.4% | 86.8% | - 11.8% | 95.1% | 87.5% | - 8.0% |
| Days on Market Until Sale | 58 | 64 | + 10.3% | 65 | 110 | + 69.2% |
| Inventory of Homes for Sale | 41 | 51 | + 24.4% | -- | -- | -- |
| Months Supply of Inventory | 6.2 | 8.5 | + 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 – June 2023

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



- 8.7%

- 36.4%

+ 4.1%

Change in
New Listings

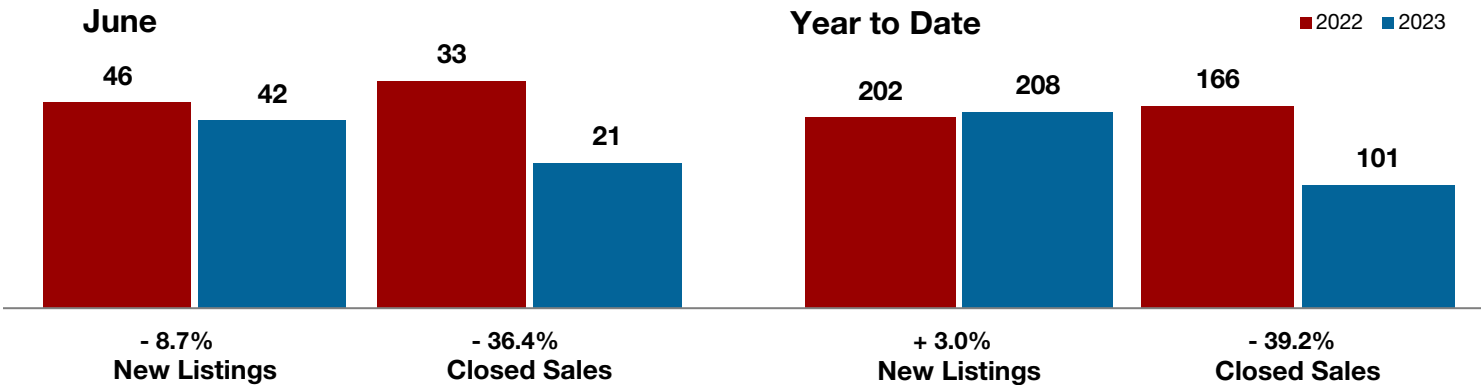
Change in
Closed Sales

Change in
Median Sales Price

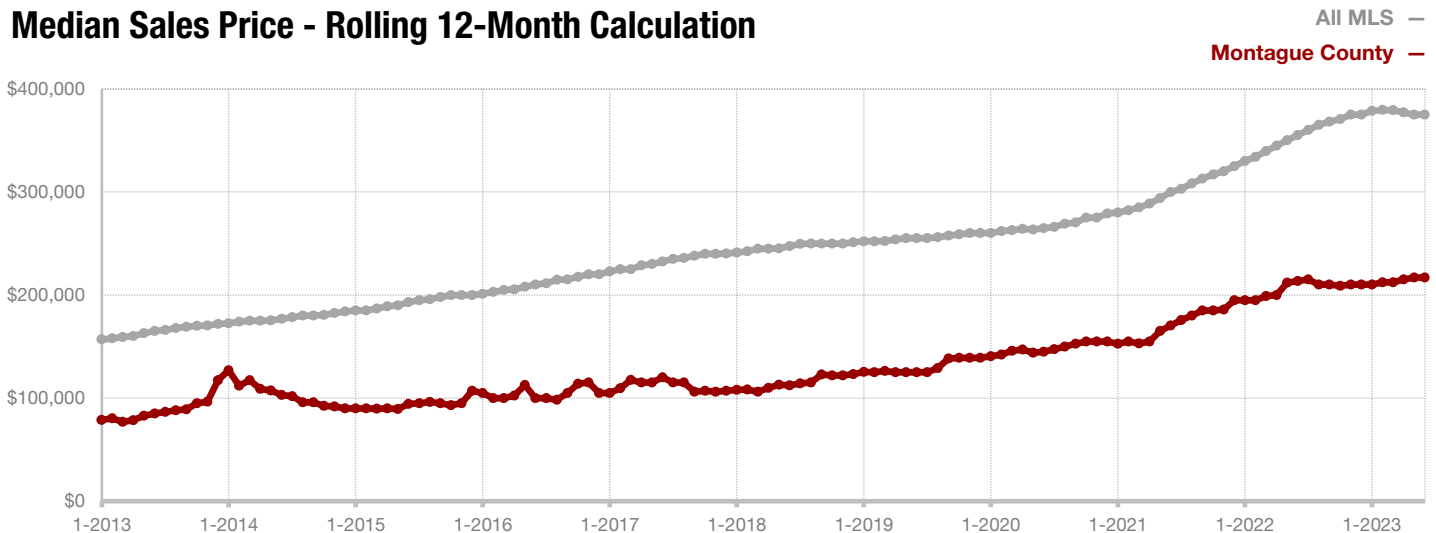
Montague County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 46 | 42 | - 8.7% | 202 | 208 | + 3.0% |
| Pending Sales | 25 | 22 | - 12.0% | 163 | 118 | - 27.6% |
| Closed Sales | 33 | 21 | - 36.4% | 166 | 101 | - 39.2% |
| Average Sales Price* | \$214,056 | \$206,919 | - 3.3% | \$265,233 | \$291,327 | + 9.8% |
| Median Sales Price* | \$194,000 | \$202,000 | + 4.1% | \$210,000 | \$235,000 | + 11.9% |
| Percent of Original List Price Received* | 95.6% | 93.0% | - 2.7% | 94.8% | 91.1% | - 3.9% |
| Days on Market Until Sale | 27 | 75 | + 177.8% | 45 | 64 | + 42.2% |
| Inventory of Homes for Sale | 73 | 114 | + 56.2% | -- | -- | -- |
| Months Supply of Inventory | 2.8 | 6.0 | + 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 – June 2023

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



- 23.7%

Change in
New Listings

- 2.0%

Change in
Closed Sales

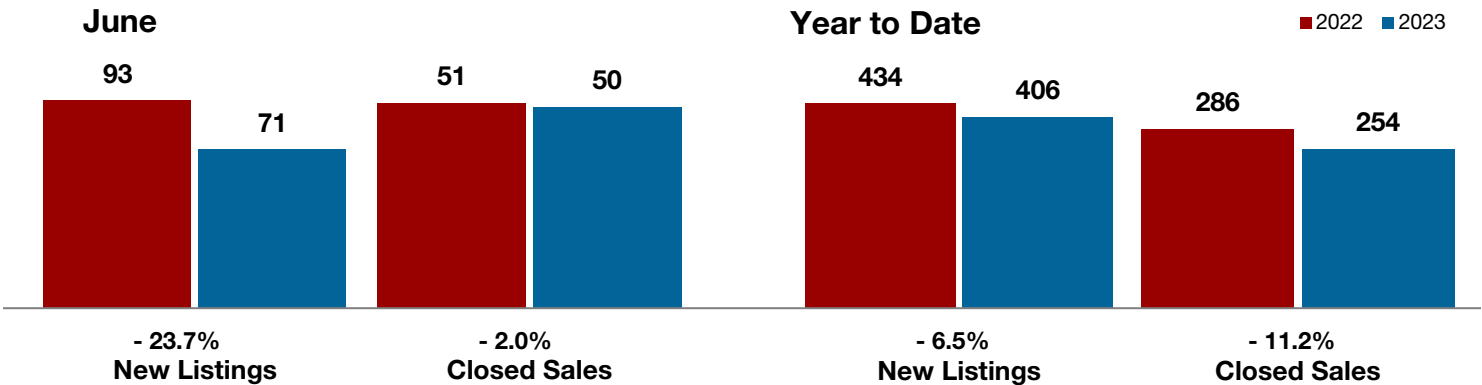
- 1.8%

Change in
Median Sales Price

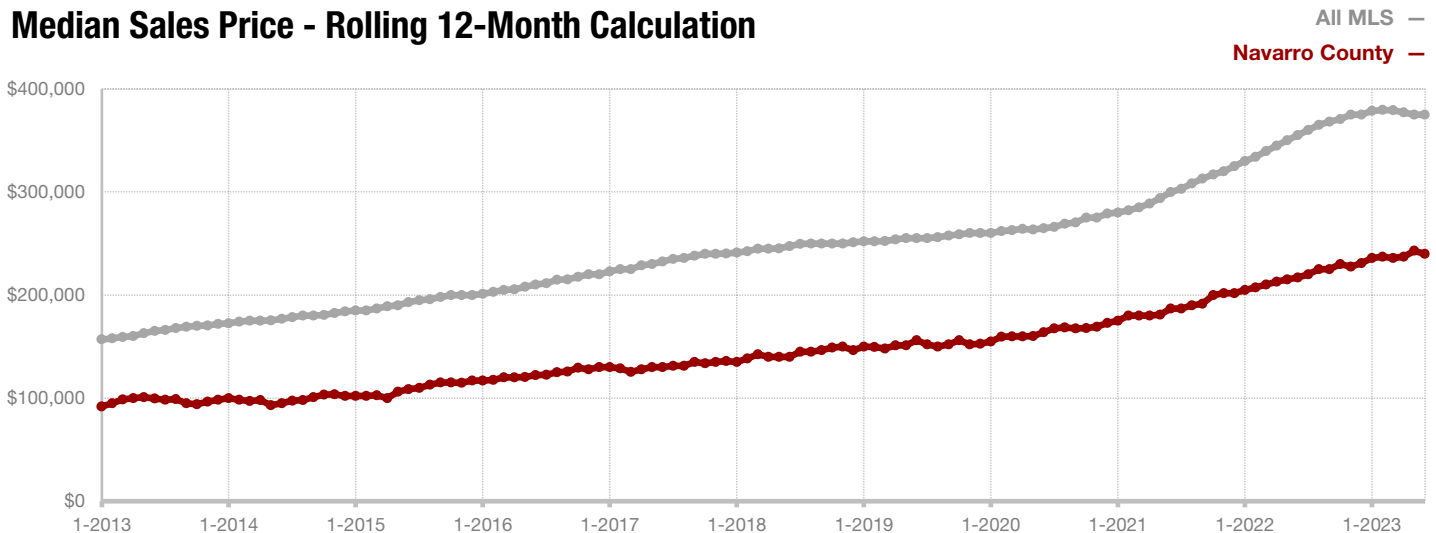
Navarro County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 93 | 71 | - 23.7% | 434 | 406 | - 6.5% |
| Pending Sales | 52 | 47 | - 9.6% | 310 | 268 | - 13.5% |
| Closed Sales | 51 | 50 | - 2.0% | 286 | 254 | - 11.2% |
| Average Sales Price* | \$352,630 | \$335,418 | - 4.9% | \$338,020 | \$328,690 | - 2.8% |
| Median Sales Price* | \$275,000 | \$269,950 | - 1.8% | \$229,950 | \$242,000 | + 5.2% |
| Percent of Original List Price Received* | 97.9% | 91.9% | - 6.1% | 97.7% | 92.3% | - 5.5% |
| Days on Market Until Sale | 24 | 72 | + 200.0% | 37 | 69 | + 86.5% |
| Inventory of Homes for Sale | 158 | 190 | + 20.3% | -- | -- | -- |
| Months Supply of Inventory | 3.3 | 4.5 | + 66.7% | -- | -- | -- |

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



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



0.0%

- 100.0%

--

Change in
New Listings

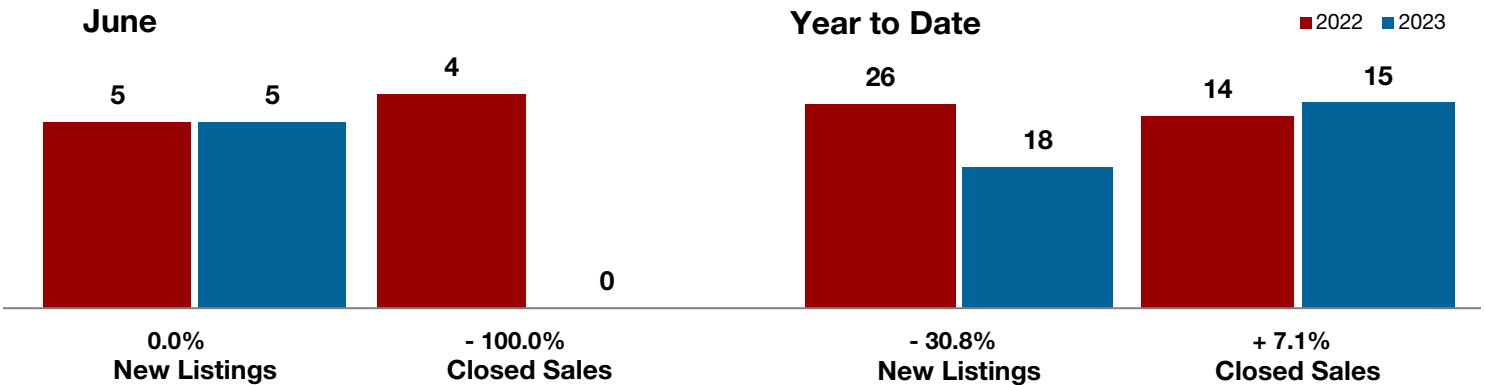
Change in
Closed Sales

Change in
Median Sales Price

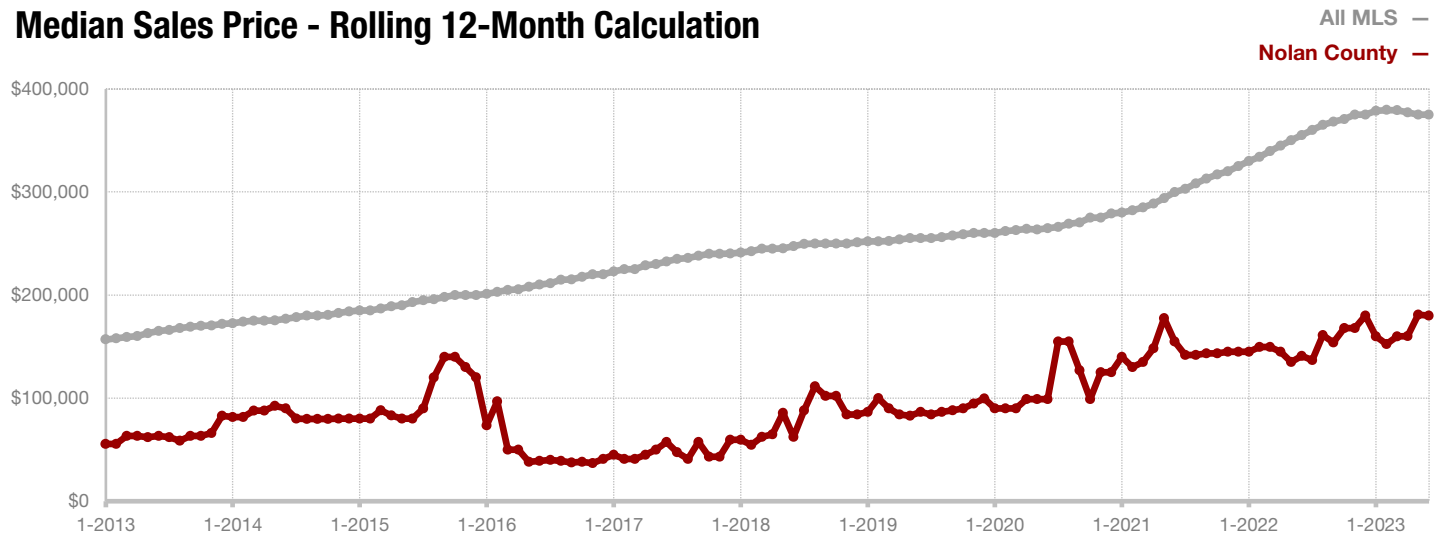
Nolan County

| | June | | | Year to Date | | |
|--|-----------|------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 5 | 5 | 0.0% | 26 | 18 | - 30.8% |
| Pending Sales | 2 | 1 | - 50.0% | 14 | 11 | - 21.4% |
| Closed Sales | 4 | 0 | - 100.0% | 14 | 15 | + 7.1% |
| Average Sales Price* | \$268,500 | -- | -- | \$265,107 | \$164,586 | - 37.9% |
| Median Sales Price* | \$309,500 | -- | -- | \$142,000 | \$159,950 | + 12.6% |
| Percent of Original List Price Received* | 95.4% | -- | -- | 89.1% | 94.6% | + 6.2% |
| Days on Market Until Sale | 37 | -- | -- | 59 | 71 | + 20.3% |
| Inventory of Homes for Sale | 17 | 12 | - 29.4% | -- | -- | -- |
| Months Supply of Inventory | 7.8 | 5.5 | - 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 – June 2023

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



+ 23.0%

+ 15.7%

+ 8.3%

Change in
New Listings

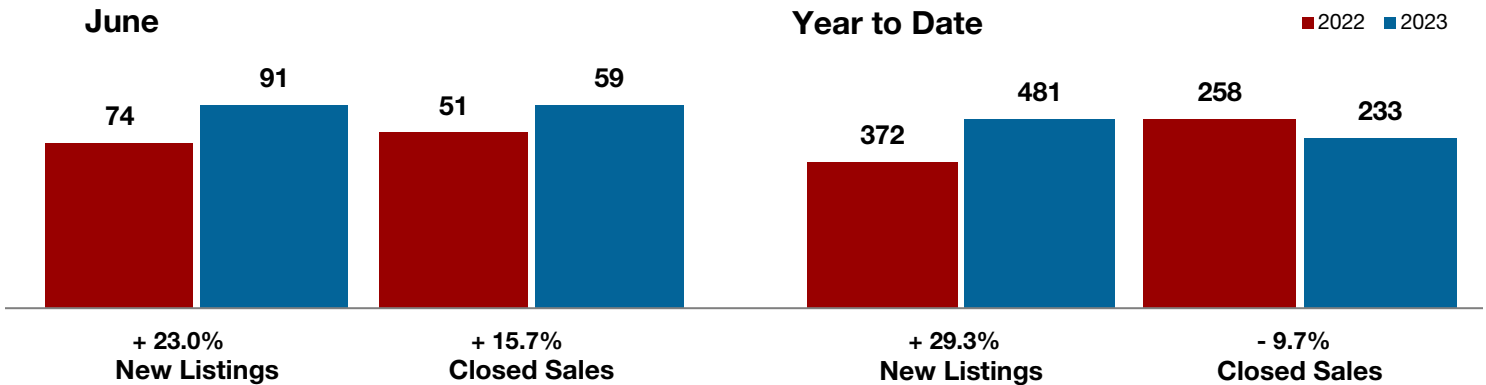
Change in
Closed Sales

Change in
Median Sales Price

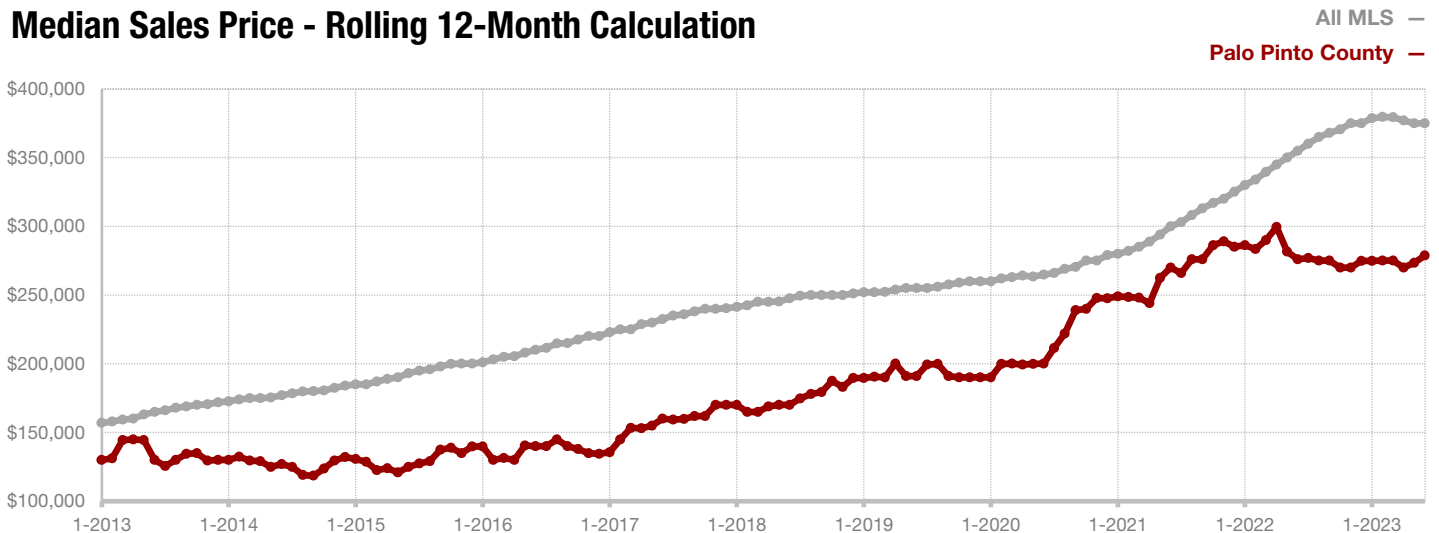
Palo Pinto County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 74 | 91 | + 23.0% | 372 | 481 | + 29.3% |
| Pending Sales | 46 | 38 | - 17.4% | 268 | 240 | - 10.4% |
| Closed Sales | 51 | 59 | + 15.7% | 258 | 233 | - 9.7% |
| Average Sales Price* | \$586,873 | \$568,324 | - 3.2% | \$505,938 | \$506,850 | + 0.2% |
| Median Sales Price* | \$299,900 | \$324,900 | + 8.3% | \$272,450 | \$285,000 | + 4.6% |
| Percent of Original List Price Received* | 95.7% | 95.0% | - 0.7% | 95.1% | 91.5% | - 3.8% |
| Days on Market Until Sale | 37 | 69 | + 86.5% | 52 | 73 | + 40.4% |
| Inventory of Homes for Sale | 151 | 267 | + 76.8% | -- | -- | -- |
| Months Supply of Inventory | 3.4 | 7.4 | + 133.3% | -- | -- | -- |

* 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 – June 2023

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



- 13.3%

- 14.7%

- 1.6%

Change in
New Listings

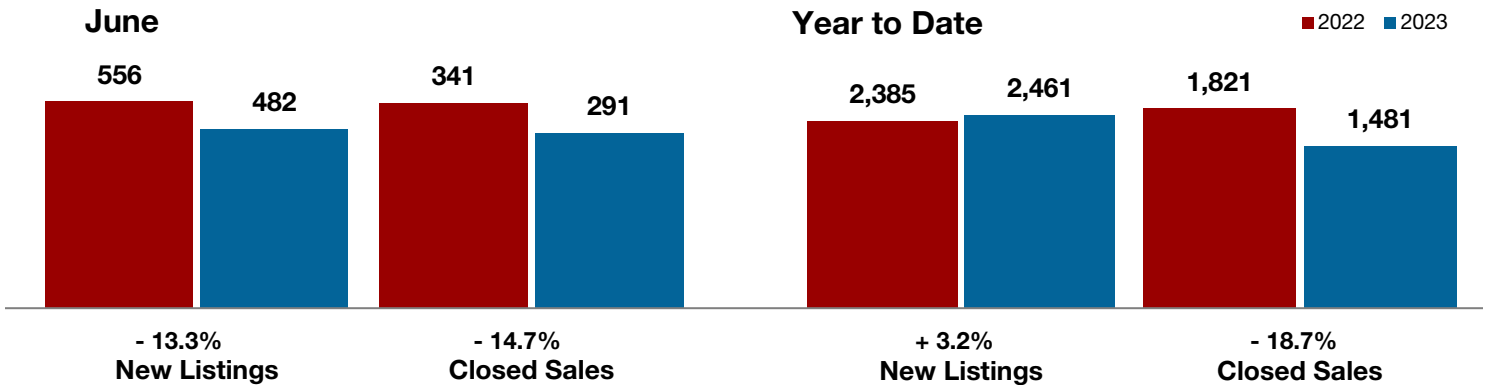
Change in
Closed Sales

Change in
Median Sales Price

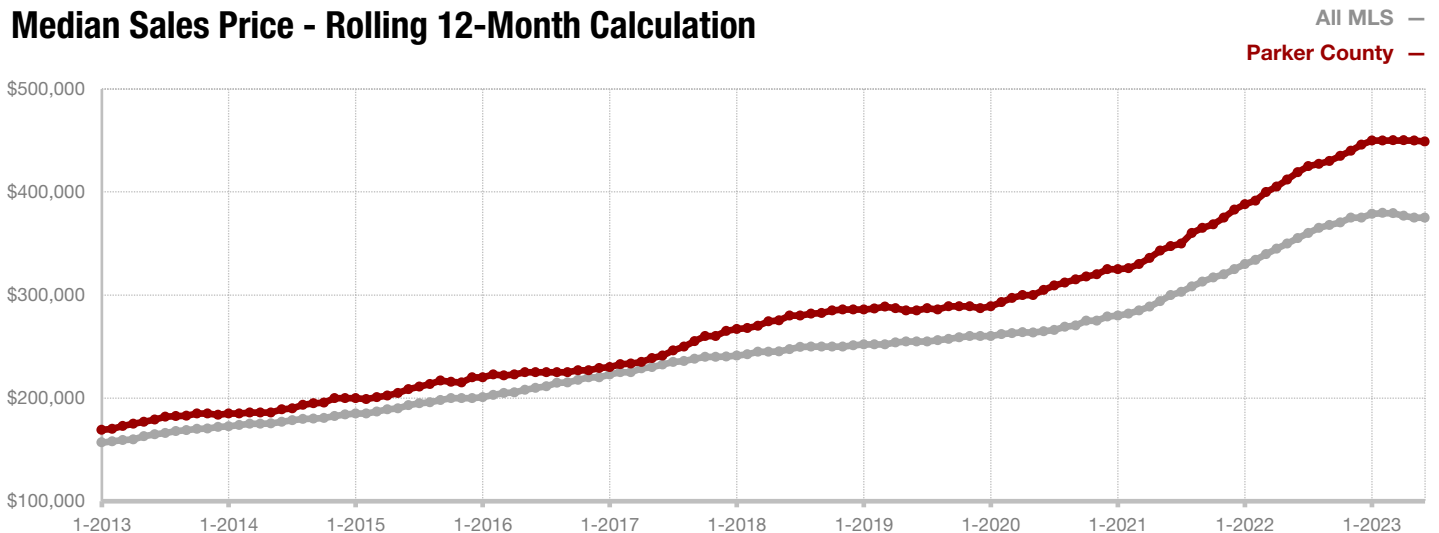
Parker County

| | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 556 | 482 | - 13.3% | 2,385 | 2,461 | + 3.2% |
| Pending Sales | 272 | 230 | - 15.4% | 1,829 | 1,536 | - 16.0% |
| Closed Sales | 341 | 291 | - 14.7% | 1,821 | 1,481 | - 18.7% |
| Average Sales Price* | \$510,269 | \$480,485 | - 5.8% | \$485,095 | \$481,132 | - 0.8% |
| Median Sales Price* | \$450,000 | \$443,000 | - 1.6% | \$446,275 | \$449,500 | + 0.7% |
| Percent of Original List Price Received* | 101.6% | 96.3% | - 5.2% | 100.3% | 95.5% | - 4.8% |
| Days on Market Until Sale | 28 | 65 | + 132.1% | 36 | 75 | + 108.3% |
| Inventory of Homes for Sale | 841 | 1,250 | + 48.6% | -- | -- | -- |
| Months Supply of Inventory | 2.7 | 5.1 | + 66.7% | -- | -- | -- |

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



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 11.1%

- 27.3%

+ 54.2%

Change in
New Listings

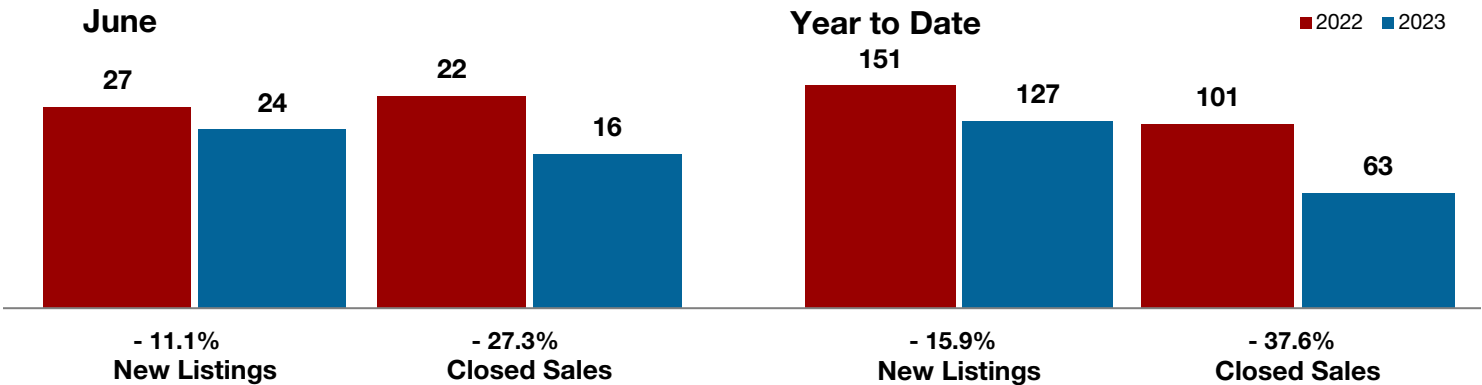
Change in
Closed Sales

Change in
Median Sales Price

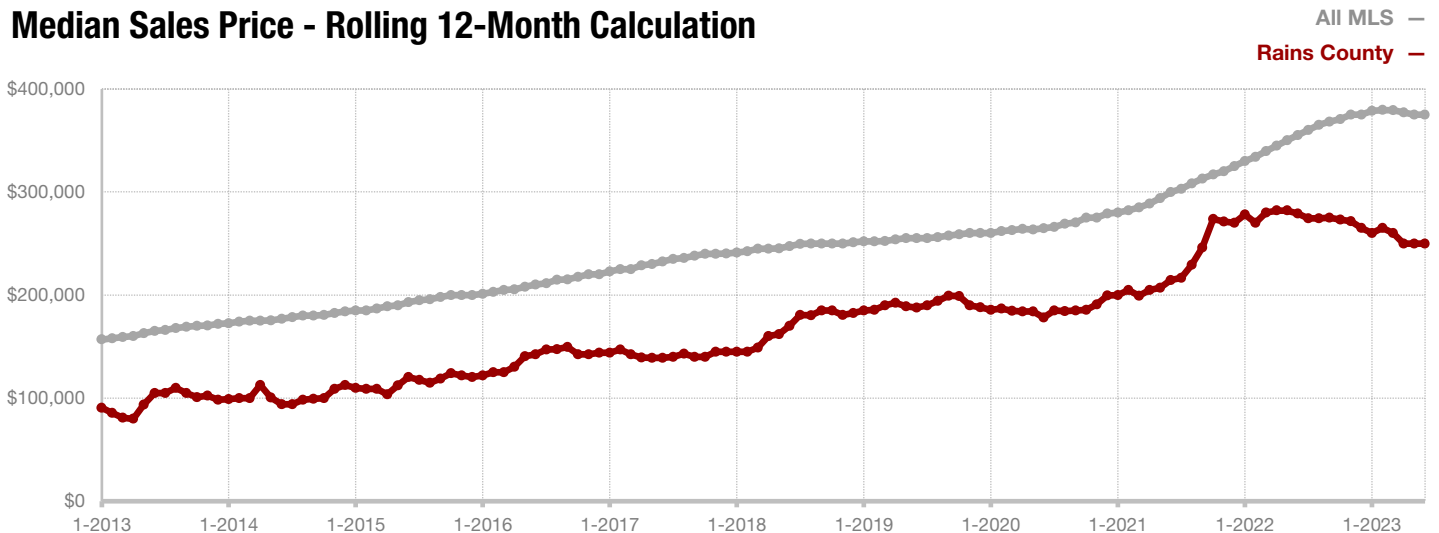
Rains County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 27 | 24 | - 11.1% | 151 | 127 | - 15.9% |
| Pending Sales | 13 | 8 | - 38.5% | 91 | 68 | - 25.3% |
| Closed Sales | 22 | 16 | - 27.3% | 101 | 63 | - 37.6% |
| Average Sales Price* | \$337,445 | \$453,000 | + 34.2% | \$349,353 | \$375,922 | + 7.6% |
| Median Sales Price* | \$240,000 | \$370,000 | + 54.2% | \$290,000 | \$272,500 | - 6.0% |
| Percent of Original List Price Received* | 99.4% | 94.4% | - 5.0% | 97.2% | 96.1% | - 1.1% |
| Days on Market Until Sale | 21 | 51 | + 142.9% | 40 | 64 | + 60.0% |
| Inventory of Homes for Sale | 76 | 74 | - 2.6% | -- | -- | -- |
| Months Supply of Inventory | 4.5 | 6.5 | + 40.0% | -- | -- | -- |

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



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 25.2%

- 19.5%

- 2.2%

Change in
New Listings

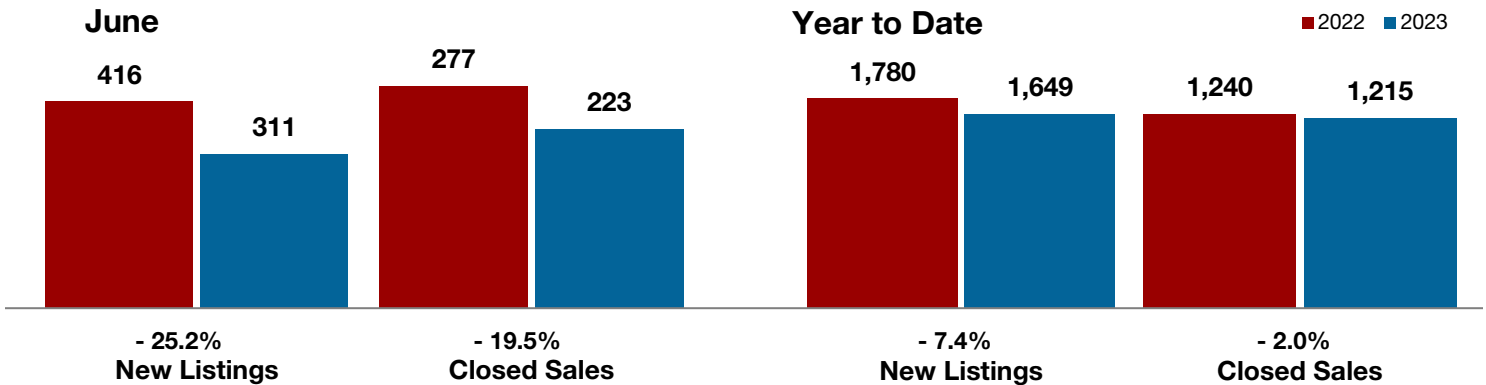
Change in
Closed Sales

Change in
Median Sales Price

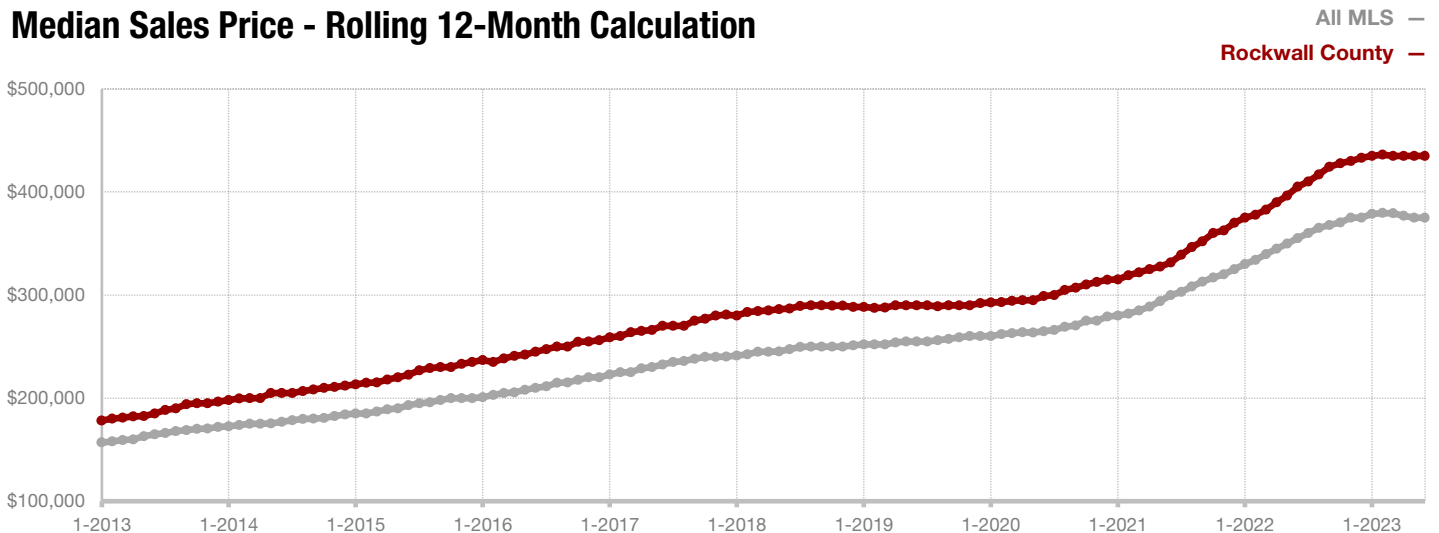
Rockwall County

| | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 416 | 311 | - 25.2% | 1,780 | 1,649 | - 7.4% |
| Pending Sales | 238 | 201 | - 15.5% | 1,287 | 1,305 | + 1.4% |
| Closed Sales | 277 | 223 | - 19.5% | 1,240 | 1,215 | - 2.0% |
| Average Sales Price* | \$551,386 | \$514,802 | - 6.6% | \$512,731 | \$501,061 | - 2.3% |
| Median Sales Price* | \$450,000 | \$440,000 | - 2.2% | \$426,429 | \$429,000 | + 0.6% |
| Percent of Original List Price Received* | 102.1% | 95.7% | - 6.3% | 102.7% | 94.3% | - 8.2% |
| Days on Market Until Sale | 20 | 52 | + 160.0% | 25 | 68 | + 172.0% |
| Inventory of Homes for Sale | 574 | 666 | + 16.0% | -- | -- | -- |
| Months Supply of Inventory | 2.5 | 3.4 | 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 – June 2023

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



Shackelford County

- 20.0%

Change in
New Listings

- 60.0%

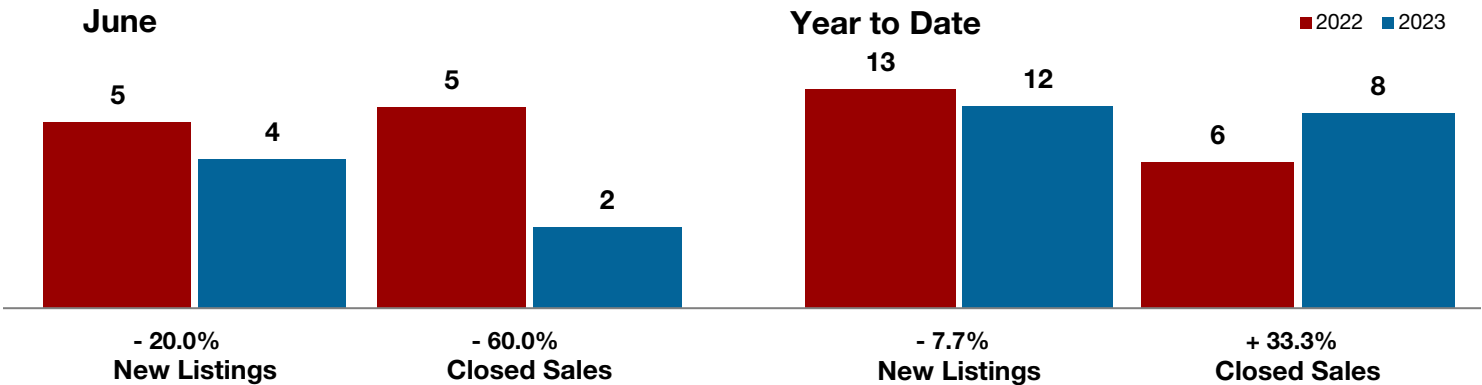
Change in
Closed Sales

- 23.7%

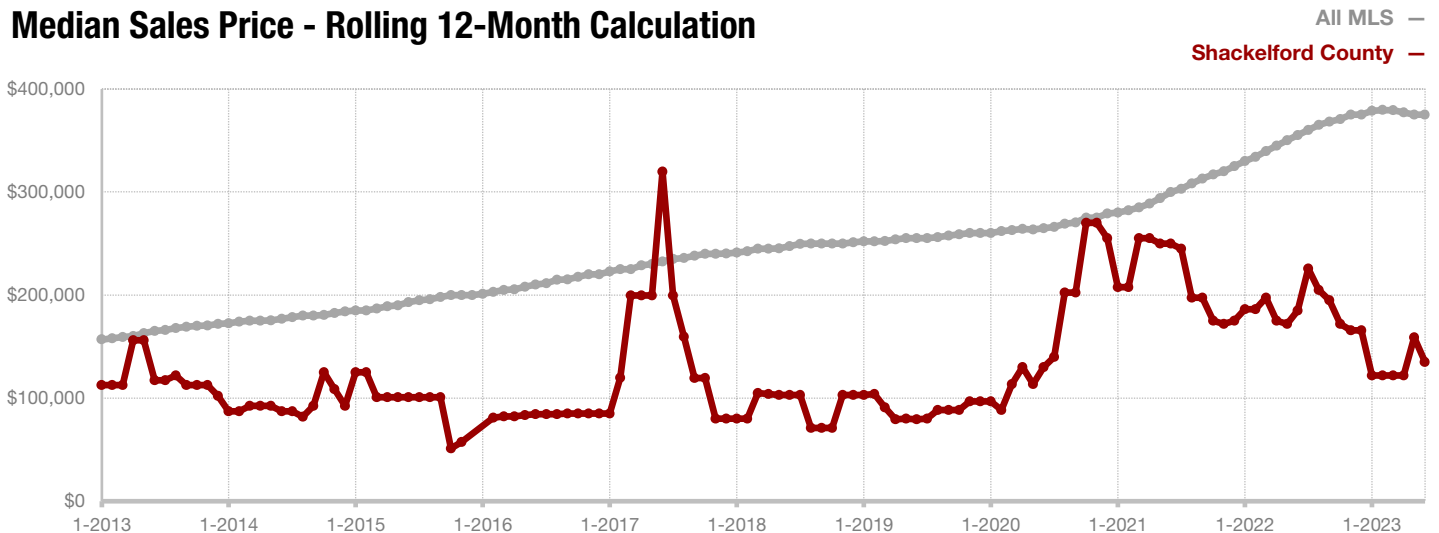
Change in
Median Sales Price

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 5 | 4 | - 20.0% | 13 | 12 | - 7.7% |
| Pending Sales | 2 | 2 | 0.0% | 8 | 7 | - 12.5% |
| Closed Sales | 5 | 2 | - 60.0% | 6 | 8 | + 33.3% |
| Average Sales Price* | \$332,520 | \$156,500 | - 52.9% | \$318,150 | \$152,563 | - 52.0% |
| Median Sales Price* | \$205,000 | \$156,500 | - 23.7% | \$225,650 | \$156,500 | - 30.6% |
| Percent of Original List Price Received* | 87.3% | 88.2% | + 1.0% | 89.3% | 78.1% | - 12.5% |
| Days on Market Until Sale | 74 | 26 | - 64.9% | 64 | 93 | + 45.3% |
| Inventory of Homes for Sale | 6 | 8 | + 33.3% | -- | -- | -- |
| Months Supply of Inventory | 3.6 | 4.4 | 0.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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+ 9.7%

Change in
New Listings

+ 5.1%

Change in
Closed Sales

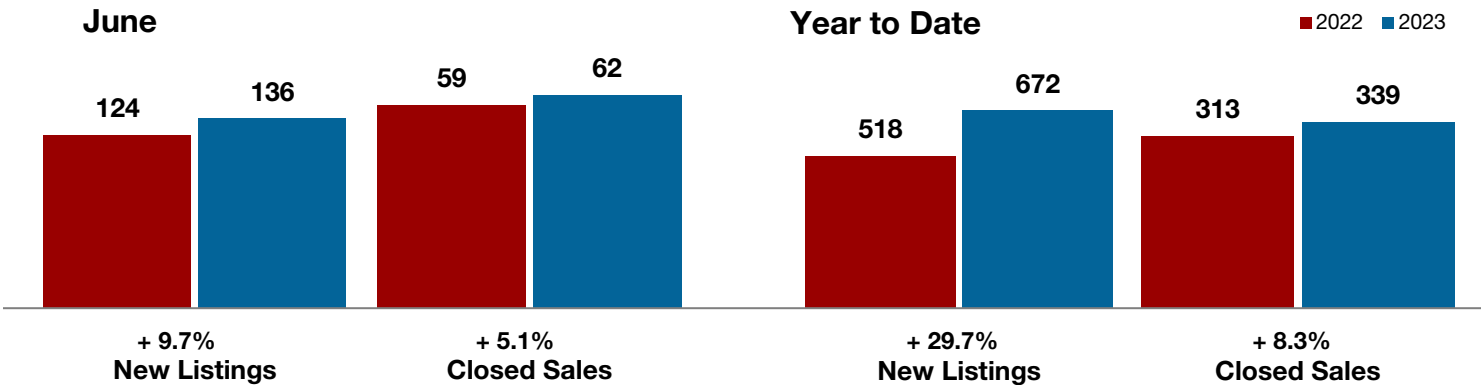
- 5.3%

Change in
Median Sales Price

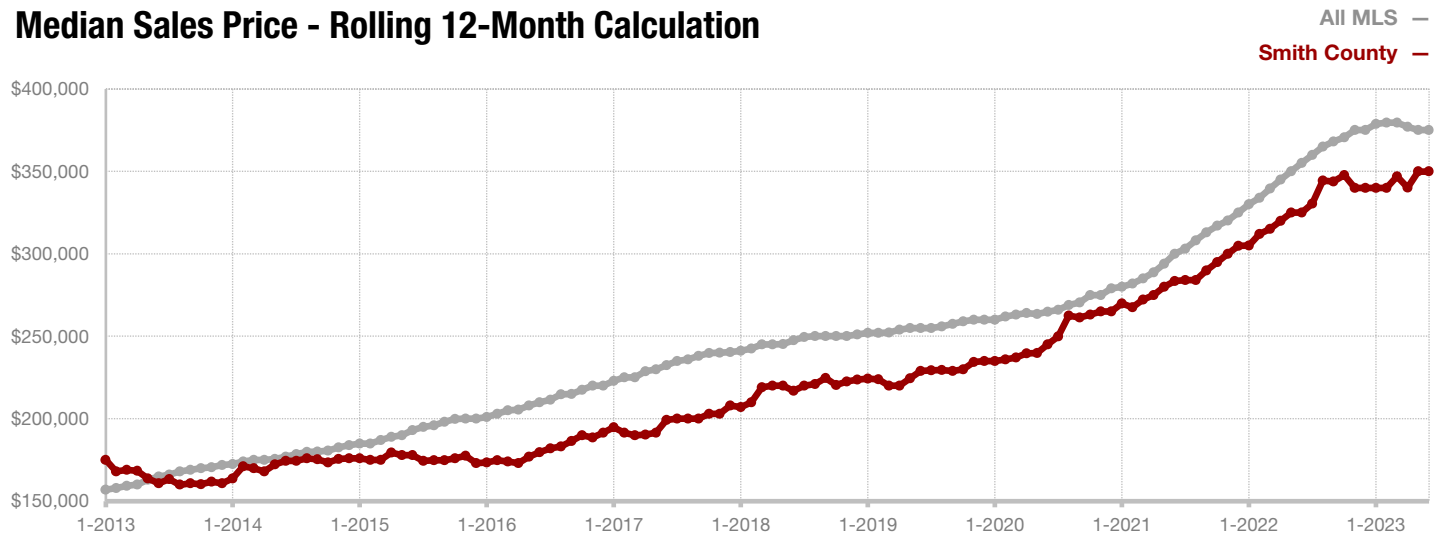
Smith County

| | June | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 124 | 136 | + 9.7% | 518 | 672 | + 29.7% |
| Pending Sales | 70 | 61 | - 12.9% | 342 | 367 | + 7.3% |
| Closed Sales | 59 | 62 | + 5.1% | 313 | 339 | + 8.3% |
| Average Sales Price* | \$443,828 | \$536,457 | + 20.9% | \$455,696 | \$424,715 | - 6.8% |
| Median Sales Price* | \$404,000 | \$382,450 | - 5.3% | \$330,000 | \$350,000 | + 6.1% |
| Percent of Original List Price Received* | 98.2% | 95.6% | - 2.6% | 98.5% | 94.8% | - 3.8% |
| Days on Market Until Sale | 25 | 44 | + 76.0% | 38 | 53 | + 39.5% |
| Inventory of Homes for Sale | 197 | 306 | + 55.3% | -- | -- | -- |
| Months Supply of Inventory | 3.2 | 5.4 | + 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 – June 2023

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- 40.7%

- 9.1%

- 6.4%

Change in
New Listings

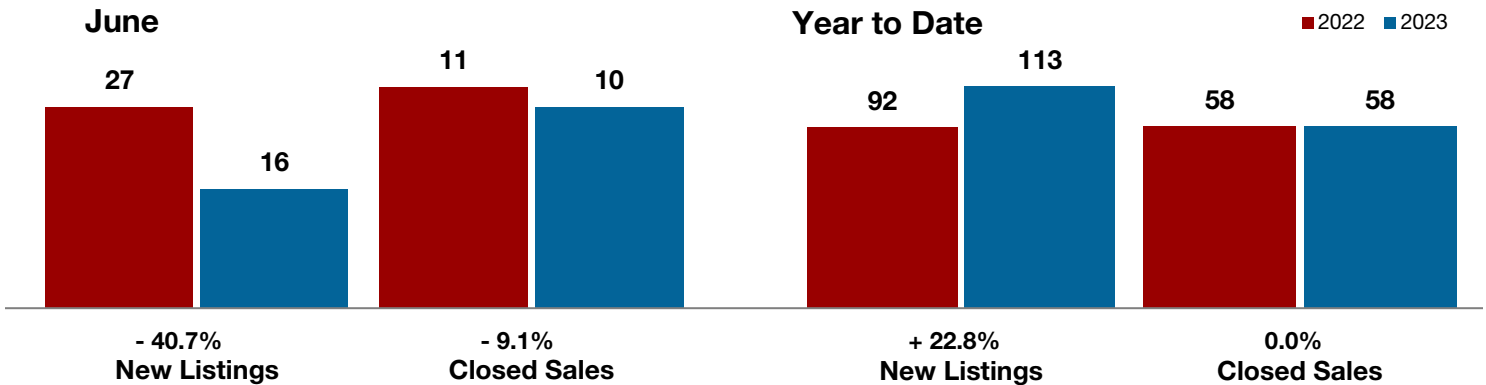
Change in
Closed Sales

Change in
Median Sales Price

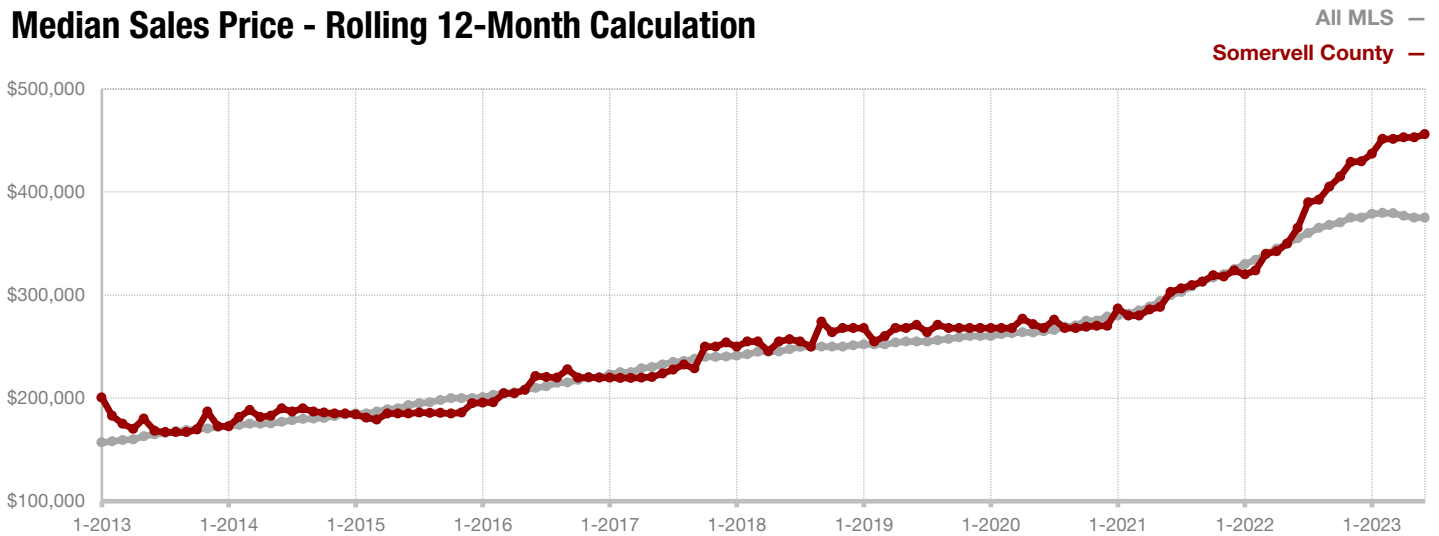
Somervell County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 27 | 16 | - 40.7% | 92 | 113 | + 22.8% |
| Pending Sales | 10 | 3 | - 70.0% | 58 | 57 | - 1.7% |
| Closed Sales | 11 | 10 | - 9.1% | 58 | 58 | 0.0% |
| Average Sales Price* | \$524,234 | \$436,550 | - 16.7% | \$424,163 | \$458,098 | + 8.0% |
| Median Sales Price* | \$496,650 | \$465,000 | - 6.4% | \$405,000 | \$459,500 | + 13.5% |
| Percent of Original List Price Received* | 99.4% | 92.9% | - 6.5% | 97.9% | 93.7% | - 4.3% |
| Days on Market Until Sale | 52 | 42 | - 19.2% | 38 | 70 | + 84.2% |
| Inventory of Homes for Sale | 39 | 66 | + 69.2% | -- | -- | -- |
| Months Supply of Inventory | 3.9 | 7.8 | + 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 – June 2023

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



- 55.6%

- 62.5%

+ 73.2%

Change in
New Listings

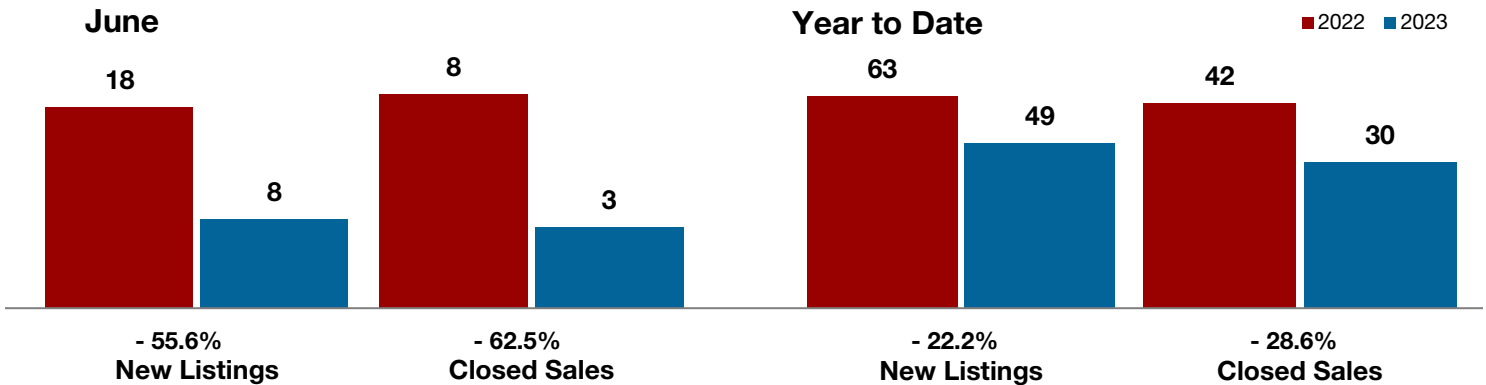
Change in
Closed Sales

Change in
Median Sales Price

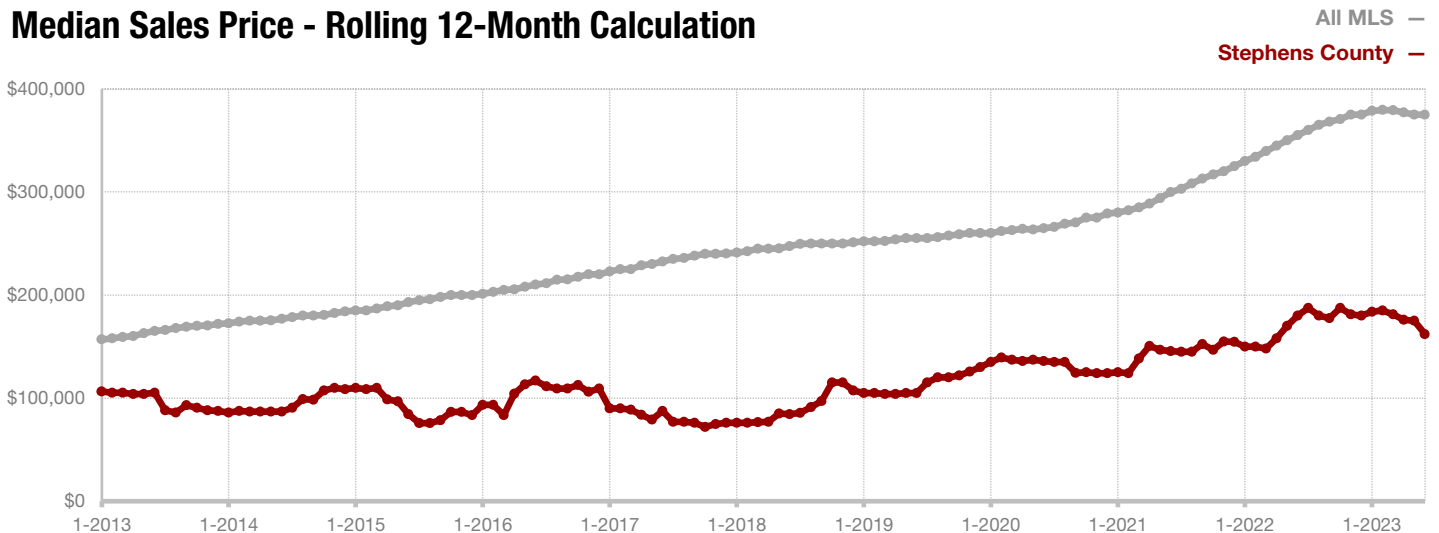
Stephens County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 18 | 8 | - 55.6% | 63 | 49 | - 22.2% |
| Pending Sales | 9 | 5 | - 44.4% | 43 | 34 | - 20.9% |
| Closed Sales | 8 | 3 | - 62.5% | 42 | 30 | - 28.6% |
| Average Sales Price* | \$535,188 | \$384,000 | - 28.2% | \$269,548 | \$190,633 | - 29.3% |
| Median Sales Price* | \$240,750 | \$417,000 | + 73.2% | \$198,750 | \$162,500 | - 18.2% |
| Percent of Original List Price Received* | 95.2% | 95.5% | + 0.3% | 94.7% | 88.8% | - 6.2% |
| Days on Market Until Sale | 47 | 53 | + 12.8% | 70 | 84 | + 20.0% |
| Inventory of Homes for Sale | 48 | 37 | - 22.9% | -- | -- | -- |
| Months Supply of Inventory | 6.3 | 5.8 | 0.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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Stonewall County

0.0%

Change in
New Listings

0.0%

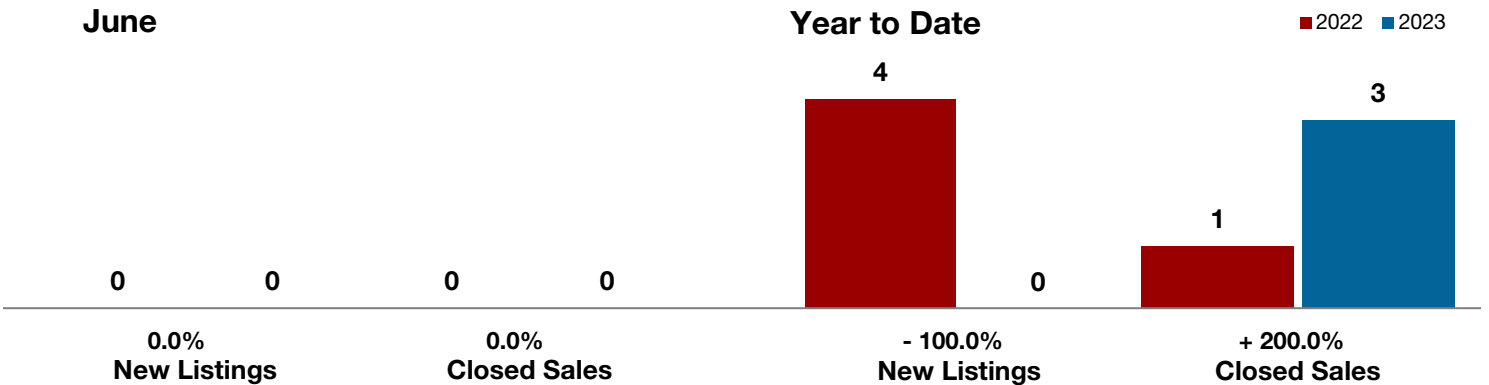
Change in
Closed Sales

--

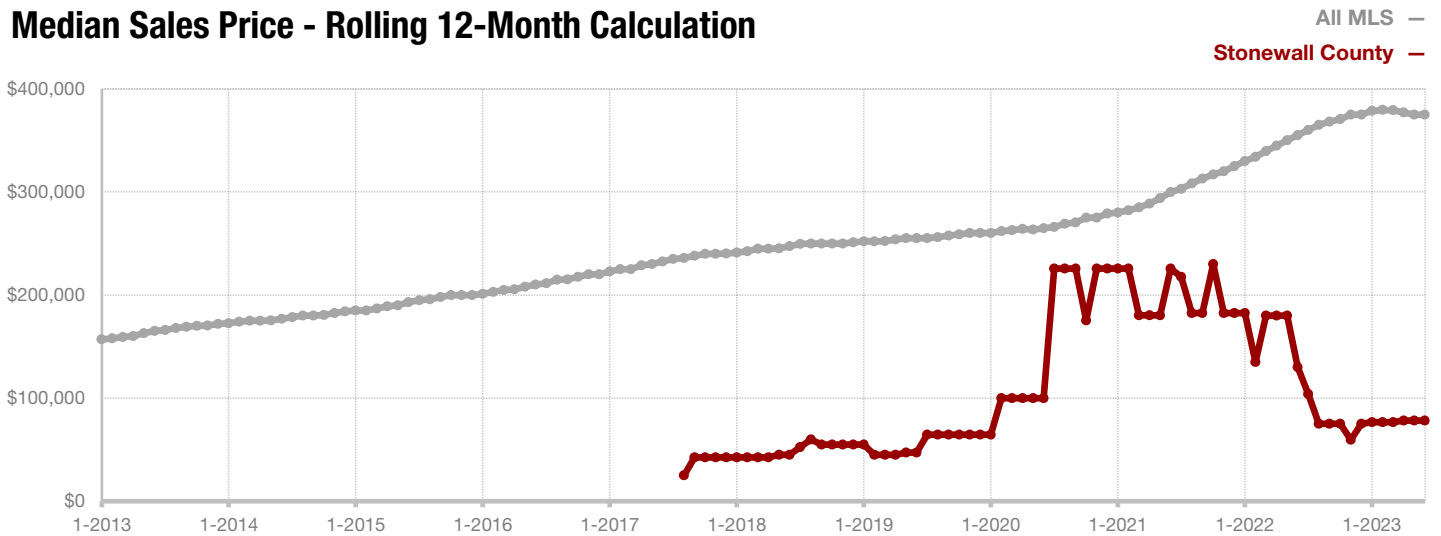
Change in
Median Sales Price

| | June | | | Year to Date | | |
|--|------|------------|---------|--------------|------------------|------------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 0 | 0 | 0.0% | 4 | 0 | - 100.0% |
| Pending Sales | 1 | 1 | 0.0% | 2 | 3 | + 50.0% |
| Closed Sales | 0 | 0 | 0.0% | 1 | 3 | + 200.0% |
| Average Sales Price* | -- | -- | -- | \$44,000 | \$181,167 | + 311.7% |
| Median Sales Price* | -- | -- | -- | \$44,000 | \$182,000 | + 313.6% |
| Percent of Original List Price Received* | -- | -- | -- | 67.7% | 91.4% | + 35.0% |
| Days on Market Until Sale | -- | -- | -- | 1 | 103 | + 10200.0% |
| Inventory of Homes for Sale | 2 | 1 | - 50.0% | -- | -- | -- |
| Months Supply of Inventory | 1.5 | 0.9 | - 50.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 22.6%

- 10.2%

- 4.3%

Change in
New Listings

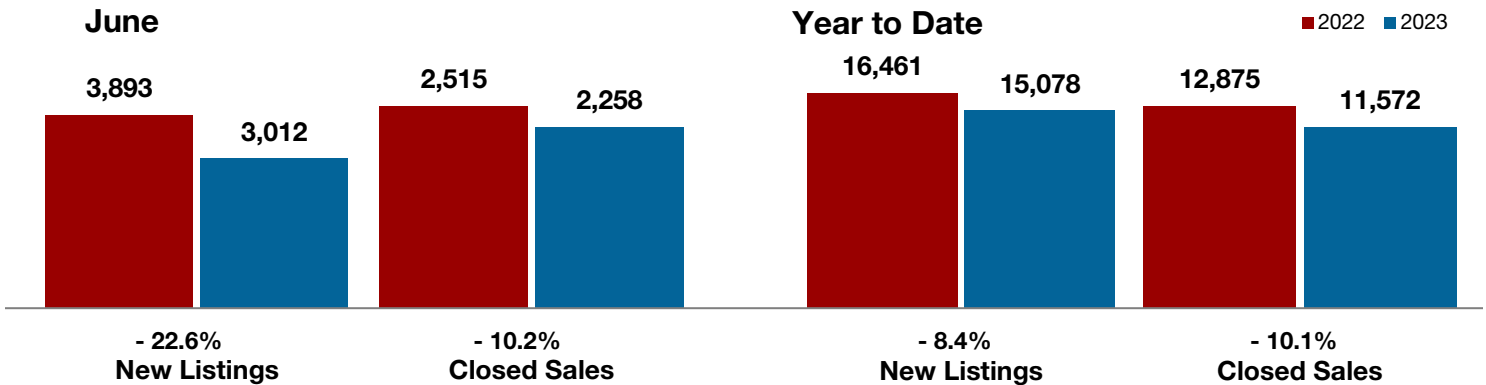
Change in
Closed Sales

Change in
Median Sales Price

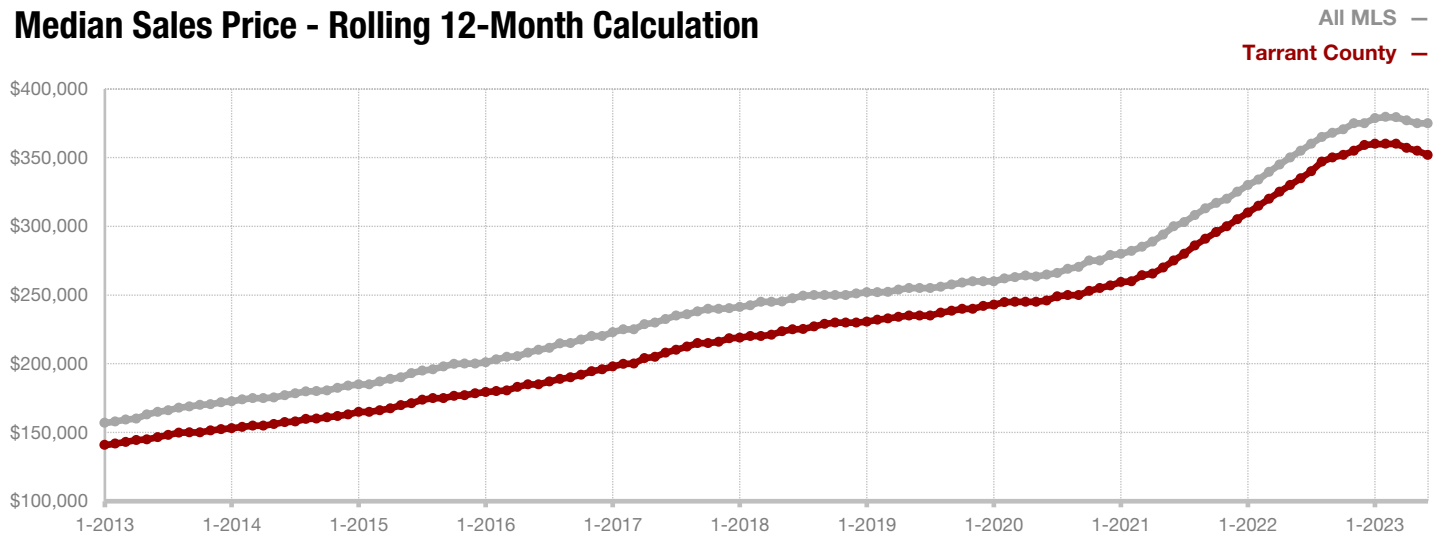
Tarrant County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 3,893 | 3,012 | - 22.6% | 16,461 | 15,078 | - 8.4% |
| Pending Sales | 2,361 | 2,106 | - 10.8% | 13,219 | 12,397 | - 6.2% |
| Closed Sales | 2,515 | 2,258 | - 10.2% | 12,875 | 11,572 | - 10.1% |
| Average Sales Price* | \$455,891 | \$447,273 | - 1.9% | \$427,009 | \$425,600 | - 0.3% |
| Median Sales Price* | \$376,200 | \$360,000 | - 4.3% | \$359,000 | \$348,000 | - 3.1% |
| Percent of Original List Price Received* | 103.2% | 98.1% | - 4.9% | 103.4% | 96.6% | - 6.6% |
| Days on Market Until Sale | 15 | 33 | + 120.0% | 18 | 44 | + 144.4% |
| Inventory of Homes for Sale | 3,982 | 4,188 | + 5.2% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 2.2 | 0.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 5.0%

Change in
New Listings

- 6.8%

Change in
Closed Sales

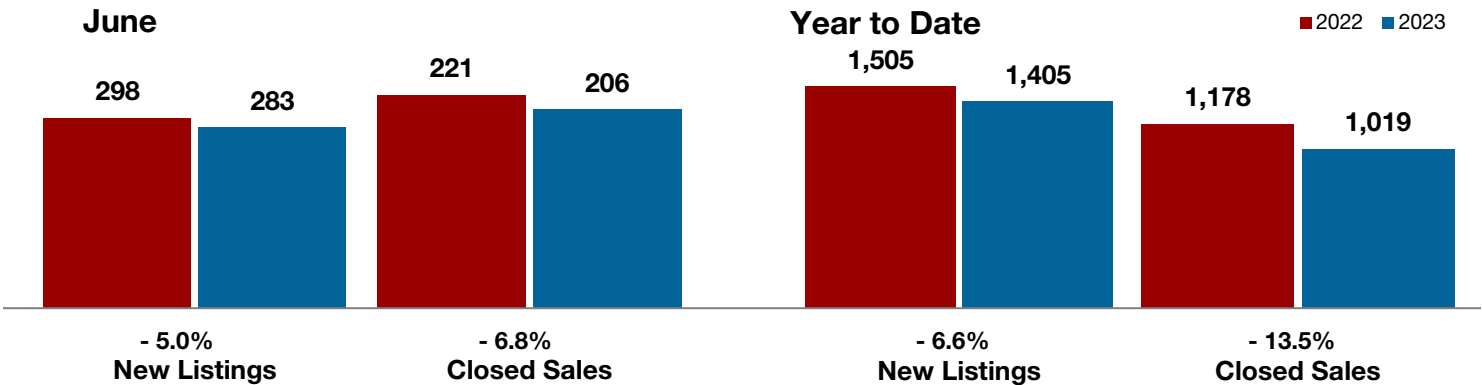
- 11.6%

Change in
Median Sales Price

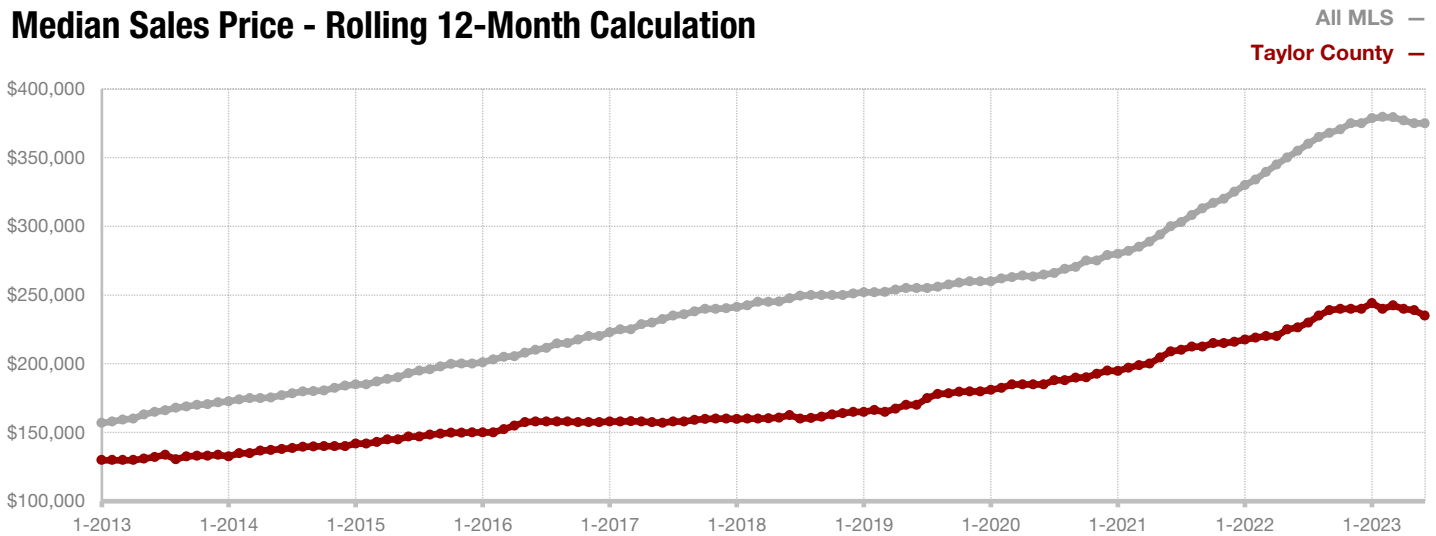
Taylor County

| | June | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 298 | 283 | - 5.0% | 1,505 | 1,405 | - 6.6% |
| Pending Sales | 220 | 147 | - 33.2% | 1,274 | 1,075 | - 15.6% |
| Closed Sales | 221 | 206 | - 6.8% | 1,178 | 1,019 | - 13.5% |
| Average Sales Price* | \$293,096 | \$261,280 | - 10.9% | \$263,295 | \$260,039 | - 1.2% |
| Median Sales Price* | \$260,000 | \$229,900 | - 11.6% | \$243,000 | \$230,000 | - 5.3% |
| Percent of Original List Price Received* | 99.3% | 96.5% | - 2.8% | 98.3% | 96.3% | - 2.0% |
| Days on Market Until Sale | 23 | 40 | + 73.9% | 27 | 52 | + 92.6% |
| Inventory of Homes for Sale | 368 | 530 | + 44.0% | -- | -- | -- |
| Months Supply of Inventory | 1.8 | 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 – June 2023

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- 14.3%

- 100.0%

--

Change in
New Listings

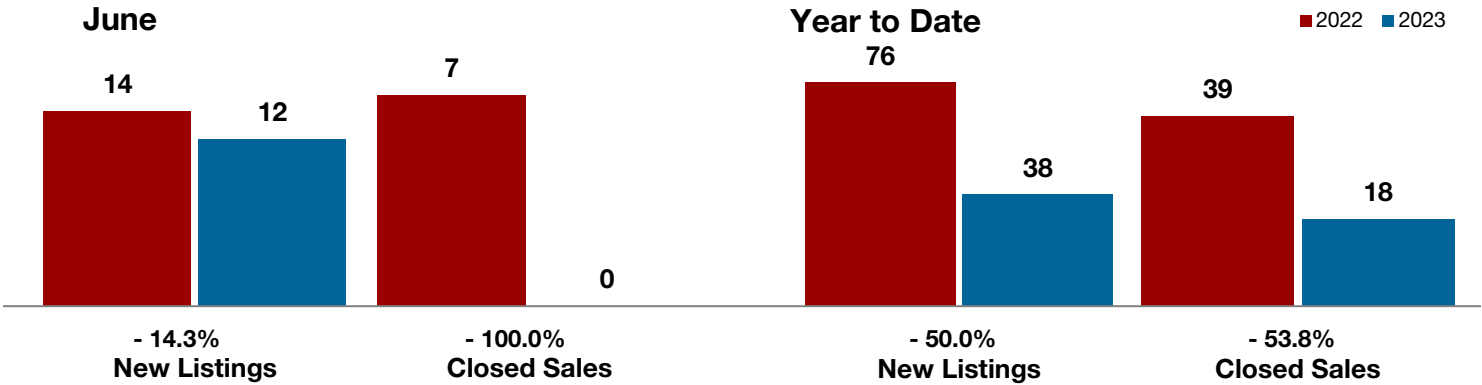
Change in
Closed Sales

Change in
Median Sales Price

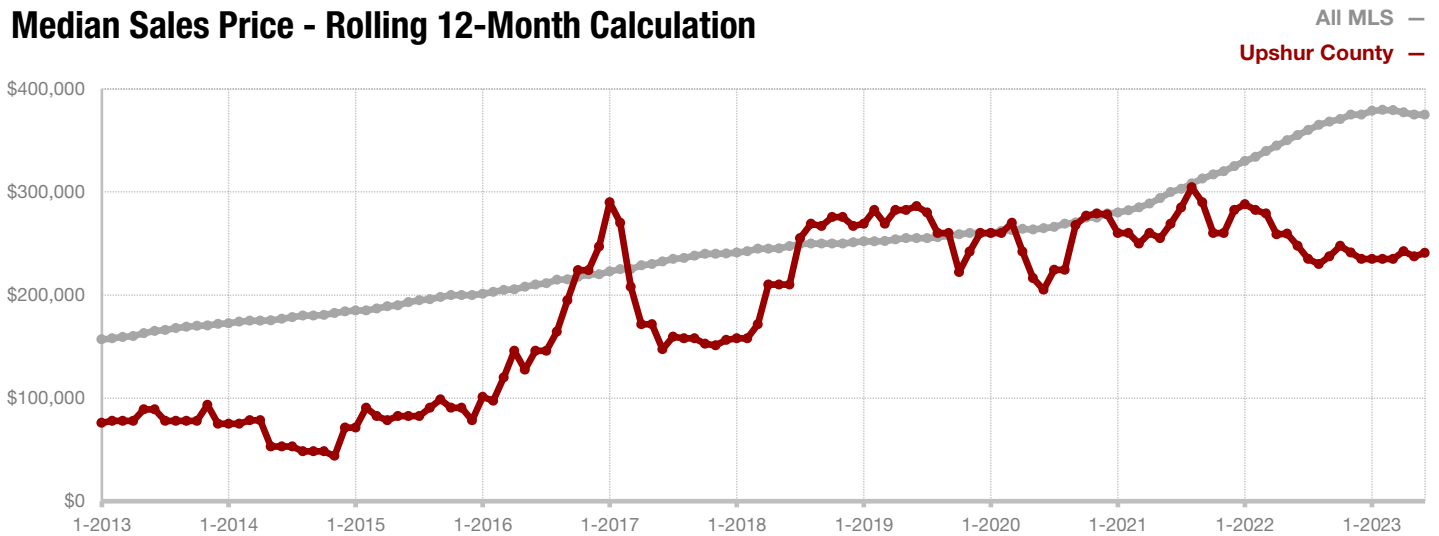
Upshur County

| | June | | | Year to Date | | |
|--|-----------|------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 14 | 12 | - 14.3% | 76 | 38 | - 50.0% |
| Pending Sales | 10 | 2 | - 80.0% | 47 | 20 | - 57.4% |
| Closed Sales | 7 | 0 | - 100.0% | 39 | 18 | - 53.8% |
| Average Sales Price* | \$204,271 | -- | -- | \$344,995 | \$316,106 | - 8.4% |
| Median Sales Price* | \$180,000 | -- | -- | \$224,250 | \$240,500 | + 7.2% |
| Percent of Original List Price Received* | 94.5% | -- | -- | 96.9% | 92.1% | - 5.0% |
| Days on Market Until Sale | 57 | -- | -- | 47 | 83 | + 76.6% |
| Inventory of Homes for Sale | 35 | 26 | - 25.7% | -- | -- | -- |
| Months Supply of Inventory | 5.7 | 5.6 | 0.0% | -- | -- | -- |

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – June 2023

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



- 29.7%

+ 19.6%

- 14.2%

Change in
New Listings

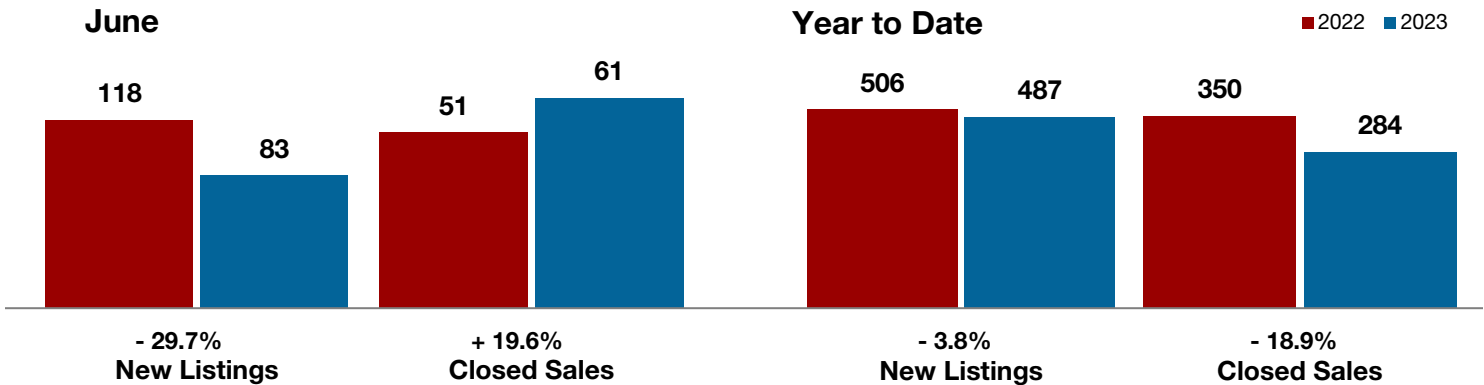
Change in
Closed Sales

Change in
Median Sales Price

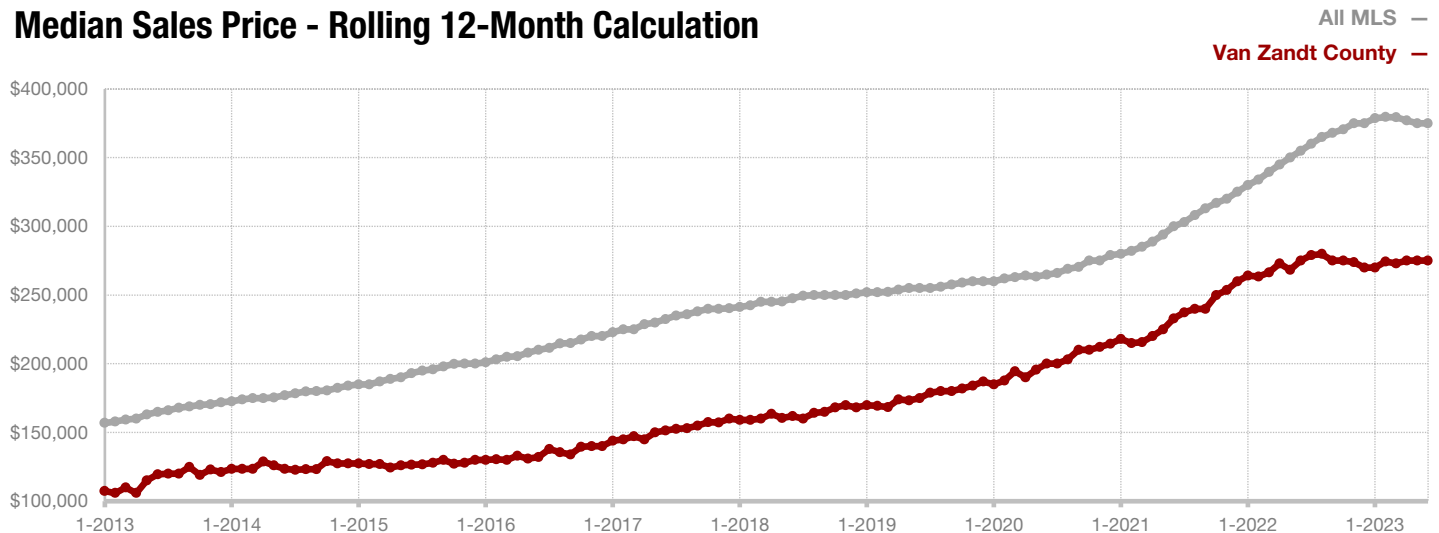
Van Zandt County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 118 | 83 | - 29.7% | 506 | 487 | - 3.8% |
| Pending Sales | 45 | 43 | - 4.4% | 332 | 291 | - 12.3% |
| Closed Sales | 51 | 61 | + 19.6% | 350 | 284 | - 18.9% |
| Average Sales Price* | \$553,755 | \$417,954 | - 24.5% | \$362,099 | \$334,964 | - 7.5% |
| Median Sales Price* | \$415,000 | \$356,250 | - 14.2% | \$286,500 | \$299,950 | + 4.7% |
| Percent of Original List Price Received* | 96.8% | 92.6% | - 4.3% | 95.9% | 93.2% | - 2.8% |
| Days on Market Until Sale | 35 | 83 | + 137.1% | 45 | 74 | + 64.4% |
| Inventory of Homes for Sale | 229 | 254 | + 10.9% | -- | -- | -- |
| Months Supply of Inventory | 4.0 | 5.4 | + 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 – June 2023

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



+ 8.2%

+ 21.6%

- 7.5%

Change in
New Listings

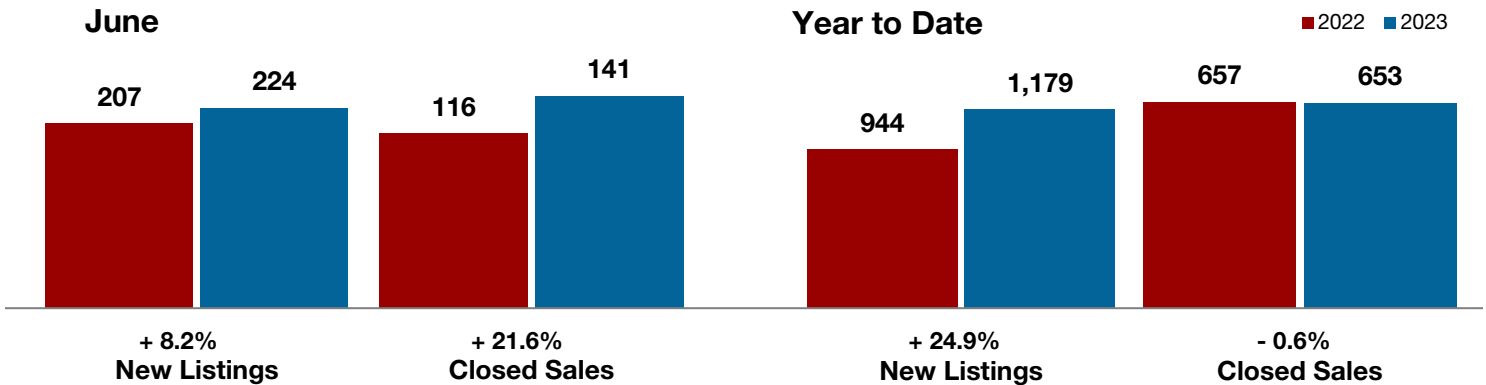
Change in
Closed Sales

Change in
Median Sales Price

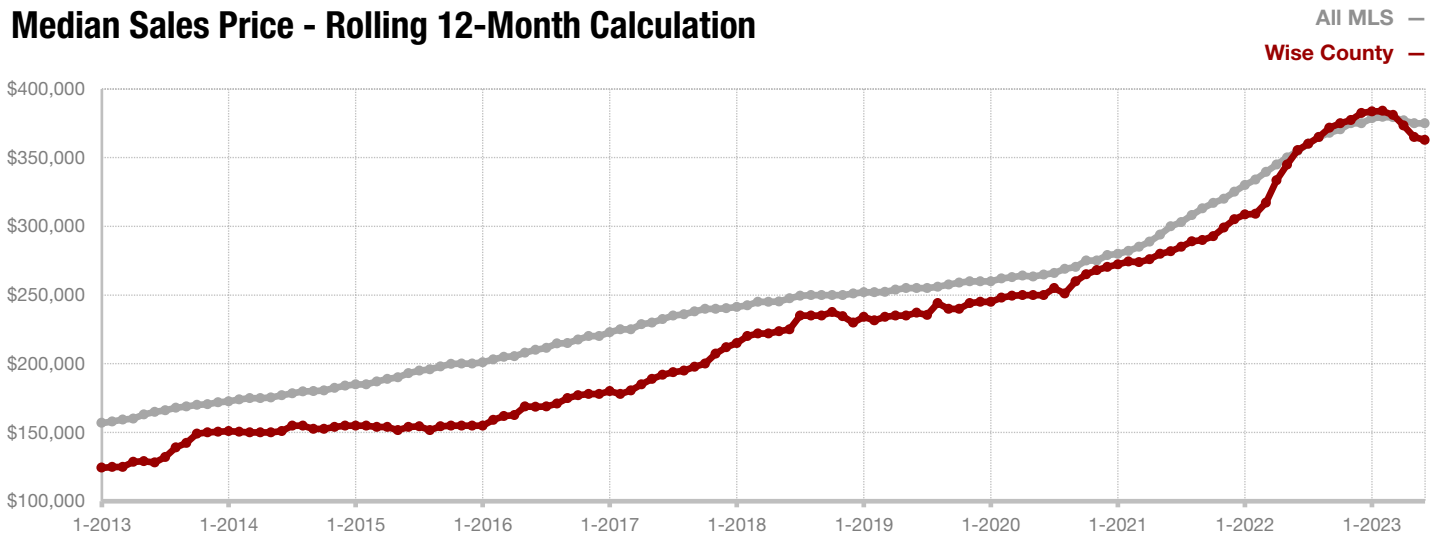
Wise County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 207 | 224 | + 8.2% | 944 | 1,179 | + 24.9% |
| Pending Sales | 107 | 123 | + 15.0% | 687 | 722 | + 5.1% |
| Closed Sales | 116 | 141 | + 21.6% | 657 | 653 | - 0.6% |
| Average Sales Price* | \$464,289 | \$435,832 | - 6.1% | \$422,141 | \$398,339 | - 5.6% |
| Median Sales Price* | \$405,400 | \$375,000 | - 7.5% | \$380,000 | \$352,880 | - 7.1% |
| Percent of Original List Price Received* | 100.4% | 97.4% | - 3.0% | 99.5% | 95.9% | - 3.6% |
| Days on Market Until Sale | 24 | 69 | + 187.5% | 30 | 65 | + 116.7% |
| Inventory of Homes for Sale | 303 | 578 | + 90.8% | -- | -- | -- |
| Months Supply of Inventory | 2.8 | 5.7 | + 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 – June 2023

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



- 4.3%

- 17.9%

- 7.9%

Change in
New Listings

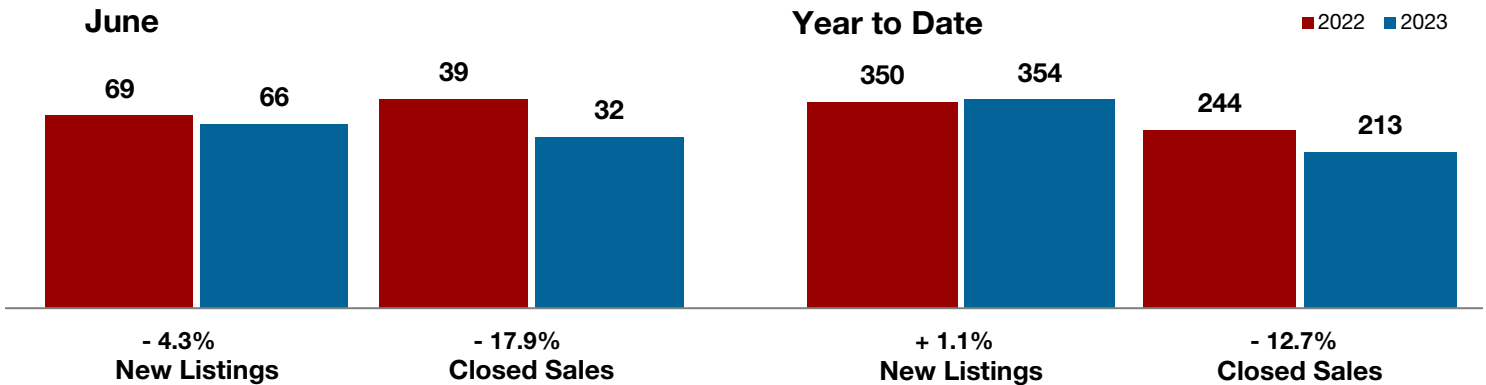
Change in
Closed Sales

Change in
Median Sales Price

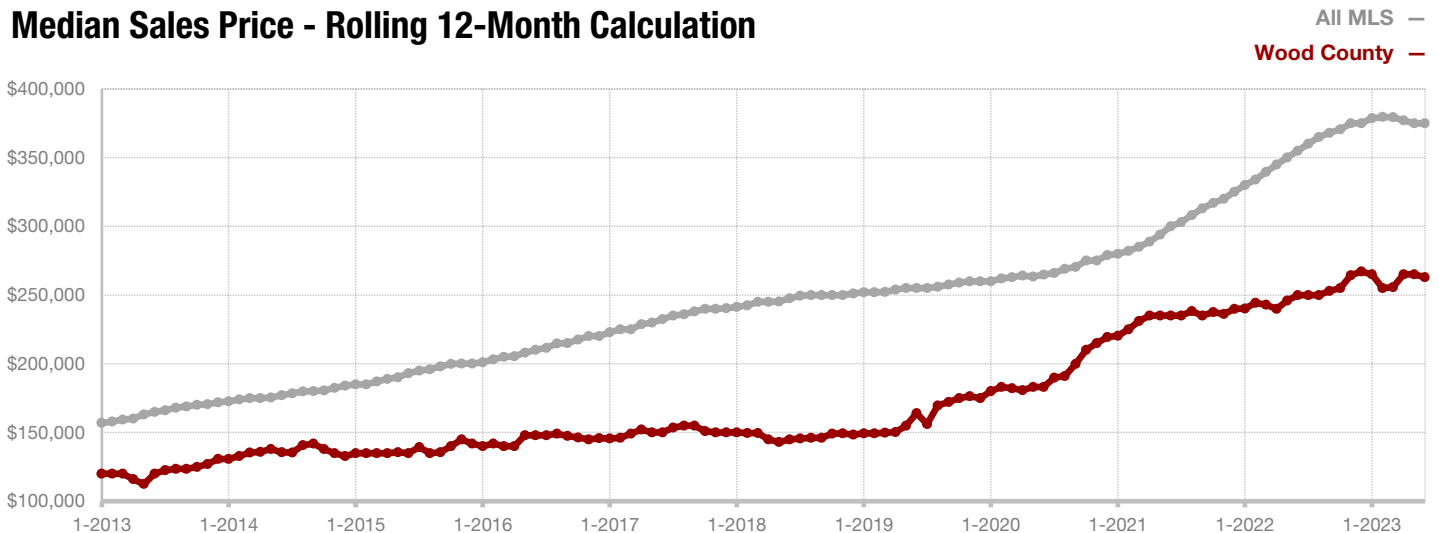
Wood County

| | June | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 69 | 66 | - 4.3% | 350 | 354 | + 1.1% |
| Pending Sales | 33 | 25 | - 24.2% | 229 | 219 | - 4.4% |
| Closed Sales | 39 | 32 | - 17.9% | 244 | 213 | - 12.7% |
| Average Sales Price* | \$312,453 | \$384,250 | + 23.0% | \$345,672 | \$327,873 | - 5.1% |
| Median Sales Price* | \$300,000 | \$276,250 | - 7.9% | \$265,000 | \$248,500 | - 6.2% |
| Percent of Original List Price Received* | 97.1% | 93.3% | - 3.9% | 96.9% | 93.4% | - 3.6% |
| Days on Market Until Sale | 27 | 82 | + 203.7% | 40 | 63 | + 57.5% |
| Inventory of Homes for Sale | 168 | 179 | + 6.5% | -- | -- | -- |
| Months Supply of Inventory | 4.0 | 5.3 | + 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 – June 2023

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



- 31.8%

- 46.2%

- 41.9%

Change in
New Listings

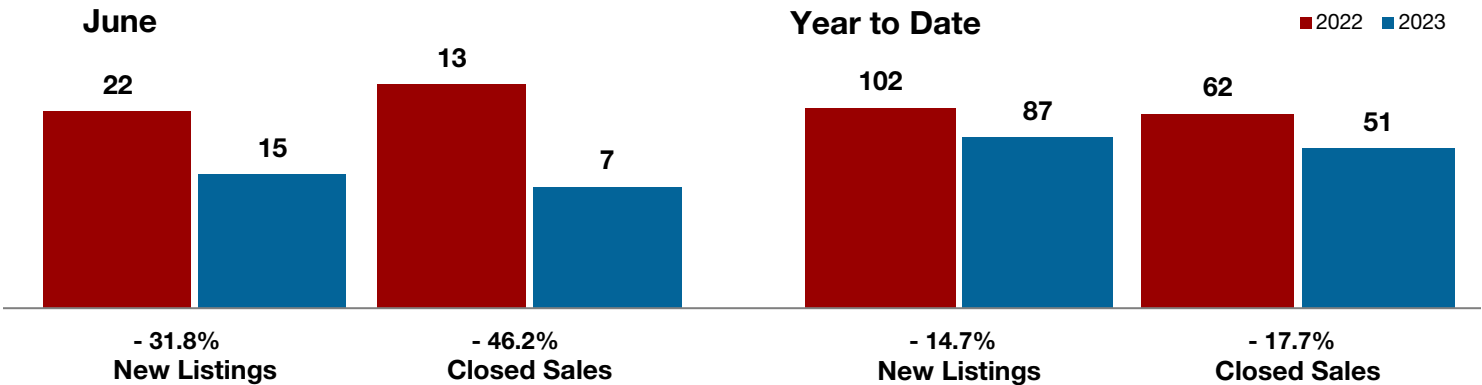
Change in
Closed Sales

Change in
Median Sales Price

Young County

| | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| New Listings | 22 | 15 | - 31.8% | 102 | 87 | - 14.7% |
| Pending Sales | 18 | 11 | - 38.9% | 78 | 56 | - 28.2% |
| Closed Sales | 13 | 7 | - 46.2% | 62 | 51 | - 17.7% |
| Average Sales Price* | \$196,496 | \$345,697 | + 75.9% | \$265,643 | \$577,490 | + 117.4% |
| Median Sales Price* | \$155,000 | \$90,000 | - 41.9% | \$189,000 | \$215,000 | + 13.8% |
| Percent of Original List Price Received* | 95.7% | 82.1% | - 14.2% | 94.0% | 91.2% | - 3.0% |
| Days on Market Until Sale | 43 | 49 | + 14.0% | 62 | 61 | - 1.6% |
| Inventory of Homes for Sale | 47 | 41 | - 12.8% | -- | -- | -- |
| Months Supply of Inventory | 3.7 | 4.1 | 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.



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