

Local Market Update – January 2024

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



+ 5.3%

+ 7.0%

+ 11.1%

Change in
New Listings

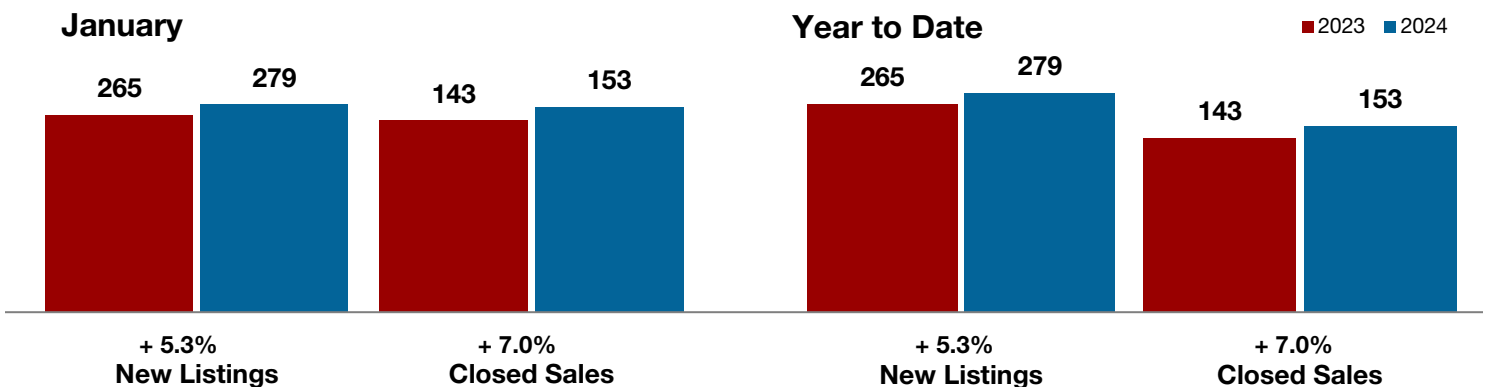
Change in
Closed Sales

Change in
Median Sales Price

Grayson County

	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	265	279	+ 5.3%	265	279	+ 5.3%
Pending Sales	210	160	- 23.8%	210	160	- 23.8%
Closed Sales	143	153	+ 7.0%	143	153	+ 7.0%
Average Sales Price*	\$328,722	\$380,577	+ 15.8%	\$328,722	\$380,577	+ 15.8%
Median Sales Price*	\$270,000	\$300,000	+ 11.1%	\$270,000	\$300,000	+ 11.1%
Percent of Original List Price Received*	91.0%	93.0%	+ 2.2%	91.0%	93.0%	+ 2.2%
Days on Market Until Sale	68	76	+ 11.8%	68	76	+ 11.8%
Inventory of Homes for Sale	772	823	+ 6.6%	--	--	--
Months Supply of Inventory	3.7	4.2	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

