

# Local Market Update – January 2024

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



**+ 59.4%**

**+ 56.3%**

**+ 25.8%**

Change in  
New Listings

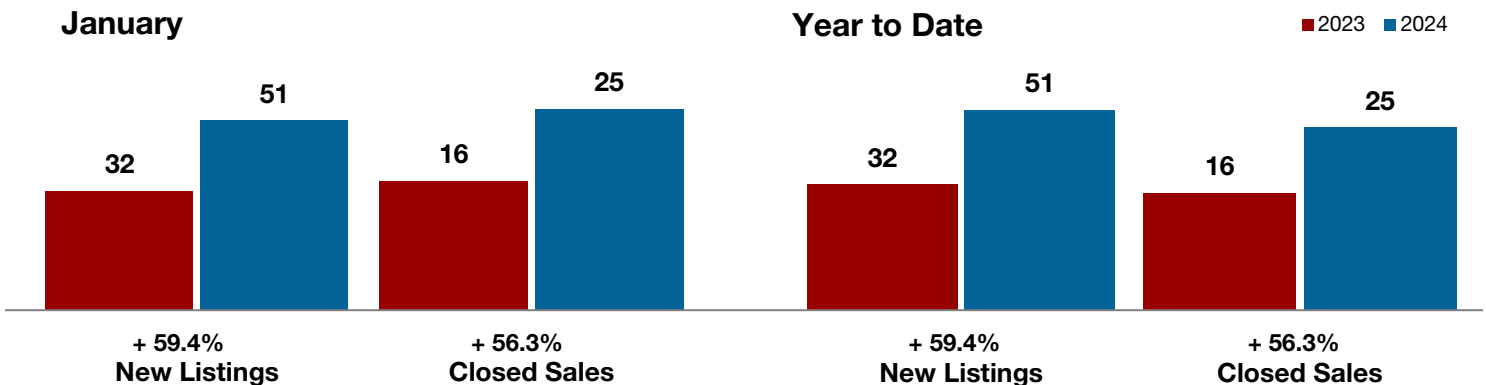
Change in  
Closed Sales

Change in  
Median Sales Price

## Lamar County

	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	32	51	+ 59.4%	32	51	+ 59.4%
Pending Sales	13	34	+ 161.5%	13	34	+ 161.5%
Closed Sales	16	25	+ 56.3%	16	25	+ 56.3%
Average Sales Price*	\$191,538	\$211,728	+ 10.5%	\$191,538	\$211,728	+ 10.5%
Median Sales Price*	\$151,000	\$190,000	+ 25.8%	\$151,000	\$190,000	+ 25.8%
Percent of Original List Price Received*	86.9%	87.9%	+ 1.2%	86.9%	87.9%	+ 1.2%
Days on Market Until Sale	57	66	+ 15.8%	57	66	+ 15.8%
Inventory of Homes for Sale	144	186	+ 29.2%	--	--	--
Months Supply of Inventory	6.0	6.7	+ 16.7%	--	--	--

\* 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

