

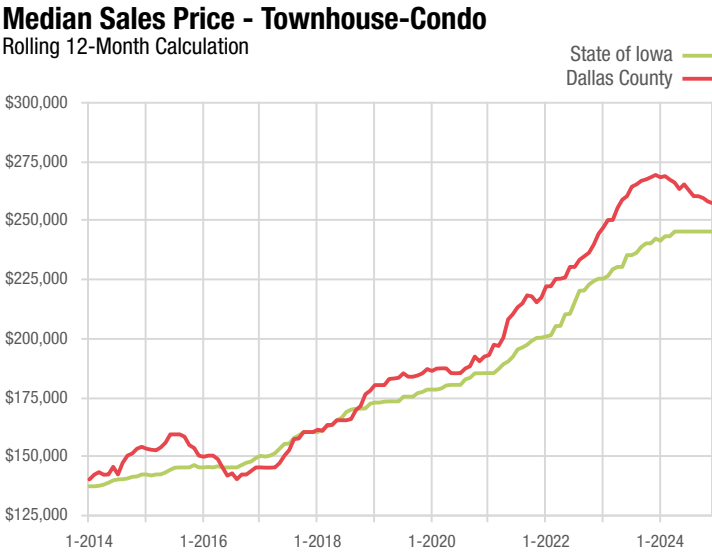
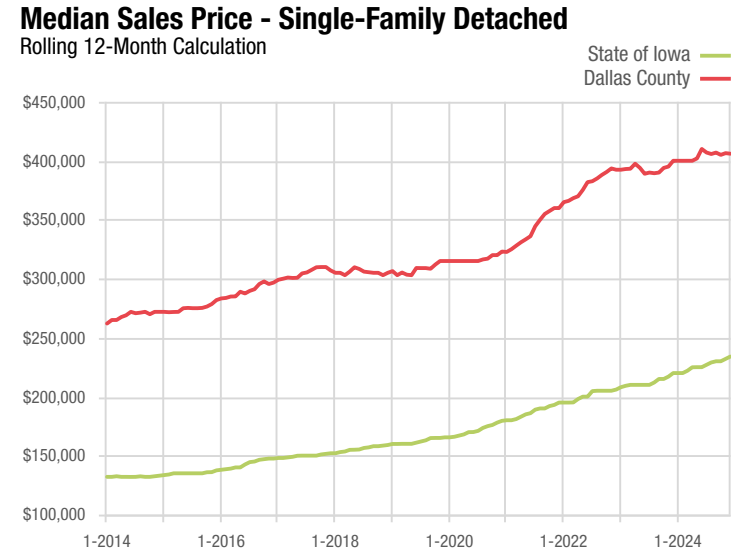


Dallas County

Single-Family Detached	December			Year to Date		
Key Metrics	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	113	103	- 8.8%	2,016	2,378	+ 18.0%
Pending Sales	105	92	- 12.4%	1,608	1,733	+ 7.8%
Closed Sales	98	138	+ 40.8%	1,557	1,709	+ 9.8%
Days on Market Until Sale	70	88	+ 25.7%	76	75	- 1.3%
Median Sales Price*	\$427,211	\$416,995	- 2.4%	\$399,990	\$406,000	+ 1.5%
Average Sales Price*	\$496,869	\$499,266	+ 0.5%	\$452,025	\$474,083	+ 4.9%
Percent of List Price Received*	100.0%	99.2%	- 0.8%	99.4%	99.2%	- 0.2%
Inventory of Homes for Sale	532	665	+ 25.0%	—	—	—
Months Supply of Inventory	4.0	4.6	+ 15.0%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	21	44	+ 109.5%	647	763	+ 17.9%
Pending Sales	34	33	- 2.9%	572	562	- 1.7%
Closed Sales	35	35	0.0%	565	562	- 0.5%
Days on Market Until Sale	64	60	- 6.3%	58	81	+ 39.7%
Median Sales Price*	\$263,990	\$256,990	- 2.7%	\$268,990	\$256,995	- 4.5%
Average Sales Price*	\$297,577	\$263,409	- 11.5%	\$281,416	\$273,759	- 2.7%
Percent of List Price Received*	99.0%	98.4%	- 0.6%	99.5%	98.5%	- 1.0%
Inventory of Homes for Sale	165	232	+ 40.6%	—	—	—
Months Supply of Inventory	3.5	5.0	+ 42.9%	—	—	—

* Does not account for seller concessions; % Change may be extreme due to small sample size.



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.