



Residential Resale

HOUSING MARKET UPDATE

May 2024

Austin and Surrounding Areas

Including Bell, Hays, Travis, and
Williamson Counties





Austin - Round Rock MSA**

Quick Look Market Report

May 2024



Months of Inventory

4.9

↑ 1.7 YoY



Active Listings

8,366

↑ 45.8% YoY



Closed Sales

2,240

↓ -3.2% YoY



Average Days on Market

42

↓ 5 day less YoY



Average Days to Close

30

unchanged YoY



Median Price

\$490,000

↑ 3.2% YoY

**Includes Bastrop, Caldwell, Hays, Travis, and Williamson Counties.

Source: Texas REALTORS®

Stats for Residential Resale Only.



Bell County Quick Look Market Report

May 2024



Months of Inventory

4.3

↑ 2.5 YoY



Active Listings

1,395

↑ 93.0% YoY



Closed Sales

356

↓ -24.6% YoY



Average Days on Market

61

↑ 23 days more YoY



Average Days to Close

29

↓ 1 day less YoY



Median Price

\$269,000

↑ 2.0% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Hays County Quick Look Market Report

May 2024



Months of Inventory

5.7

↑ 2.4 YoY



Active Listings

1,062

↑ 60.4% YoY



Closed Sales

257

↑ 2.0% YoY



Average Days on Market

54

↑ 3 days more YoY



Average Days to Close

32

unchanged YoY



Median Price

\$455,000

↑ 12.1% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Travis County Quick Look Market Report

May 2024



Source: Texas REALTORS®
Stats for Residential Resale Only.



Williamson County Quick Look Market Report

May 2024



Months of Inventory

3.7

↑ 1.1 YoY



Active Listings

2,043

↑ 32.9% YoY



Closed Sales

699

↓ -3.7% YoY



Average Days on Market

41

↓ 9 day less YoY



Average Days to Close

29

↓ 2 days less YoY



Median Price

\$435,000

↑ 0.5% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Austin Quick Look Market Report

May 2024



Months of Inventory

4.9

↑ 1.7 YoY



Active Listings

3,172

↑ 48.1% YoY



Closed Sales

856

↓ -4.0% YoY



Average Days on Market

35

↓ 2 day less YoY



Average Days to Close

29

↓ 1 day less YoY



Median Price

\$559,500

↑ 2.7% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Buda

Quick Look Market Report

May 2024



Months of Inventory

4.6

↑ 2.8 YoY



Active Listings

48

↑ 108.7% YoY



Closed Sales

5

↓ -64.3% YoY



Average Days on Market

33

↓ 8 days less YoY



Average Days to Close

36

↑ 3 days more YoY



Median Price

\$325,000

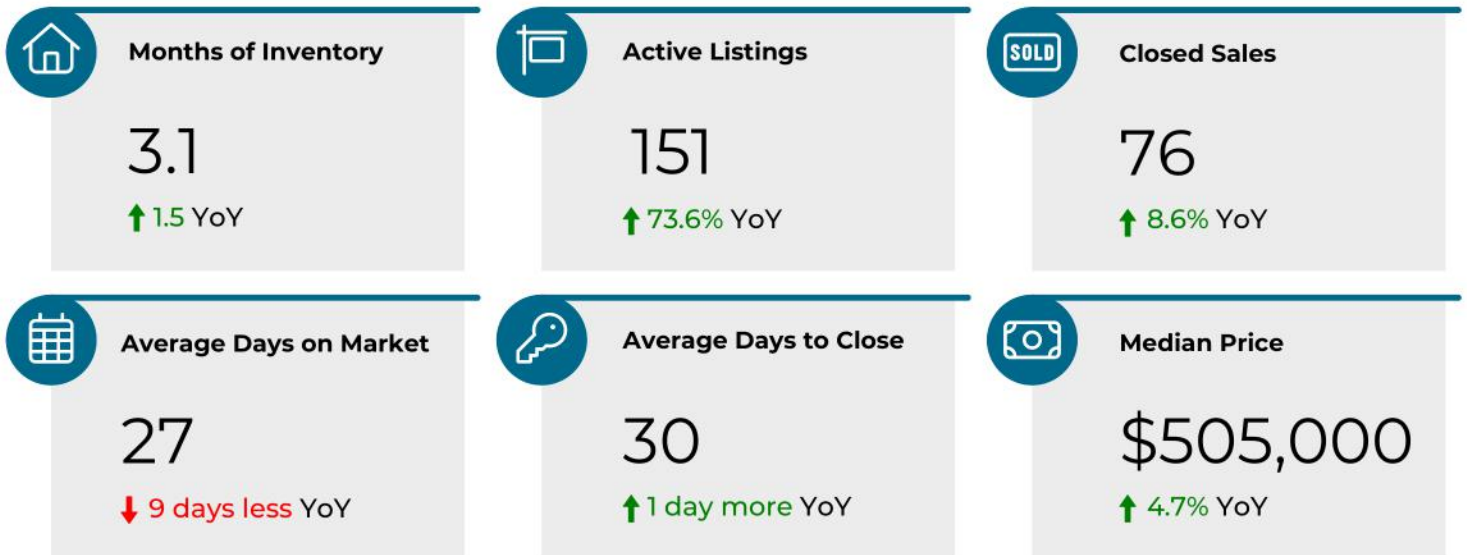
↓ -24.4% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Cedar Park Quick Look Market Report

May 2024

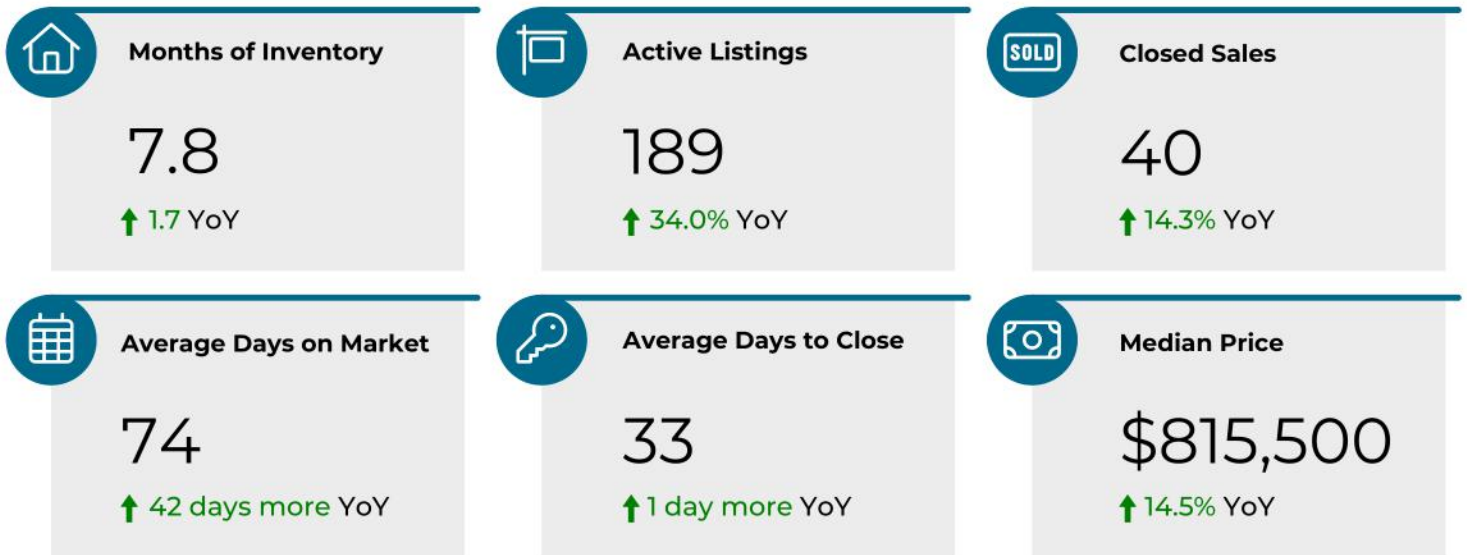


Source: Texas REALTORS®
Stats for Residential Resale Only.
Image courtesy of the City of Cedar Park.



Dripping Springs (78620)* Quick Look Market Report

May 2024



Source: Texas REALTORS®
Stats for Residential Resale Only.
*Based on zip code



Elgin

Quick Look Market Report

May 2024

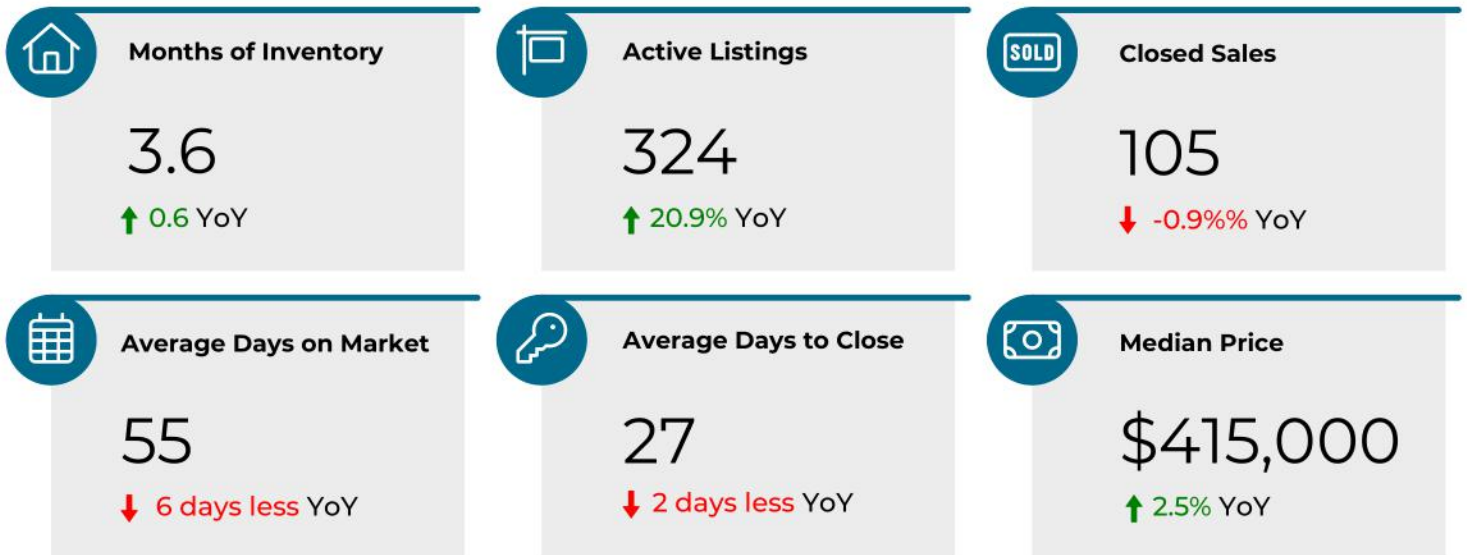


Source: Texas REALTORS®
Stats for Residential Resale Only.



Georgetown Quick Look Market Report

May 2024



Source: Texas REALTORS®
Stats for Residential Resale Only.



Hutto

Quick Look Market Report

May 2024



Months of Inventory

3.1

↑ 2.0 YoY



Active Listings

86

↑ 120.5% YoY



Closed Sales

32

↓ -34.7% YoY



Average Days on Market

38

↓ 28 days less YoY



Average Days to Close

27

↓ 2 days less YoY



Median Price

\$350,000

↓ -5.4% YoY

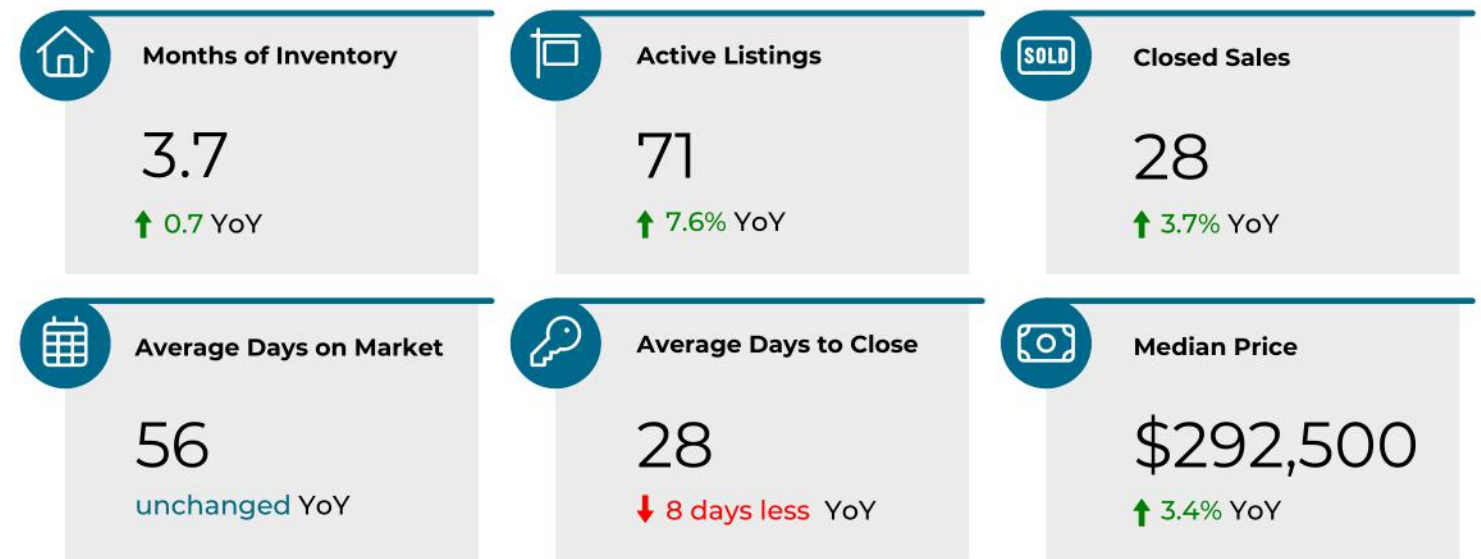
Source: Texas REALTORS®
Stats for Residential Resale Only.



Jarrell (76537)*

Quick Look Market Report

May 2024



Source: Texas REALTORS®
Stats for Residential Resale Only.
*Based on zip code



Kyle (78640)*

Quick Look Market Report

May 2024



Months of Inventory

4.3

↑ 2.0 YoY



Active Listings

213

↑ 69.1% YoY



Closed Sales

63

↓ -16.0% YoY



Average Days on Market

39

↓ 27 days less YoY



Average Days to Close

30

unchanged YoY



Median Price

\$324,500

↓ -3.1% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.
*Based on zip code



Lago Vista

Quick Look Market Report

May 2024



Months of Inventory

11.3

↑ 5.2 YoY



Active Listings

212

↑ 76.7% YoY



Closed Sales

21

↓ -8.7% YoY



Average Days on Market

51

↓ 40 days less YoY



Average Days to Close

27

↓ 2 days less YoY



Median Price

\$545,000

↑ 28.2% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Lakeway

Quick Look Market Report

May 2024



Months of Inventory

7.1

↑ 3.1 YoY



Active Listings

177

↑ 60.9% YoY



Closed Sales

34

↑ 0.0% YoY



Average Days on Market

49

↓ 24 days less YoY



Average Days to Close

28

↓ 4 days less YoY



Median Price

\$662,500

↓ -19.5% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Leander Quick Look Market Report

May 2024



Months of Inventory

3.5

↑ 1.2 YoY



Active Listings

167

↑ 31.5% YoY



Closed Sales

48

↓ -32.4% YoY



Average Days on Market

32

↓ 9 days less YoY



Average Days to Close

30

↓ 3 days less YoY



Median Price

\$429,750

↓ -8.6% YoY

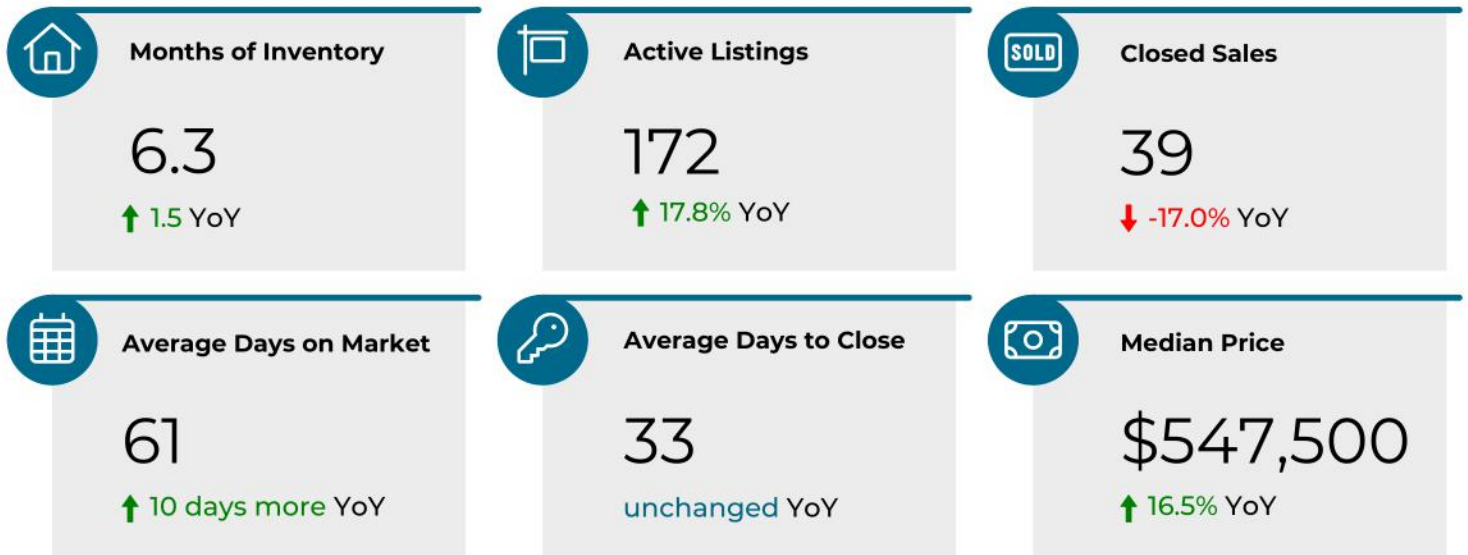
Source: Texas REALTORS®
Stats for Residential Resale Only.
Photo Source: City of Leander Facebook



Liberty Hill (78642)*

Quick Look Market Report

May 2024



Source: Texas REALTORS®
Stats for Residential Resale Only.
*Based on zip code



Manor

Quick Look Market Report

May 2024



Months of Inventory

3.6

↑ 1.4 YoY



Active Listings

51

↑ 34.2% YoY



Closed Sales

26

↑ 18.2% YoY



Average Days on Market

30

↓ 26 days less YoY



Average Days to Close

31

↑ 2 days more YoY



Median Price

\$310,000

↓ -5.1% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Marble Falls

Quick Look Market Report

May 2024



Months of Inventory

7.5

↑ 4.4 YoY



Active Listings

30

↑ 100.0% YoY



Closed Sales

6

↑ 100.0% YoY



Average Days on Market

48

↓ 3 days less YoY



Average Days to Close

34

↑ 10 days more YoY



Median Price

\$519,500

↑ 23.7% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Pflugerville

Quick Look Market Report

May 2024



Months of Inventory

3.1

↑ 1.4 YoY



Active Listings

136

↑ 58.1% YoY



Closed Sales

46

↓ -43.2% YoY



Average Days on Market

34

↓ 8 days less YoY



Average Days to Close

27

↓ 3 days less YoY



Median Price

\$389,950

↓ -2.5% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Round Rock

Quick Look Market Report

May 2024



Months of Inventory

2.7

↑ 0.5 YoY



Active Listings

242

↑ 19.8% YoY



Closed Sales

129

↑ 24.0% YoY



Average Days on Market

26

↓ 28 days less YoY



Average Days to Close

29

↓ 2 days less YoY



Median Price

\$454,000

↑ 10.7% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.

CHECK BACK NEXT MONTH!

Reach out to one of our business
development representatives if you
have questions!

Convenient Central Texas Locations

6th and Lamar

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(512) 478-6038 fax

Barton Oaks

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Austin, TX 78746
(512) 472-9231 main
(512) 472-3101 fax

Cedar Park at

James Avery Plaza
6300 183A Frontage Rd
Ste 280
Cedar Park, TX 78641
(512) 254-7678 main

Lake Travis – 620

1313 Ranch Rd 620 S
Ste 101
Lakeway, TX 78734
(512) 263-5651 main
(512) 263-5800 fax

Round Rock – City Centre

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Round Rock, TX 78664
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Steck and Mopac

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