



Residential Resale

HOUSING MARKET UPDATE

July 2024

Austin and Surrounding Areas

Including Bell, Hays, Travis, and
Williamson Counties



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Austin - Round Rock MSA**

Quick Look Market Report

July 2024



Months of Inventory

5.2

↑ 1.5 YoY



Active Listings

8,733

↑ 34.7% YoY



Closed Sales

1,955

↑ 0.4% YoY



Average Days on Market

49

↑ 7 days more YoY



Average Days to Close

30

↓ 1 day less YoY



Median Price

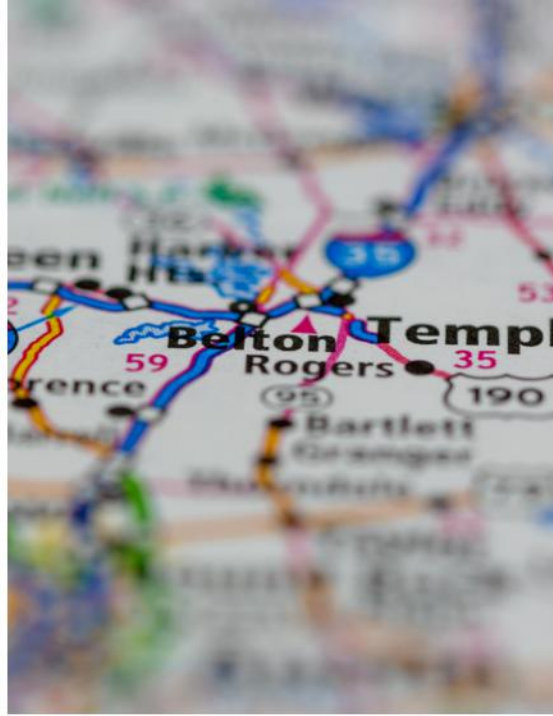
\$468,250

↓ -0.3% YoY

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

Source: Texas REALTORS®

Stats for Residential Resale Only.



Bell County Quick Look Market Report

July 2024



Months of Inventory

4.5

↑ 2.2 YoY



Active Listings

1,417

↑ 60.1% YoY



Closed Sales

372

↓ -5.3% YoY



Average Days on Market

55

↑ 17 days more YoY



Average Days to Close

30

unchanged YoY



Median Price

\$265,000

↑ 2.0% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Hays County Quick Look Market Report

July 2024

 **Months of Inventory**

5.9

↑ 1.8 YoY

 **Active Listings**

1,109

↑ 40.4% YoY

 **Closed Sales**

238

↑ 15.5% YoY

 **Average Days on Market**

52

↑ 10 days more YoY

 **Average Days to Close**

30

unchanged YoY

 **Median Price**

\$392,500

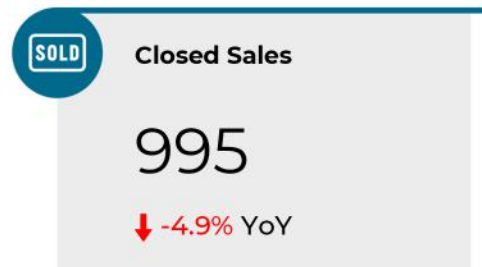
↓ -0.4% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Travis County Quick Look Market Report

July 2024



Source: Texas REALTORS®
Stats for Residential Resale Only.



Williamson County Quick Look Market Report

July 2024

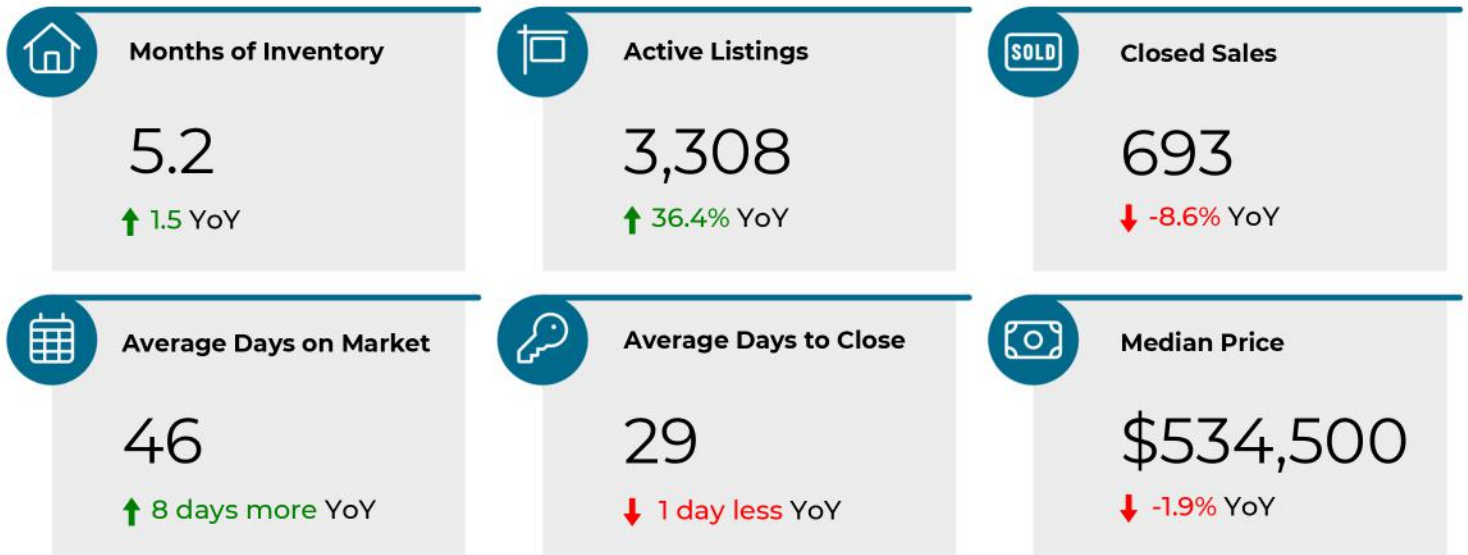


Source: Texas REALTORS®
Stats for Residential Resale Only.



Austin Quick Look Market Report

July 2024



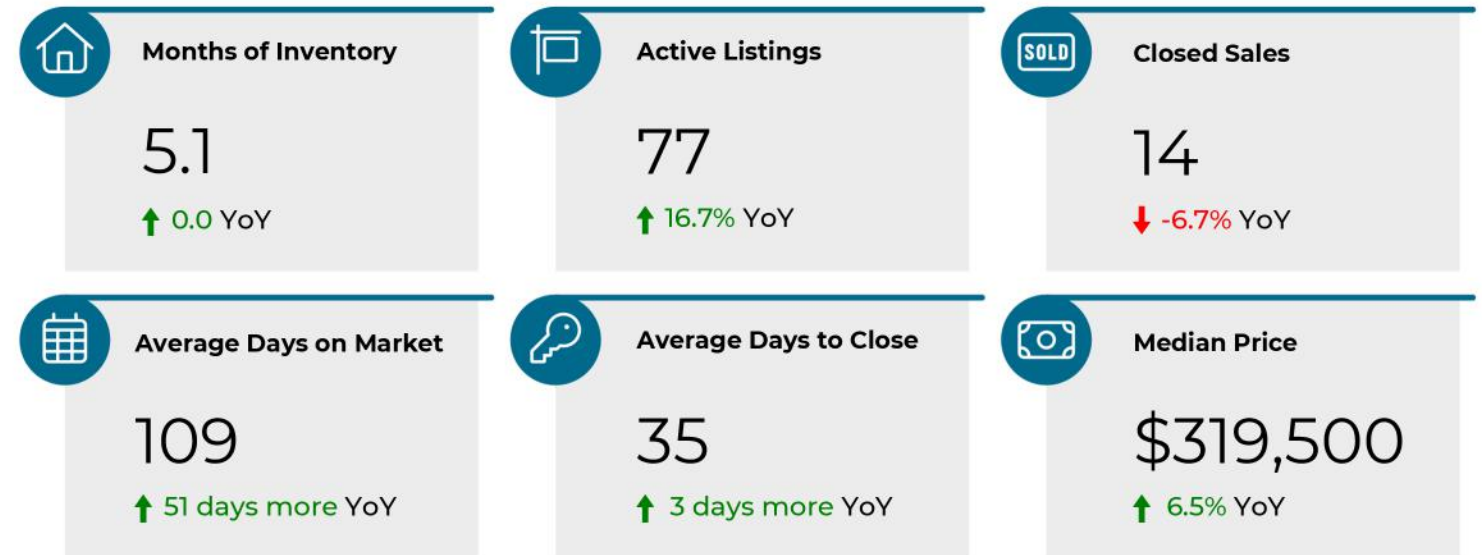
Source: Texas REALTORS®
Stats for Residential Resale Only.



Bastrop

Quick Look Market Report

July 2024



Source: Texas REALTORS®
Stats for Residential Resale Only.



Buda

Quick Look Market Report

July 2024



Months of Inventory

4.4

↑ 1.9 YoY



Active Listings

46

↑ 48.4% YoY



Closed Sales

14

↑ 7.7% YoY



Average Days on Market

50

unchanged YoY



Average Days to Close

26

↓ 11 days less YoY



Median Price

\$362,500

↓ -12.7% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Cedar Park Quick Look Market Report

July 2024



Months of Inventory

3.5

↑ 1.6 YoY



Active Listings

162

↑ 58.8% YoY



Closed Sales

52

↓ -20.0% YoY



Average Days on Market

34

↑ 1 day more YoY



Average Days to Close

29

↓ 5 days less YoY



Median Price

\$454,900

↓ -3.2% YoY

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



Dripping Springs (78620)* Quick Look Market Report

July 2024



Months of Inventory

6.7

↓ -0.8 YoY



Active Listings

167

↓ -2.9% YoY



Closed Sales

32

↑ 14.3% YoY



Average Days on Market

56

↓ 6 days less YoY



Average Days to Close

30

↑ 3 days more YoY



Median Price

\$719,900

↑ 11.7% YoY

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



Elgin

Quick Look Market Report

July 2024



Months of Inventory

7.7

↑ 4.6 YoY



Active Listings

53

↑ 96.3% YoY



Closed Sales

10

↑ 42.9% YoY



Average Days on Market

50

↓ 21 days less YoY



Average Days to Close

26

↓ 4 days less YoY



Median Price

\$285,000

↓ -7.5% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Georgetown Quick Look Market Report

July 2024



Months of Inventory

3.8

↑ 0.6 YoY



Active Listings

338

↑ 17.8% YoY



Closed Sales

93

↓ -7.0% YoY



Average Days on Market

45

↑ 4 days more YoY



Average Days to Close

29

unchanged YoY



Median Price

\$377,500

↓ -6.2% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Hutto

Quick Look Market Report

July 2024



Months of Inventory

3.3

↑ 1.2 YoY



Active Listings

95

↑ 43.9% YoY



Closed Sales

40

↑ 66.7% YoY



Average Days on Market

29

↑ 2 days more YoY



Average Days to Close

32

↑ 1 day more YoY



Median Price

\$331,000

↓ -4.7% YoY

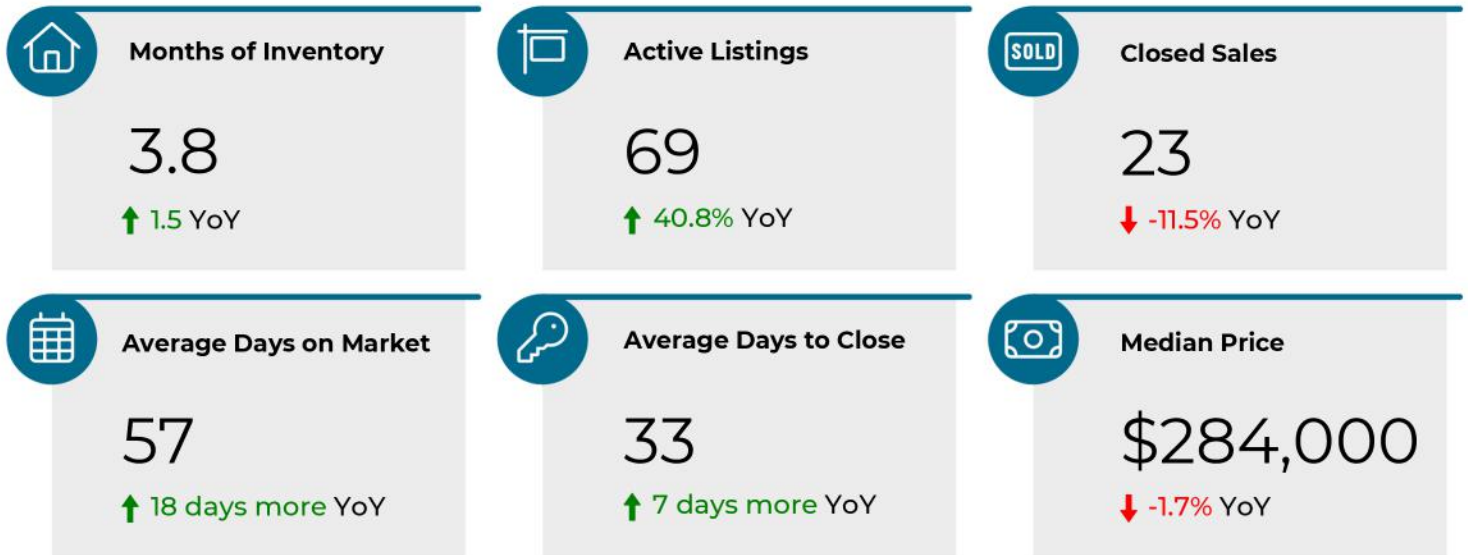
Source: Texas REALTORS®
Stats for Residential Resale Only.



Jarrell (76537)*

Quick Look Market Report

July 2024



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



Kyle (78640)*

Quick Look Market Report

July 2024



Months of Inventory

5.2

↑ 2.2 YoY



Active Listings

256

↑ 58.0% YoY



Closed Sales

55

↓ -12.7% YoY



Average Days on Market

58

↑ 15 days more YoY



Average Days to Close

32

↑ 3 days more YoY



Median Price

\$317,000

↓ -2.5% YoY

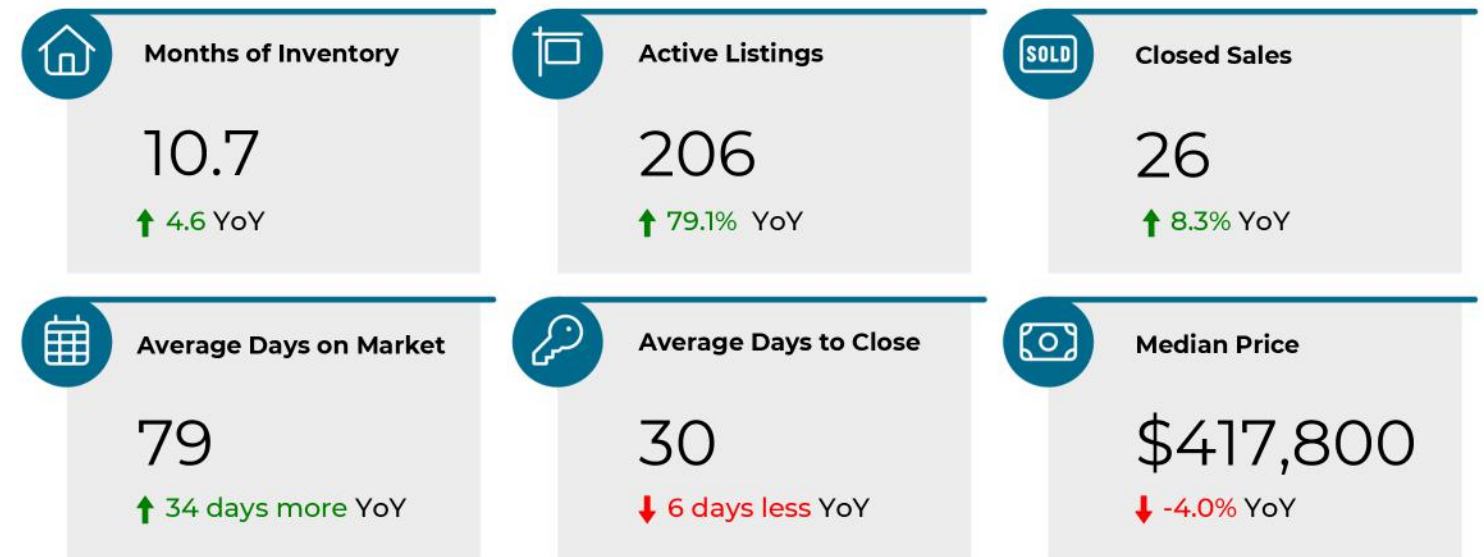
Source: Texas REALTORS®
Stats for Residential Resale Only.
*Based on zip code



Lago Vista

Quick Look Market Report

July 2024



Source: Texas REALTORS®
Stats for Residential Resale Only.



Lakeway

Quick Look Market Report

July 2024



Months of Inventory

6.8

↑ 1.8 YoY



Active Listings

173

↑ 38.4% YoY



Closed Sales

25

↑ 8.7% YoY



Average Days on Market

51

↑ 7 days more YoY



Average Days to Close

31

unchanged YoY



Median Price

\$726,500

↓ -13.5% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Leander Quick Look Market Report

July 2024



Months of Inventory

4.7

↑ 2.0 YoY



Active Listings

207

↑ 51.1% YoY



Closed Sales

40

↓ -32.2% YoY



Average Days on Market

46

↑ 12 days more YoY



Average Days to Close

31

unchanged YoY



Median Price

\$458,950

↑ 2.0% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.

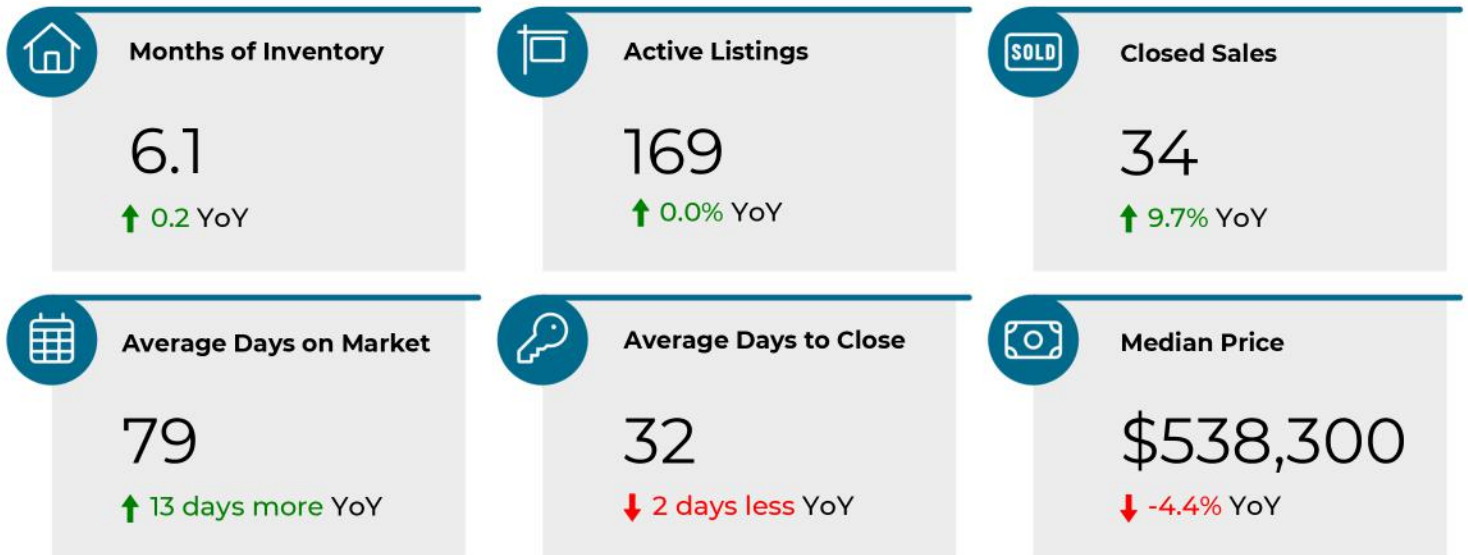
Photo Source: City of Leander Facebook



Liberty Hill (78642)*

Quick Look Market Report

July 2024



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



Manor

Quick Look Market Report

July 2024



Months of Inventory

4.2

↑ 1.9 YoY



Active Listings

52

↑ 33.3% YoY



Closed Sales

9

↓ -57.1% YoY



Average Days on Market

46

↓ 21 days less YoY



Average Days to Close

28

unchanged YoY



Median Price

\$305,000

↓ -2.9% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Marble Falls

Quick Look Market Report

July 2024



Months of Inventory

8.9

↑ 4.5 YoY



Active Listings

34

↑ 61.9% YoY



Closed Sales

1

↓ -50.0% YoY



Average Days on Market

6

↓ 9 days less YoY



Average Days to Close

7

↓ 84 days less YoY



Median Price

\$150,000

↓ -69.1% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Pflugerville

Quick Look Market Report

July 2024



Months of Inventory

4.0

↑ 1.9 YoY



Active Listings

166

↑ 58.1% YoY



Closed Sales

49

↑ 11.4% YoY



Average Days on Market

38

↑ 14 days more YoY



Average Days to Close

33

↑ 3 days more YoY



Median Price

\$398,000

↑ 1.1% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.



Round Rock

Quick Look Market Report

July 2024



Months of Inventory

3.2

↑ 0.4 YoY



Active Listings

285

↑ 13.1% YoY



Closed Sales

109

↑ 19.8% YoY



Average Days on Market

36

↓ 8 days less YoY



Average Days to Close

28

↓ 6 days less YoY



Median Price

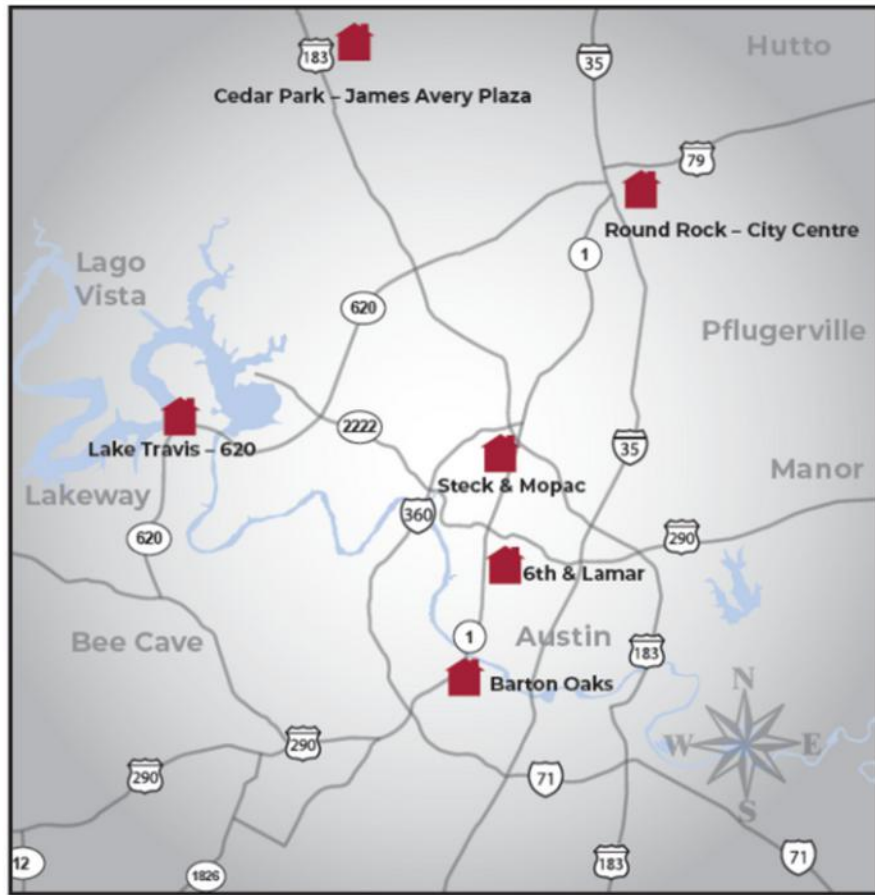
\$441,000

↑ 6.7% YoY

Source: Texas REALTORS®
Stats for Residential Resale Only.

TRUST OUR TEAM

TO GUIDE YOU IN THE RIGHT DIRECTION



6th and Lamar

524 N Lamar Blvd.
Ste 200
Austin, TX 78703
(512) 472-8421 main

Cedar Park at James Avery Plaza

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

Round Rock – City Centre

559 S IH-35
Ste 300
Round Rock, TX 78664
(512) 582-4900 main

Barton Oaks

901 S MoPac Expy
Bldg III, Ste 100
Austin, TX 78746
(512) 472-9231 main

Lake Travis – 620

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

Steck and Mopac

8200 N Mopac Expy
Ste 100
Austin, TX 78759
(512) 795-8434 main



stewart.com/Austin



TITLE

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