

## Market Report

## Characteristics

Residential

## Geography

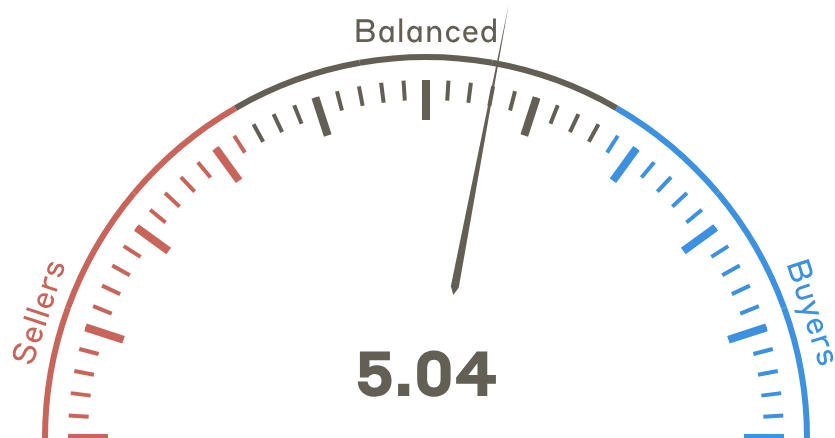
Hays  
Bastrop  
Caldwell  
Travis  
Williamson



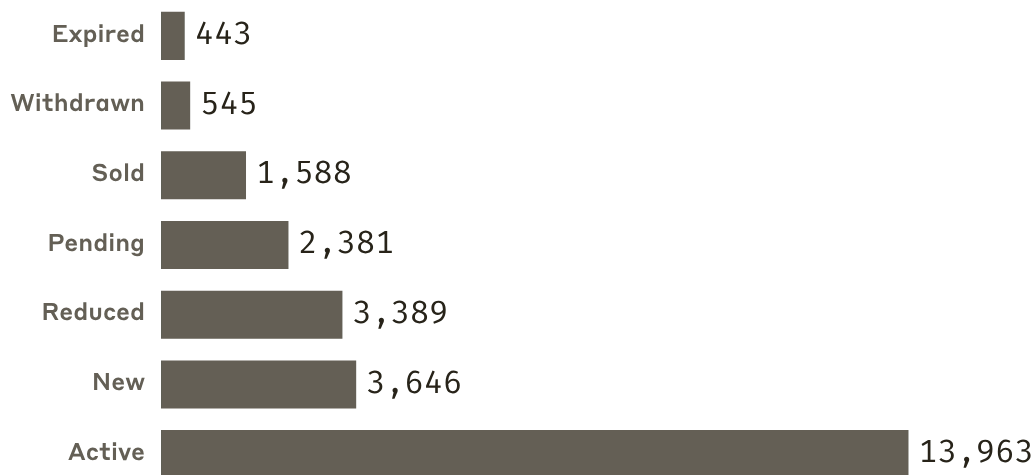
**Frances Kelley Ozaki**

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MONTHS OF INVENTORY



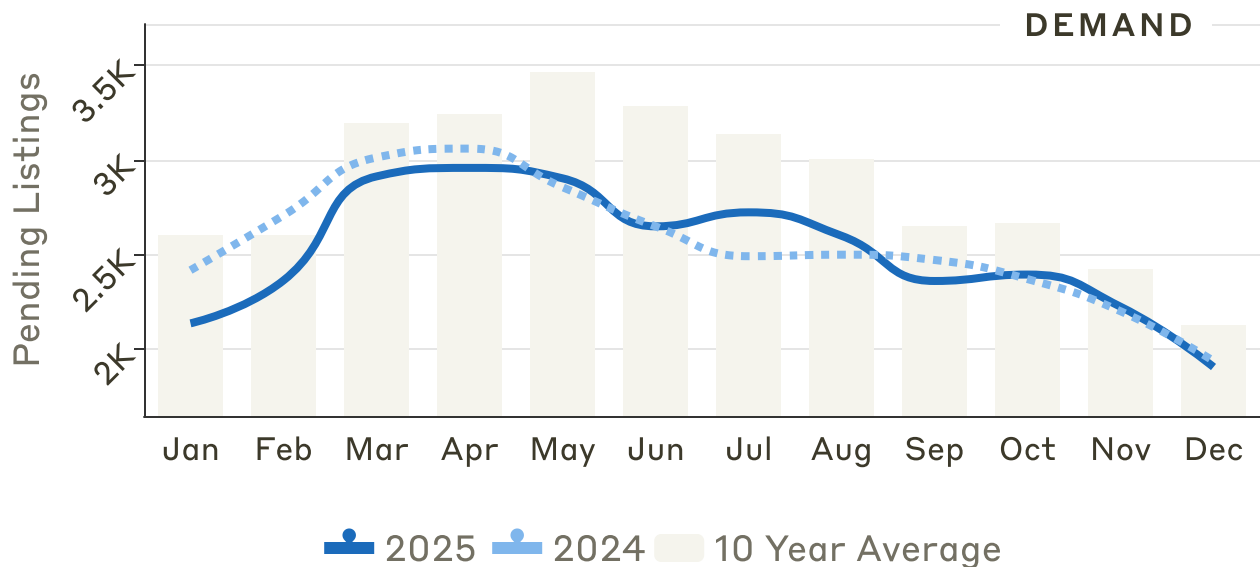
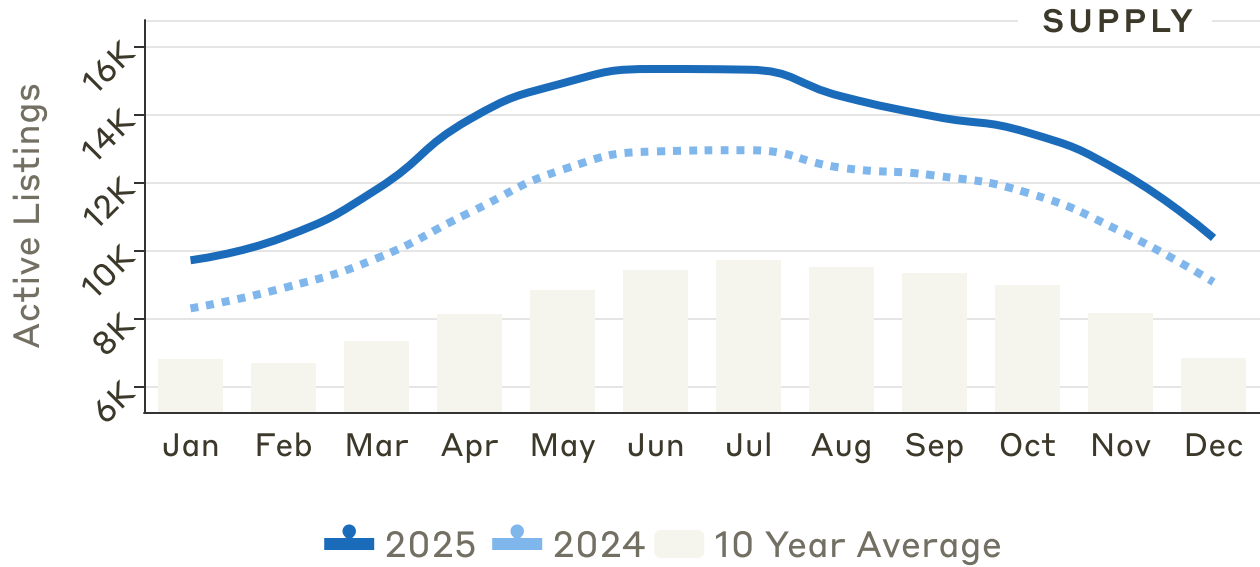
JANUARY 2026



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eXp Realty  
9600 Great Hills Trl  
Ste 150W

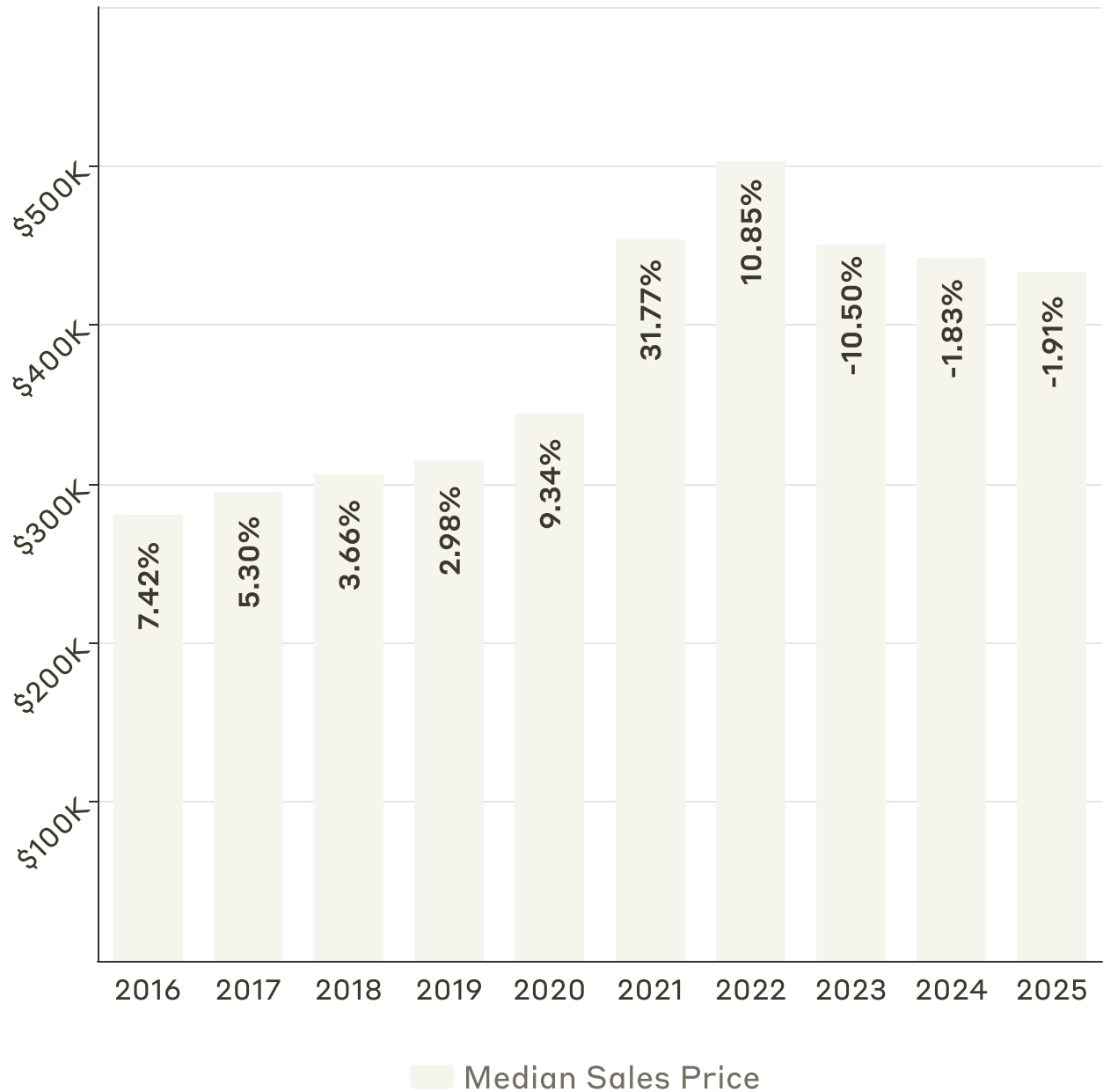




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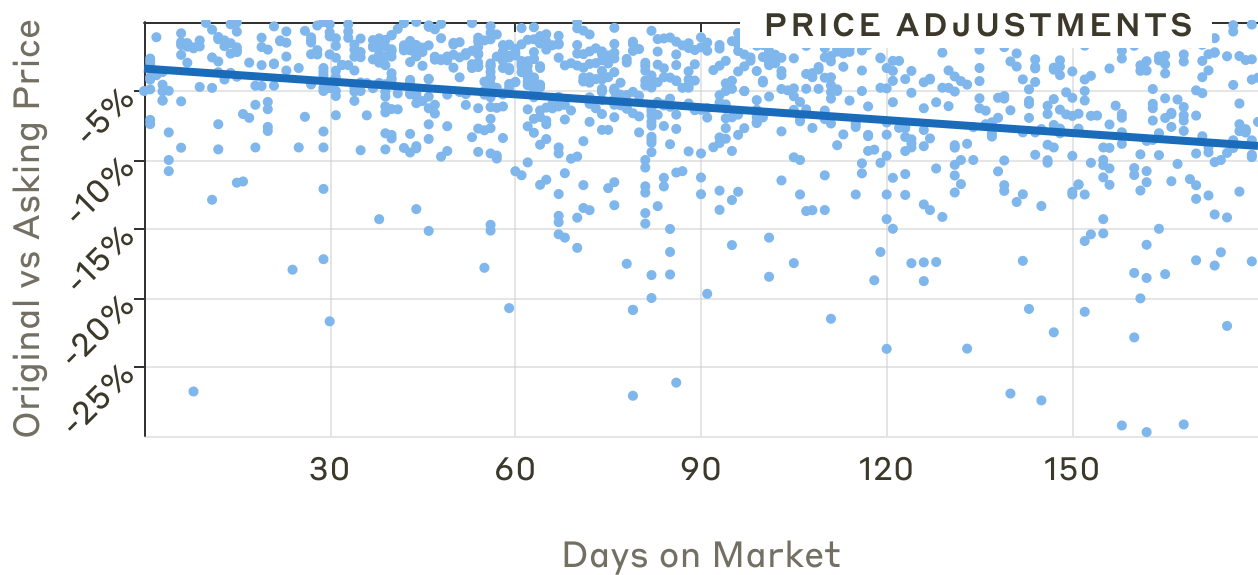
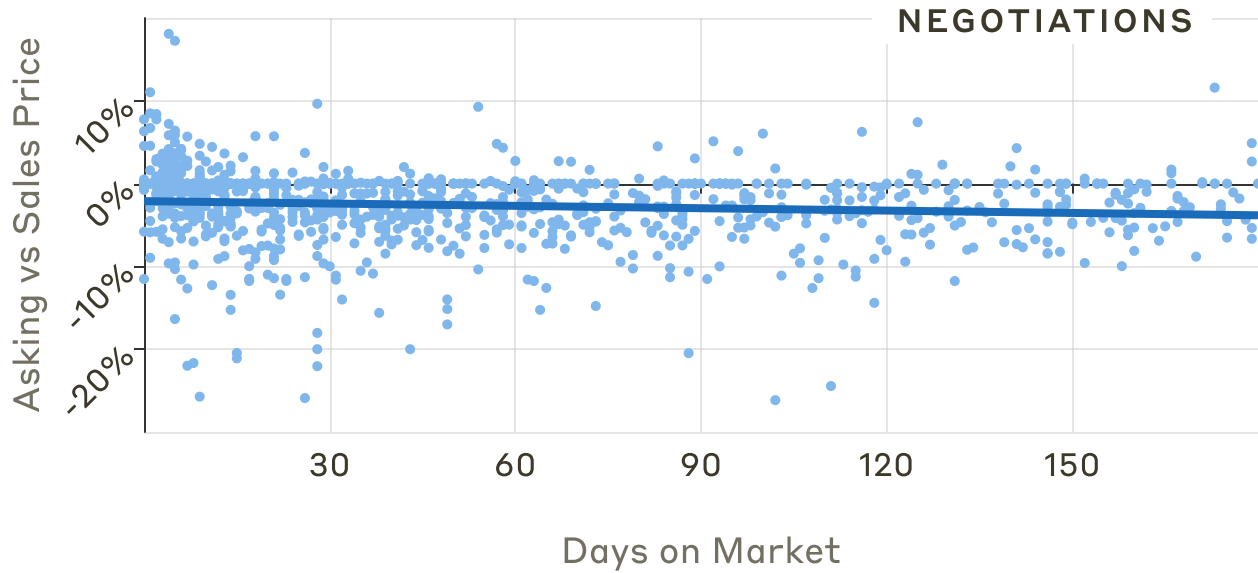
	2/25-1/26	2/24-1/25	Change
Active Listings	58.8K	54.8K	4.09K
Appreciation	-1.69%	-2.03%	0.34%
Asking vs Sales Price	-2.87%	-2.59%	-0.29%
Average Days on Market	86.2	77.3	8.97
Average Price Per Sqft	\$256	\$262	-\$5.86
Average Sales Price	\$573K	\$569K	\$4.4K
Expired Listings	7.02K	5.99K	1.03K
Median Days on Market	54.8	46.2	8.63
Median Price Per Sqft	\$216	\$224	-\$8.09
Median Sales Price	\$433K	\$441K	-\$7.51K
Months of Inventory	5.26	4.36	0.901
New Listings	49.2K	46.8K	2.45K
Original vs Asking Pri...	-4.53%	-3.83%	-0.7%
Pending Listings	30.3K	30.4K	-29
Sales Volume	\$17B	\$17.5B	-\$496M
Success Rate	63.8%	67.2%	-3.4%
Total Sales	29.7K	30.8K	-1.1K
Withdrawn Listings	10.5K	8.81K	1.67K



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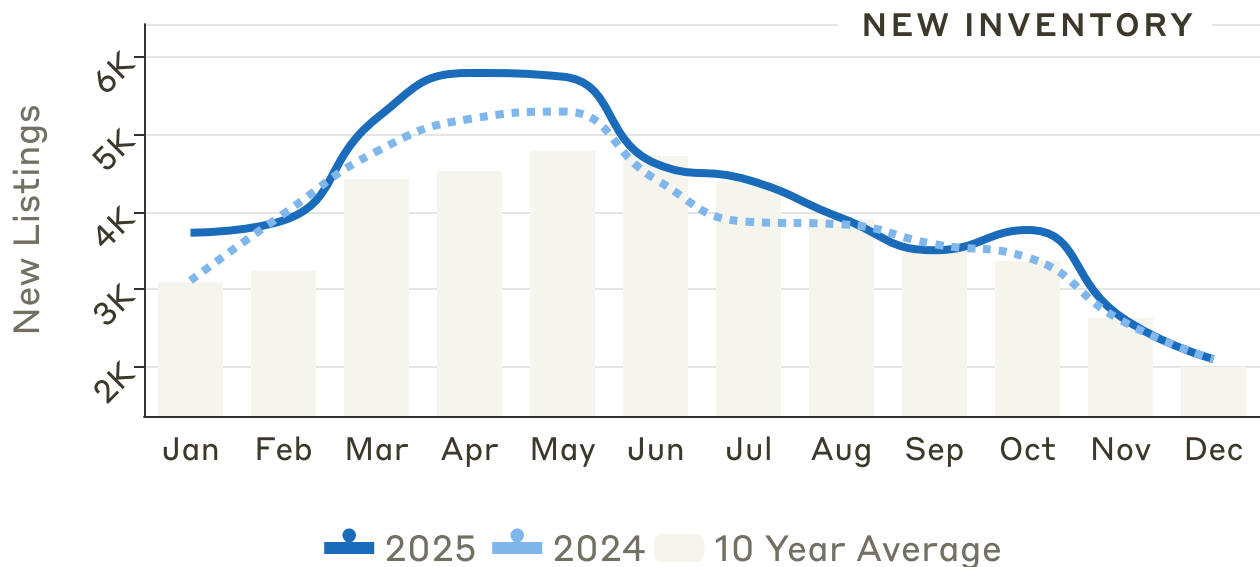
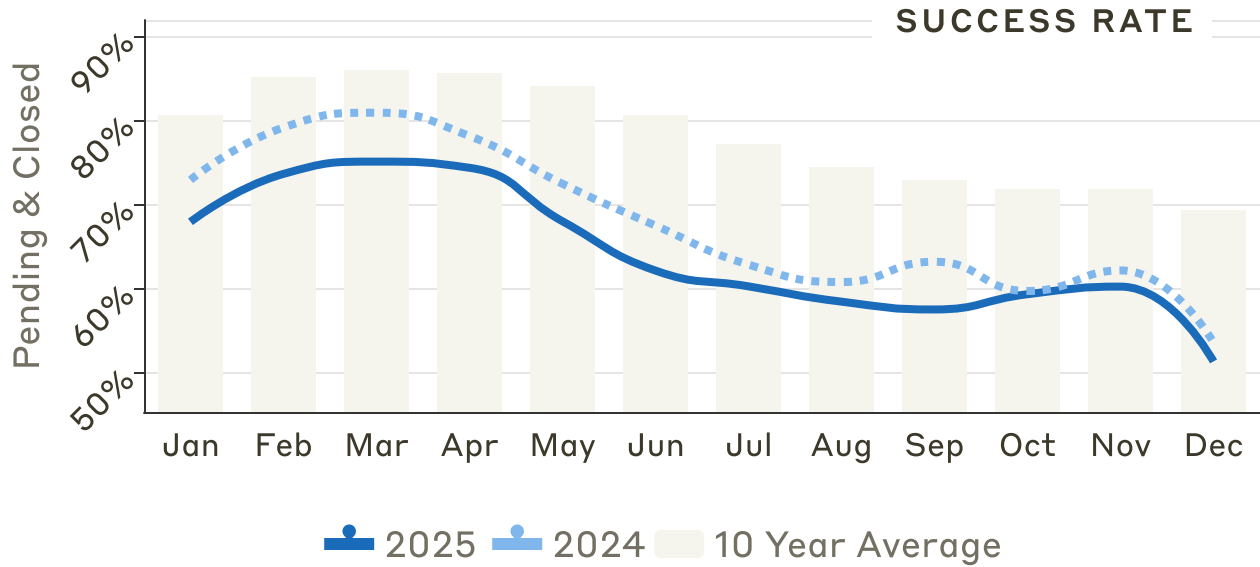




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