



Grayson County

Single Family	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	10	8	- 20.0%	251	215	- 14.3%
Pending Sales	11	5	- 54.5%	176	135	- 23.3%
Closed Sales	10	9	- 10.0%	186	136	- 26.9%
Cumulative Days on Market Until Sale	64	73	+ 14.1%	49	69	+ 40.8%
Median Sales Price*	\$178,500	\$300,000	+ 68.1%	\$204,200	\$230,450	+ 12.9%
Average Sales Price*	\$239,190	\$308,311	+ 28.9%	\$240,941	\$257,747	+ 7.0%
Percent of List Price Received*	98.5%	100.5%	+ 2.0%	96.4%	96.4%	0.0%
Inventory of Homes for Sale	47	61	+ 29.8%	—	—	—
Months Supply of Inventory	3.2	5.4	+ 68.8%	—	—	—

Townhouse/Condo	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	0	0	0.0%	4	1	- 75.0%
Pending Sales	1	0	- 100.0%	4	1	- 75.0%
Closed Sales	1	0	- 100.0%	4	1	- 75.0%
Cumulative Days on Market Until Sale	72	—	—	48	4	- 91.7%
Median Sales Price*	\$159,900	—	—	\$159,900	\$172,000	+ 7.6%
Average Sales Price*	\$159,900	—	—	\$149,950	\$172,000	+ 14.7%
Percent of List Price Received*	100.0%	—	—	99.4%	98.3%	- 1.1%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

