

February 2023 Market Snapshot

Guadalupe County



	Year to Date			Year to Date		
	2022	2023	% Change	2022	2023	% Change
Closed Sales	217	227	▲ 4.6%	432	421	▼ -2.6%
Median Sales Price	\$330,000	\$325,000	▼ -1.5%	\$328,000	\$327,010	▼ -0.3%
Average Sales Price	\$358,131	\$356,727	▼ -0.4%	\$352,693	\$367,711	▲ 4.3%
Ratio to Original List Price	101.1%	94.1%	▼ -6.8%	100.5%	94.4%	▼ -6.1%
Days On Market	36	82	▲ 127.8%	36	77	▲ 113.9%
New Listings	306	427	▲ 39.5%	626	736	▲ 17.6%
Under Contract	403	397	▼ -1.5%	359	340	▼ -5.3%
Active Listings	288	1,089	▲ 278.1%	330	1,056	▲ 220.0%
Months Inventory	0.9	3.7	▲ 310.0%	0.9	3.7	▲ 310.0%

