

May 2023 Market Snapshot

Guadalupe County



	Year to Date			Year to Date		
	2022	2023	% Change	2022	2023	% Change
Closed Sales	328	419	▲ 27.7%	1,427	1,423	▼ -0.3%
Median Sales Price	\$355,000	\$317,000	▼ -10.7%	\$335,428	\$325,000	▼ -3.1%
Average Sales Price	\$385,693	\$353,813	▼ -8.3%	\$365,512	\$356,148	▼ -2.6%
Ratio to Original List Price	102.0%	95.1%	▼ -6.7%	101.7%	94.5%	▼ -7.1%
Days On Market	32	72	▲ 125.0%	39	79	▲ 102.6%
New Listings	407	441	▲ 8.4%	1,800	1,955	▲ 8.6%
Under Contract	399	487	▲ 22.1%	391	397	▲ 1.5%
Active Listings	440	1,009	▲ 129.3%	343	1,010	▲ 194.5%
Months Inventory	1.4	3.4	▲ 146.0%	1.4	3.4	▲ 146.0%

