



BOSTON NATIONAL  
— TITLE OF TEXAS —

# MARKET STATISTICS



*for the* GREATER AUSTIN AREA

DECEMBER 2021  
*Presented by County and MLS Area*



# DECEMBER 2021 AUSTIN-ROUND ROCK MSA HOUSING REPORT



<b>ACTIVE LISTINGS</b>  <b>↑ 5%</b> 2,042 in DECEMBER 2021	<b>MEDIAN SALES PRICE</b> <b>\$476,700</b> <b>↑ 30%</b> Compared to DECEMBER 2020 
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<b>MONTHS OF INVENTORY</b> <b>0.6</b> MONTHS Compared to 0.6 in DECEMBER 2020 	<b>CLOSED SALES</b>  <b>↓ 4%</b> 3,513 in DECEMBER 2021
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**AVERAGE DAYS ON MARKET**

# 25

12 Days less than DECEMBER 2020





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To place and order, contact your BNT sales professional or visit [www.bnttexas.com](http://www.bnttexas.com)*

Source: Austin Board of Realtors: single-family homes, condos, and townhomes

# DECEMBER 2021 BASTROP COUNTY HOUSING REPORT



<b>ACTIVE LISTINGS</b>  <b>↓ 6%</b> 151 in DECEMBER 2021	<b>MEDIAN SALES PRICE</b> <b>\$385,000</b> <b>↑ 42%</b> Compared to DECEMBER 2020 
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<b>MONTHS OF INVENTORY</b> <b>1.2</b> MONTHS Compared to 1.4 in DECEMBER 2020 	<b>CLOSED SALES</b>  <b>↓ 2%</b> 136 in DECEMBER 2021
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**AVERAGE DAYS ON MARKET**

# 34

23 Days less than DECEMBER 2020





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# DECEMBER 2021 HAYS COUNTY HOUSING REPORT



<b>ACTIVE LISTINGS</b>  <b>↑ 31%</b> 393 in DECEMBER 2021	<b>MEDIAN SALES PRICE</b> <b>\$395,070</b> <b>↑ 29%</b> Compared to DECEMBER 2020 
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<b>MONTHS OF INVENTORY</b> <b>1.0</b> MONTHS Compared to 0.7 in DECEMBER 2020 	<b>CLOSED SALES</b>  <b>↑ 1%</b> 435 in DECEMBER 2021
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**AVERAGE DAYS ON MARKET**

**26**

13 Days less than DECEMBER 2020





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Source: Austin Board of Realtors: single-family homes, condos, and townhomes

# DECEMBER 2021 TRAVIS COUNTY HOUSING REPORT



<b>ACTIVE LISTINGS</b>  <b>11%</b> 912 in DECEMBER 2021	<b>MEDIAN SALES PRICE</b> <b>\$545,000</b> <b>25%</b> Compared to DECEMBER 2020 
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<b>MONTHS OF INVENTORY</b> <b>0.5</b> MONTHS Compared to 0.6 in DECEMBER 2020 	<b>CLOSED SALES</b>  <b>8%</b> 1,750 in DECEMBER 2021
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**AVERAGE DAYS ON MARKET**

# 26

12 Days less than DECEMBER 2020





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Source: Austin Board of Realtors: single-family homes, condos, and townhomes

# DECEMBER 2021 WILLIAMSON COUNTY HOUSING REPORT



<b>ACTIVE LISTINGS</b>  <b>↑ 34%</b> 542 in DECEMBER 2021	<b>MEDIAN SALES PRICE</b> <b>\$450,000</b> <b>↑ 38%</b> Compared to DECEMBER 2020 
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<b>MONTHS OF INVENTORY</b> <b>0.5</b> MONTHS Compared to 0.4 in DECEMBER 2020 	<b>CLOSED SALES</b>  <b>↓ 2%</b> 1,153 in DECEMBER 2021
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**AVERAGE DAYS ON MARKET**

# 22

10 Days less than DECEMBER 2020



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Source: Austin Board of Realtors: single-family homes, condos, and townhomes

**Single Family Residence Sales - December 2020 vs December 2021**

MLS Area	Average Sales Price (\$)		Median Sales Price (\$)		Sales Volume (\$)		Avg CDOM	
	2020	2021	2020	2021	2020	2021	2020	2021
1A	\$642,985	\$697,112	\$625,735	\$537,500	\$27,005,370	\$22,307,599	23	14
1B	\$1,315,255	\$1,769,295	\$1,017,500	\$1,600,000	\$68,393,266	\$58,386,738	65	51
1N	\$547,882	\$701,417	\$495,000	\$627,000	\$33,420,825	\$31,563,758	18	26
2	\$538,135	\$755,581	\$475,000	\$700,500	\$39,283,882	\$39,290,194	19	22
2N	\$376,116	\$484,737	\$358,000	\$460,000	\$21,814,701	\$23,752,137	24	26
3	\$480,004	\$662,322	\$477,000	\$600,000	\$27,360,220	\$55,635,050	20	23
3E	\$310,594	\$441,186	\$296,080	\$412,965	\$16,772,058	\$13,235,568	17	25
4	\$692,446	\$807,071	\$599,000	\$675,000	\$42,239,208	\$28,247,500	87	26
5	\$550,149	\$737,695	\$515,000	\$668,000	\$52,264,143	\$65,654,840	51	44
5E	\$286,868	\$379,362	\$280,000	\$375,000	\$4,876,761	\$7,966,612	42	10
6	\$708,350	\$902,992	\$602,000	\$750,000	\$72,960,098	\$61,403,469	54	25
7	\$956,596	\$1,272,031	\$778,500	\$1,189,000	\$24,871,500	\$20,352,500	79	10
8E	\$1,933,434	\$1,750,432	\$1,859,500	\$1,595,000	\$61,869,893	\$29,757,338	80	46
8W	\$1,612,895	\$1,553,962	\$1,100,000	\$1,425,000	\$49,999,750	\$20,201,505	79	25
9	\$403,741	\$585,078	\$367,000	\$527,500	\$16,149,640	\$16,967,275	26	26
10N	\$488,775	\$630,678	\$455,000	\$575,000	\$35,680,588	\$39,102,038	29	20
10S	\$449,156	\$512,307	\$405,000	\$500,000	\$36,381,620	\$46,107,659	15	29
11	\$372,228	\$432,438	\$335,000	\$423,650	\$12,283,510	\$25,946,304	12	18
BA	\$291,598	\$393,247	\$255,570	\$349,900	\$24,785,813	\$36,965,221	84	47
BL	\$727,366	\$1,764,657	\$630,000	\$650,000	\$25,457,827	\$51,175,041	133	67
BT	\$208,195	\$356,059	\$174,000	\$291,000	\$2,081,950	\$11,749,931	68	75
BU	\$357,426	\$625,373	\$200,000	\$340,500	\$31,810,927	\$76,920,850	129	66
BW	\$640,566	\$545,909	\$313,244	\$445,470	\$23,060,371	\$24,565,887	78	46
CC	\$285,002	\$431,209	\$215,000	\$294,850	\$14,535,098	\$23,716,478	75	50
CLN	\$379,712	\$505,623	\$328,000	\$454,250	\$89,232,298	\$125,394,504	41	23
CLS	\$407,433	\$606,622	\$389,000	\$550,000	\$35,039,221	\$44,890,062	30	28
CM	\$383,688	\$554,034	\$340,000	\$410,000	\$26,474,445	\$43,768,705	73	38
DT	\$887,107	\$1,120,131	\$640,000	\$788,000	\$39,919,801	\$48,165,650	110	56
EL	\$283,362	\$569,632	\$235,700	\$306,557	\$19,835,348	\$27,911,979	57	23
FC	\$457,454	\$405,501	\$435,000	\$297,000	\$8,234,175	\$6,082,521	80	104
GP	\$471,667	\$1,107,964	\$560,000	\$1,254,428	\$1,415,000	\$4,431,856	155	92
GTE	\$373,997	\$524,445	\$302,790	\$425,000	\$35,529,750	\$49,297,834	49	23
GTW	\$417,865	\$662,337	\$375,000	\$509,136	\$119,509,297	\$137,766,159	61	25
GU	\$307,211	\$992,408	\$244,990	\$389,800	\$16,282,174	\$26,795,021	70	32
HD	\$607,880	\$957,279	\$500,000	\$737,000	\$73,553,460	\$78,496,907	127	34
HH	\$347,656	\$454,944	\$270,000	\$380,989	\$87,609,298	\$107,366,827	50	33
HS	\$334,138	\$419,238	\$246,000	\$303,546	\$18,043,460	\$23,477,342	76	25
HU	\$315,289	\$484,519	\$295,000	\$405,565	\$29,321,851	\$79,945,626	29	17
HW	\$466,926	\$831,034	\$367,277	\$546,250	\$23,813,243	\$41,551,711	95	41
JA	\$225,957	\$298,712	\$216,885	\$299,845	\$15,365,047	\$21,208,584	56	16
KL	\$245,608	\$237,333	\$203,500	\$220,050	\$10,561,147	\$18,512,000	68	23
LC	\$405,544	\$575,655	\$279,500	\$372,500	\$8,110,876	\$12,664,405	92	65
LH	\$367,350	\$718,064	\$293,900	\$563,347	\$42,245,223	\$56,008,987	50	34
LL	\$567,188	\$316,747	\$335,000	\$65,500	\$25,523,450	\$19,638,300	236	47
LN	\$333,219	\$488,640	\$320,000	\$340,000	\$47,650,334	\$72,807,347	88	44
LP	\$297,409	\$361,533	\$247,500	\$258,500	\$6,542,993	\$8,676,788	74	54
LS	\$770,242	\$1,070,116	\$600,000	\$765,000	\$159,440,086	\$185,130,062	74	38
LW	\$711,678	\$1,205,125	\$345,000	\$817,900	\$19,215,316	\$33,743,500	243	60
MA	\$328,114	\$415,664	\$265,000	\$385,000	\$30,514,618	\$27,018,157	51	20
MC	\$248,342	\$513,601	\$160,500	\$308,000	\$6,456,900	\$17,976,029	75	100
N	\$379,544	\$504,791	\$388,000	\$490,495	\$18,977,206	\$21,201,228	16	30
NE	\$309,458	\$453,054	\$310,308	\$450,000	\$12,687,758	\$28,089,337	12	17
NW	\$441,065	\$603,143	\$420,000	\$540,000	\$26,022,855	\$30,760,313	26	32
OT	\$625,707	\$509,684	\$324,900	\$315,000	\$45,676,630	\$47,910,251	121	56
PF	\$335,005	\$472,736	\$319,720	\$448,000	\$71,690,964	\$109,202,018	23	20
RN	\$945,635	\$808,318	\$606,350	\$647,000	\$49,173,030	\$26,674,500	45	18
RRE	\$326,603	\$474,269	\$312,500	\$432,000	\$48,337,253	\$68,768,967	19	30
RRW	\$421,533	\$616,139	\$390,500	\$550,000	\$37,937,953	\$56,068,690	15	23
SC	\$598,699	\$543,057	\$312,500	\$456,320	\$20,355,755	\$26,609,783	38	23
SE	\$463,360	\$1,193,354	\$310,000	\$400,000	\$9,267,200	\$36,993,980	21	27
SH	\$469,694	\$398,656	\$504,900	\$460,000	\$6,106,025	\$5,182,525	141	58
SS	\$325,000	\$575,000	\$325,000	\$575,000	\$325,000	\$1,150,000	18	41
SV	\$315,032	\$342,955	\$294,000	\$290,000	\$7,875,790	\$14,747,050	186	39
SWE	\$428,430	\$556,244	\$372,500	\$505,000	\$30,846,944	\$40,605,805	23	23
SWW	\$566,865	\$789,853	\$530,000	\$706,000	\$27,209,519	\$38,702,800	13	27
TCT	\$238,660	\$714,499	\$191,371	\$348,000	\$10,501,037	\$37,868,471	88	41
UT	\$494,000	\$993,151	\$354,500	\$436,763	\$11,362,006	\$19,863,025	126	91
W	\$1,014,224	\$913,330	\$671,163	\$764,800	\$44,625,875	\$21,006,585	74	26
WE	\$428,500	\$708,803	\$484,500	\$479,650	\$1,714,000	\$7,088,033	230	50
WW	\$368,900	\$845,545	\$235,500	\$403,200	\$3,689,000	\$10,146,536	115	50

MLS Area	Median Sales Price (\$)		
	Dec-20	Dec-21	December YoY %
1A	\$625,735	\$537,500	-14.1%
1B	\$1,017,500	\$1,600,000	57.2%
1N	\$495,000	\$627,000	26.7%
2	\$475,000	\$700,500	47.5%
2N	\$358,000	\$460,000	28.5%
3	\$477,000	\$600,000	25.8%
3E	\$296,080	\$412,965	39.5%
4	\$599,000	\$675,000	12.7%
5	\$515,000	\$668,000	29.7%
5E	\$280,000	\$375,000	33.9%
6	\$602,000	\$750,000	24.6%
7	\$778,500	\$1,189,000	52.7%
8E	\$1,859,500	\$1,595,000	-14.2%
8W	\$1,100,000	\$1,425,000	29.5%
9	\$367,000	\$527,500	43.7%
10N	\$455,000	\$575,000	26.4%
10S	\$405,000	\$500,000	23.5%
11	\$335,000	\$423,650	26.5%
BA	\$255,570	\$349,900	36.9%
BL	\$630,000	\$650,000	3.2%
BT	\$174,000	\$291,000	67.2%
BU	\$200,000	\$340,500	70.3%
BW	\$313,244	\$445,470	42.2%
CC	\$215,000	\$294,850	37.1%
CLN	\$328,000	\$454,250	38.5%
CLS	\$389,000	\$550,000	41.4%
CM	\$340,000	\$410,000	20.6%
DT	\$640,000	\$788,000	23.1%
EL	\$235,700	\$306,557	30.1%
FC	\$435,000	\$297,000	-31.7%
GP	\$560,000	\$1,254,428	124.0%
GTE	\$302,790	\$425,000	40.4%
GTW	\$375,000	\$509,136	35.8%
GU	\$244,990	\$389,800	59.1%
HD	\$500,000	\$737,000	47.4%
HH	\$270,000	\$380,989	41.1%
HS	\$246,000	\$303,546	23.4%
HU	\$295,000	\$405,565	37.5%
HW	\$367,277	\$546,250	48.7%
JA	\$216,885	\$299,845	38.3%
KL	\$203,500	\$220,050	8.1%
LC	\$279,500	\$372,500	33.3%
LH	\$293,900	\$563,347	91.7%
LL	\$335,000	\$65,500	-80.4%
LN	\$320,000	\$340,000	6.3%
LP	\$247,500	\$258,500	4.4%
LS	\$600,000	\$765,000	27.5%
LW	\$345,000	\$817,900	137.1%
MA	\$265,000	\$385,000	45.3%
MC	\$160,500	\$308,000	91.9%
N	\$388,000	\$490,495	26.4%
NE	\$310,308	\$450,000	45.0%
NW	\$420,000	\$540,000	28.6%
OT	\$324,900	\$315,000	-3.0%
PF	\$319,720	\$448,000	40.1%
RN	\$606,350	\$647,000	6.7%
RRE	\$312,500	\$432,000	38.2%
RRW	\$390,500	\$550,000	40.8%
SC	\$312,500	\$456,320	46.0%
SE	\$310,000	\$400,000	29.0%
SH	\$504,900	\$460,000	-8.9%
SS	\$325,000	\$575,000	76.9%
SV	\$294,000	\$290,000	-1.4%
SWE	\$372,500	\$505,000	35.6%
SWW	\$530,000	\$706,000	33.2%
TCT	\$191,371	\$348,000	81.8%
UT	\$354,500	\$436,763	23.2%
W	\$671,163	\$764,800	14.0%
WE	\$484,500	\$479,650	-1.0%
WW	\$235,500	\$403,200	71.2%

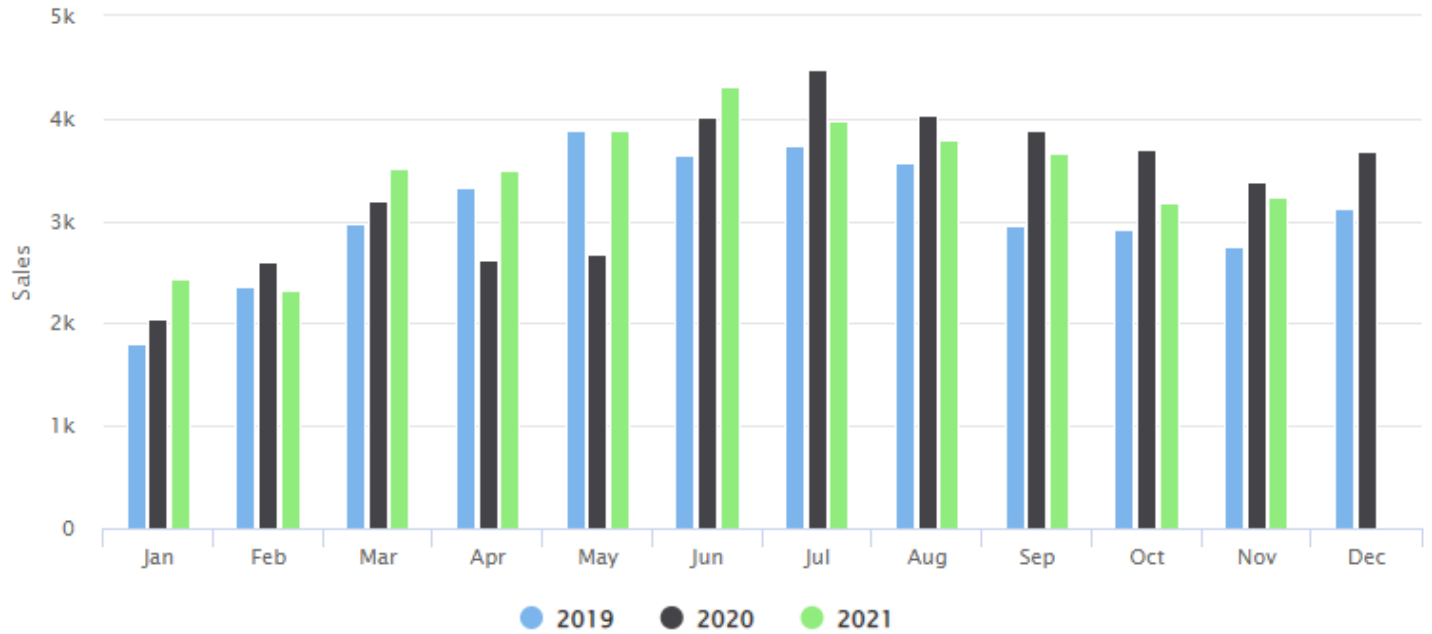
MLS Area	Listings vs Sales			
	Active Listings		Sales	
	Dec-20	Dec-21	Dec-20	Dec-21
1A	31	20	42	32
1B	89	32	52	33
1N	25	19	61	45
2	56	48	73	53
2N	21	39	58	49
3	75	56	57	84
3E	12	42	54	30
4	80	55	62	37
5	176	108	98	89
5E	4	22	17	21
6	127	56	103	68
7	50	9	26	16
8E	63	30	32	17
8W	30	20	31	13
9	39	23	40	29
10N	73	51	74	62
10S	30	58	81	90
11	14	39	33	60
BA	242	278	86	94
BL	117	141	35	30
BT	54	37	10	34
BU	363	371	89	123
BW	76	82	36	45
CC	241	132	51	55
CLN	194	217	235	252
CLS	50	53	87	75
CM	145	150	69	79
DT	187	40	45	43
EL	98	77	70	49
FC	115	84	18	15
GP	27	29	3	4
GTE	105	78	95	94
GTW	241	165	287	208
GU	126	83	53	28
HD	211	183	122	82
HH	250	279	253	236
HS	146	122	56	56
HU	62	108	93	166
HW	103	93	52	50
JA	67	50	69	71
KL	76	90	43	78
LC	91	60	20	22
LH	134	122	115	79
LL	234	155	45	62
LN	254	304	144	149
LP	71	95	22	24
LS	308	219	207	177
LW	104	79	27	28
MA	68	68	93	65
MC	96	101	26	35
N	16	23	50	42
NE	22	46	41	62
NW	33	43	61	53
OT	489	484	73	94
PF	94	154	215	231
RN	50	36	52	33
RRE	118	127	149	147
RRW	32	46	90	91
SC	38	93	34	49
SE	36	35	20	32
SH	29	36	13	13
SS	7	15	1	2
SV	90	99	25	43
SWE	25	73	72	76
SWW	31	35	48	49
TCT	127	87	44	53
UT	71	25	23	22
W	34	26	44	23
WE	17	11	4	10
WW	33	28	10	12





## Housing Activity for Austin-Round Rock MSA

### Home Sales



### Price Distribution

