Maxwell Market Heat: Sales Up, Prices Down vs. Last Year

Maxwell 78656 · 2026-11-17



Illustration generated by ALEX Intelligence · not a photo of a listing

Key numbers

rolling 6 months ending Oct 31, 2026

MEDIAN SALE PRICE

$221,858

-17.6% vs. last year

n=96

MEDIAN DAYS ON MARKET

50

+35.1% vs. last year

n=96

SOLD VS. ORIGINAL LIST

95.0%

n=96

HOMES FOR SALE TODAY

101

months of inventory: 6.31

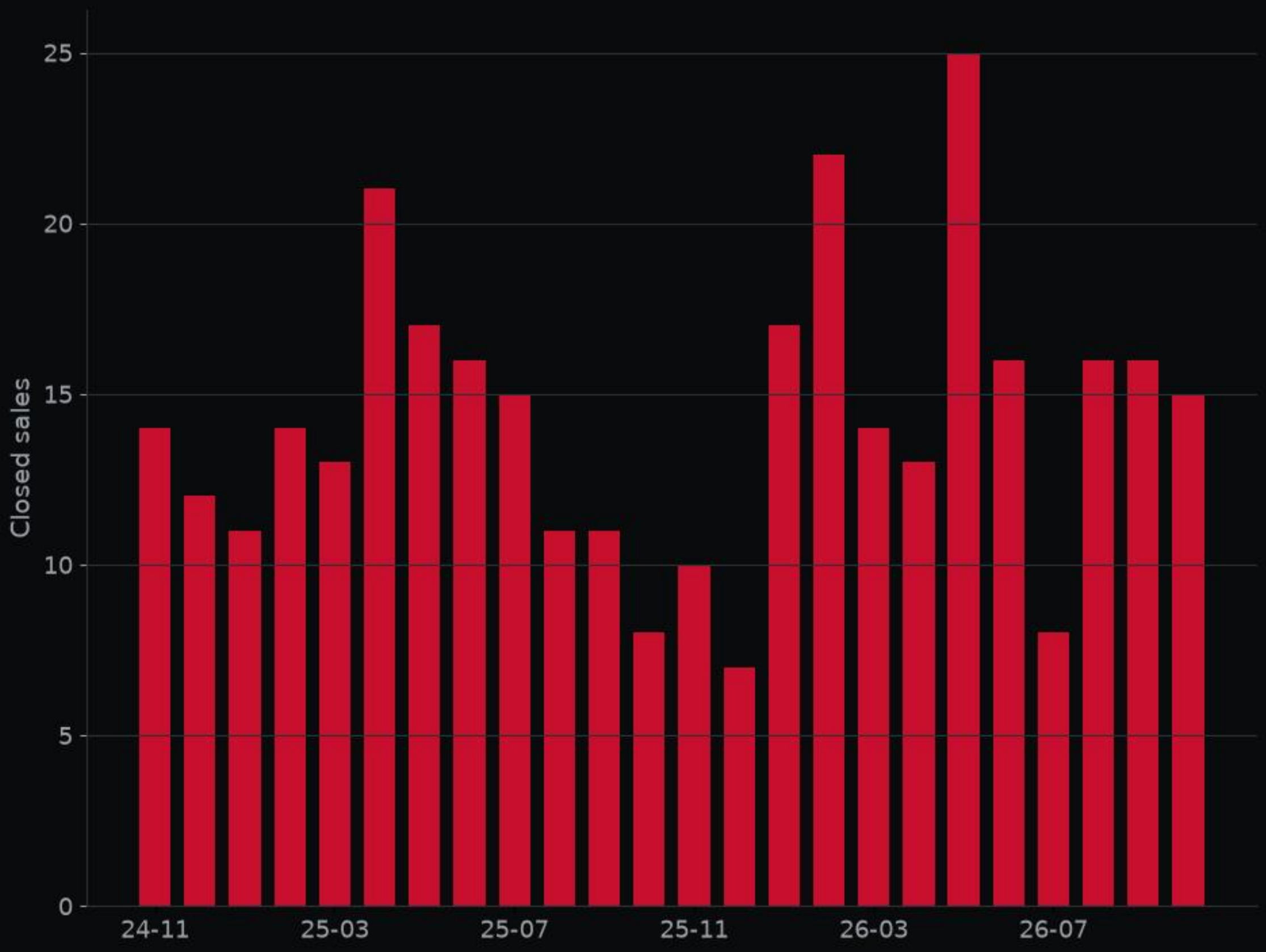
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months





451 Dubai Ave · MLS #4933019

Living room · Listed by Keller Williams City-View



451 Dubai Ave · MLS #4933019

Bedroom · Listed by Keller Williams City-View



451 Dubai Ave · MLS #4933019

Backyard · Listed by Keller Williams City-View



451 Dubai Ave · MLS #4933019

Dining room · Listed by Keller Williams City-View



451 Dubai Ave · MLS #4933019

Community · Listed by Keller Williams City-View

Deal of the Week

451 Dubai Ave · MLS #4933019

$204,499

3 bed · 2 bath · 1,402 sq ft

listed 5% below the ALEX valuation; price reduced 3% from original.

ALEX valuation: $216,000 (range $201,000–$223,000)

ALEX Intelligence estimate, not an appraisal.

Listed by Keller Williams City-View

View on alex.realestate

Want a private showing? Call or text George · 713.918.9951

Want a closer look? Reply or call George at 713.918.9951 and we'll set up a showing.

alex-companies.com/market-data

George Arnold Alexander III, MPA
Associate Broker · Texas License #574878-B
george@alex.realestate · 713.918.9951

ALEX Real Estate
Alexander Tiffany Southwest, LLC dba ALEX.realestate
Texas Broker License #565194-BB

Data from Unlock MLS. Deemed reliable, not guaranteed.