Central Austin Homes Are Getting Smaller in September

Central Austin · 2026-10-30

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Key numbers

September 2026

MEDIAN SALE PRICE

$750,000

-5.4% vs. last year

n=131

MEDIAN DAYS ON MARKET

40

-42.0% vs. last year

n=131

SOLD VS. ORIGINAL LIST

93.8%

n=131

HOMES FOR SALE TODAY

791

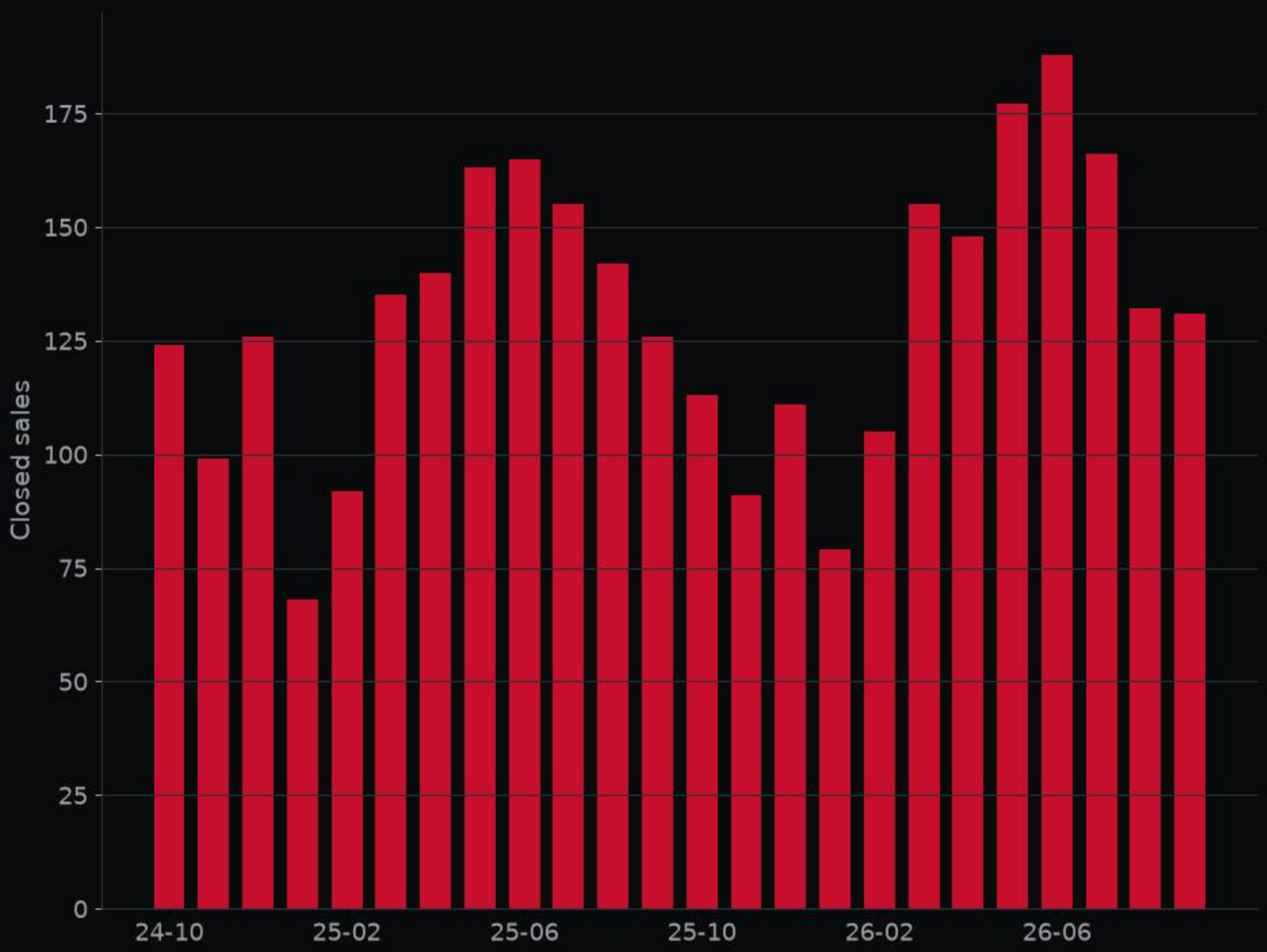
months of inventory: 4.94

Median Sale Price by Month

Closed sales, last 24 months · actuals only

Homes Sold by Month

Closed sales, last 24 months



808 E 46th ST # B · MLS #4545087

Kitchen · Listed by Younger Homes Real Estate, LLC

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Living room · Listed by Younger Homes Real Estate, LLC

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Bedroom · Listed by Younger Homes Real Estate, LLC

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Backyard · Listed by Younger Homes Real Estate, LLC

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Dining room · Listed by Younger Homes Real Estate, LLC

Deal of the Week

808 E 46th ST # B · MLS #4545087

$299,000

2 bed · 1 bath · 704 sq ft

listed 10% below the ALEX valuation; 21% under the local price per sq ft; price reduced 15% from original.

ALEX valuation: $333,000 (range $292,000–$352,000)

ALEX Intelligence estimate, not an appraisal.

Listed by Younger Homes Real Estate, LLC

View on alex.realestate

Want a private showing? Call or text George · 713.918.9951

Want to see this home? Call or text George at 713.918.9951 for a private showing.

alex-companies.com/market-data

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Data from Unlock MLS. Deemed reliable, not guaranteed.