East Austin List-to-Sale Ratios Drop in October

East Austin · 2026-11-25

Photo: Larry D. Moore · CC BY 4.0 · Wikimedia Commons · darkened, cropped, text added

Key numbers

October 2026

MEDIAN SALE PRICE

$502,000

+3.3% vs. last year

n=78

MEDIAN DAYS ON MARKET

46

-20.7% vs. last year

n=78

SOLD VS. ORIGINAL LIST

94.5%

n=78

HOMES FOR SALE TODAY

656

months of inventory: 5.27

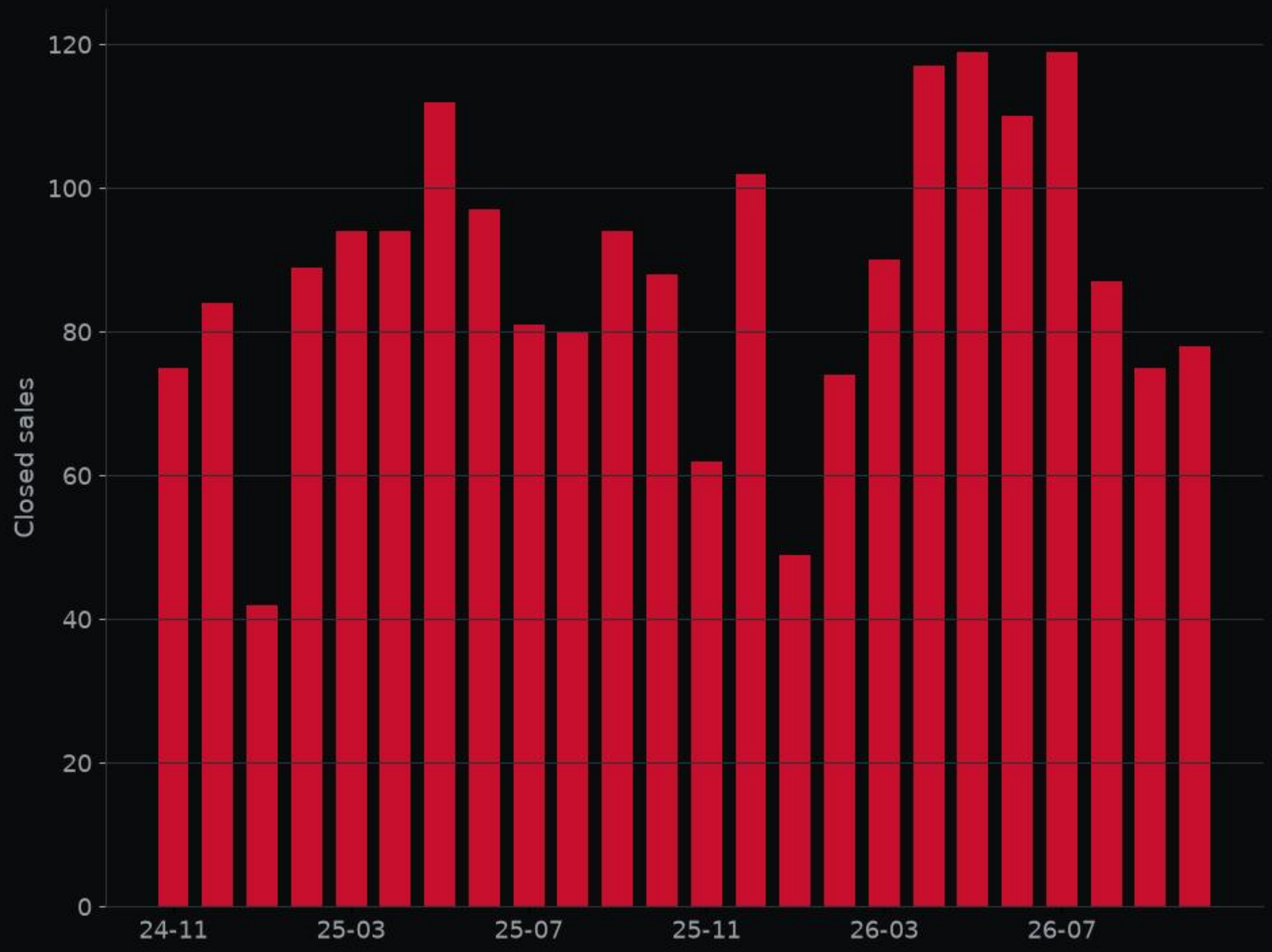
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months





4709 Leslie Ave · MLS #1625370

Kitchen · Listed by Bramlett Partners



4709 Leslie Ave · MLS #1625370

Living room · Listed by Bramlett Partners



4709 Leslie Ave · MLS #1625370

Bedroom · Listed by Bramlett Partners



4709 Leslie Ave · MLS #1625370

Backyard · Listed by Bramlett Partners



4709 Leslie Ave · MLS #1625370

Dining room · Listed by Bramlett Partners

Deal of the Week

4709 Leslie Ave · MLS #1625370

$323,000

3 bed · 1 bath · 1,064 sq ft

listed 10% below the ALEX valuation; price reduced 19% from original.

ALEX valuation: $360,000 (range $320,000–$386,000)

ALEX Intelligence estimate, not an appraisal.

Listed by Bramlett Partners

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-companies.com · 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.