North Austin Inventory Points to Buyer Market Conditions

North Austin · 2026-11-21

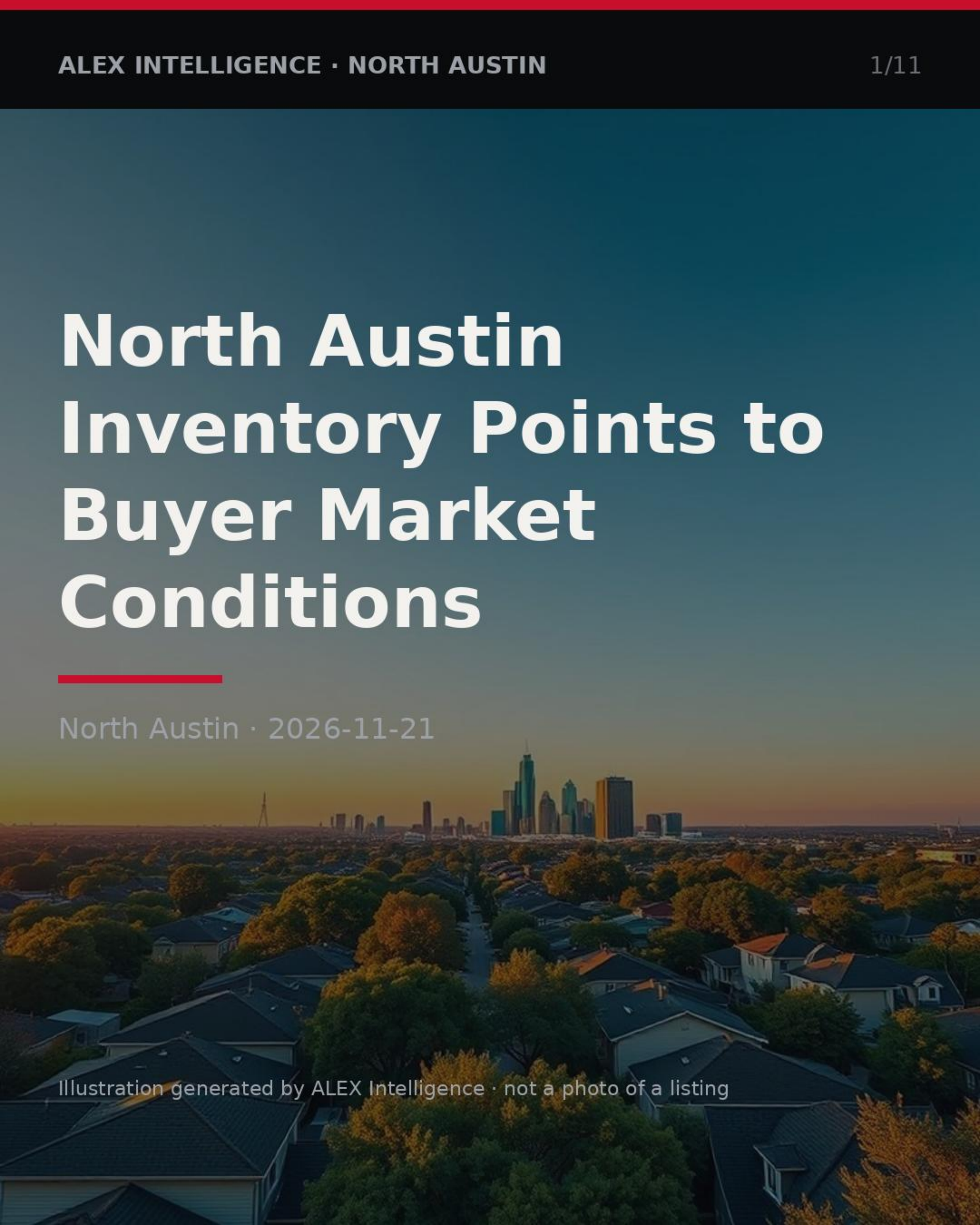


Illustration generated by ALEX Intelligence · not a photo of a listing

Key numbers

October 2026

MEDIAN SALE PRICE

$360,000

-9.2% vs. last year

n=47

MEDIAN DAYS ON MARKET

44

-47.6% vs. last year

n=47

SOLD VS. ORIGINAL LIST

92.9%

n=47

HOMES FOR SALE TODAY

426

months of inventory: 5.86

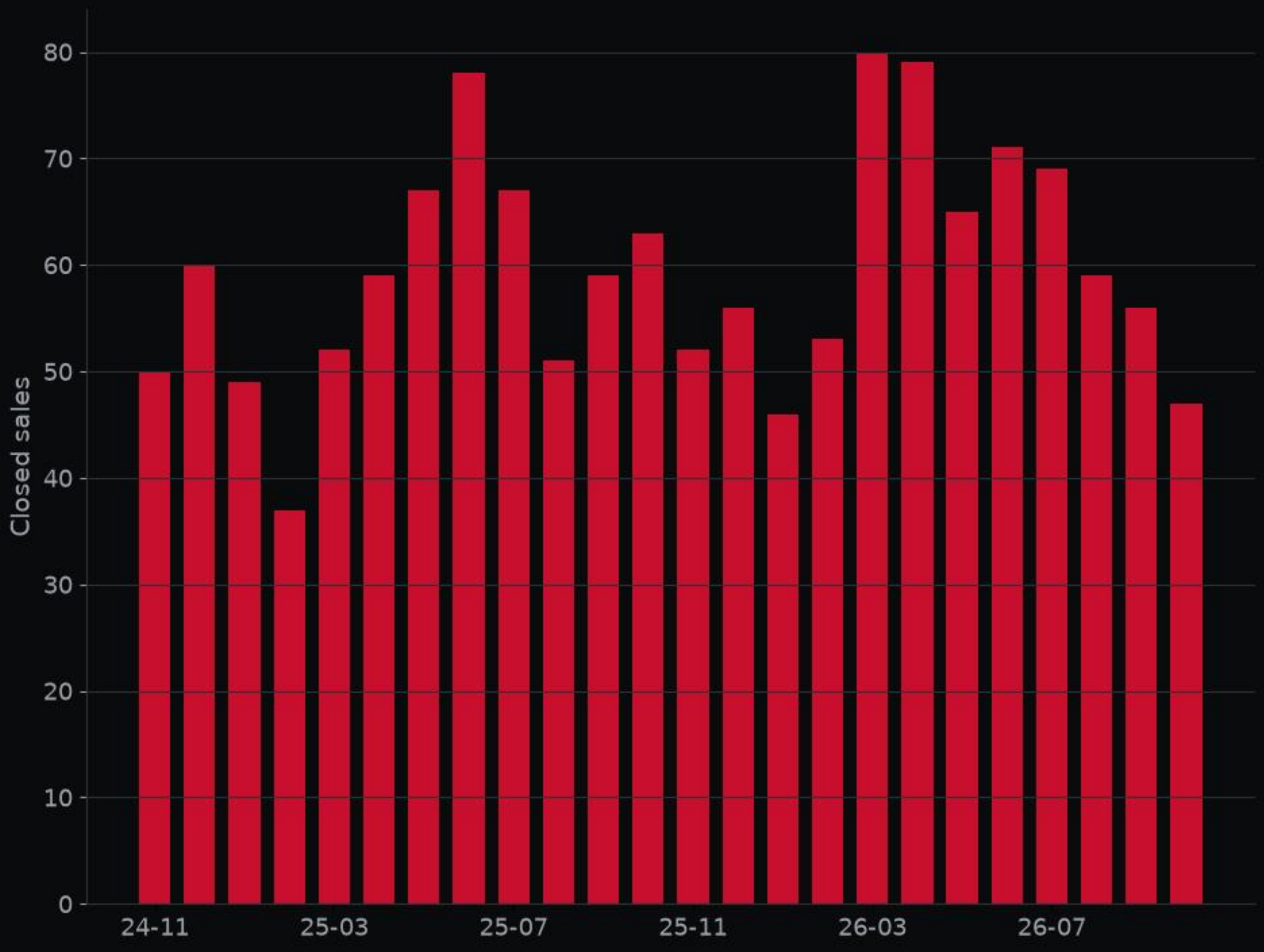
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months





12213 Shropshire BLVD · MLS #2268343

Kitchen · Listed by All City Real Estate Ltd. Co



12213 Shropshire BLVD · MLS #2268343

Living room · Listed by All City Real Estate Ltd. Co



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Bedroom · Listed by All City Real Estate Ltd. Co



12213 Shropshire BLVD · MLS #2268343

Backyard · Listed by All City Real Estate Ltd. Co



12213 Shropshire BLVD · MLS #2268343

Dining room · Listed by All City Real Estate Ltd. Co

Deal of the Week

12213 Shropshire BLVD · MLS #2268343

$299,900

3 bed · 2 bath · 1,851 sq ft

listed 3% below the ALEX valuation; 45% under the local price per sq ft; price reduced 10% from original.

ALEX valuation: $310,000 (range $276,000–$336,000)

ALEX Intelligence estimate, not an appraisal.

Listed by All City Real Estate Ltd. Co

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

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