Avery Ranch Market Recap: Sales Up, Prices Down in Rolling Six Months

Avery Ranch · 2026-11-20



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

Key numbers

rolling 6 months ending Oct 31, 2026

MEDIAN SALE PRICE

$600,000

-4.2% vs. last year

n=41

MEDIAN DAYS ON MARKET

21

+5.0% vs. last year

n=41

SOLD VS. ORIGINAL LIST

96.5%

n=41

HOMES FOR SALE TODAY

28

months of inventory: 3.65

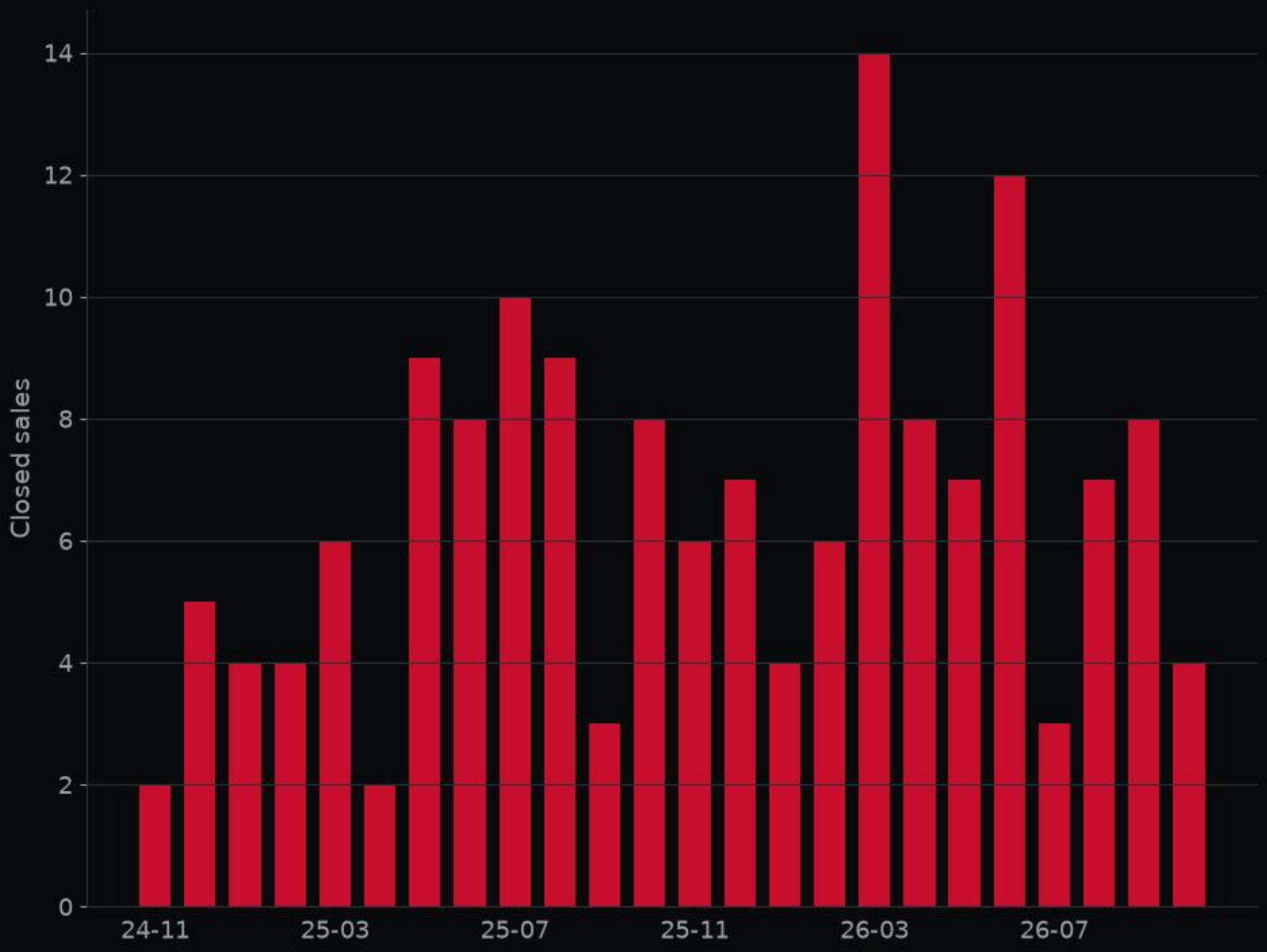
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months



Deal of the Week

11301 Conchos River TRL · MLS #6921436

$450,000

3 bed · 2.5 bath · 1,975 sq ft

listed 2% below the ALEX valuation; 23% under the local price per sq ft; price reduced 10% from original.

ALEX valuation: $460,000 (range $457,000–$496,000)

ALEX Intelligence estimate, not an appraisal.

Listed by Compass RE Texas, 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

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.