

Forest Oaks Entry-Level Homes: Affordability Check

Forest Oaks · 2026-10-19

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

Key numbers

rolling 12 months ending Sep 30, 2026

MEDIAN SALE PRICE

\$437,230

-25.9% vs. last year

n=36

MEDIAN DAYS ON MARKET

26

+23.8% vs. last year

n=36

SOLD VS. ORIGINAL LIST

95.1%

n=36

HOMES FOR SALE TODAY

8

months of inventory: 2.67

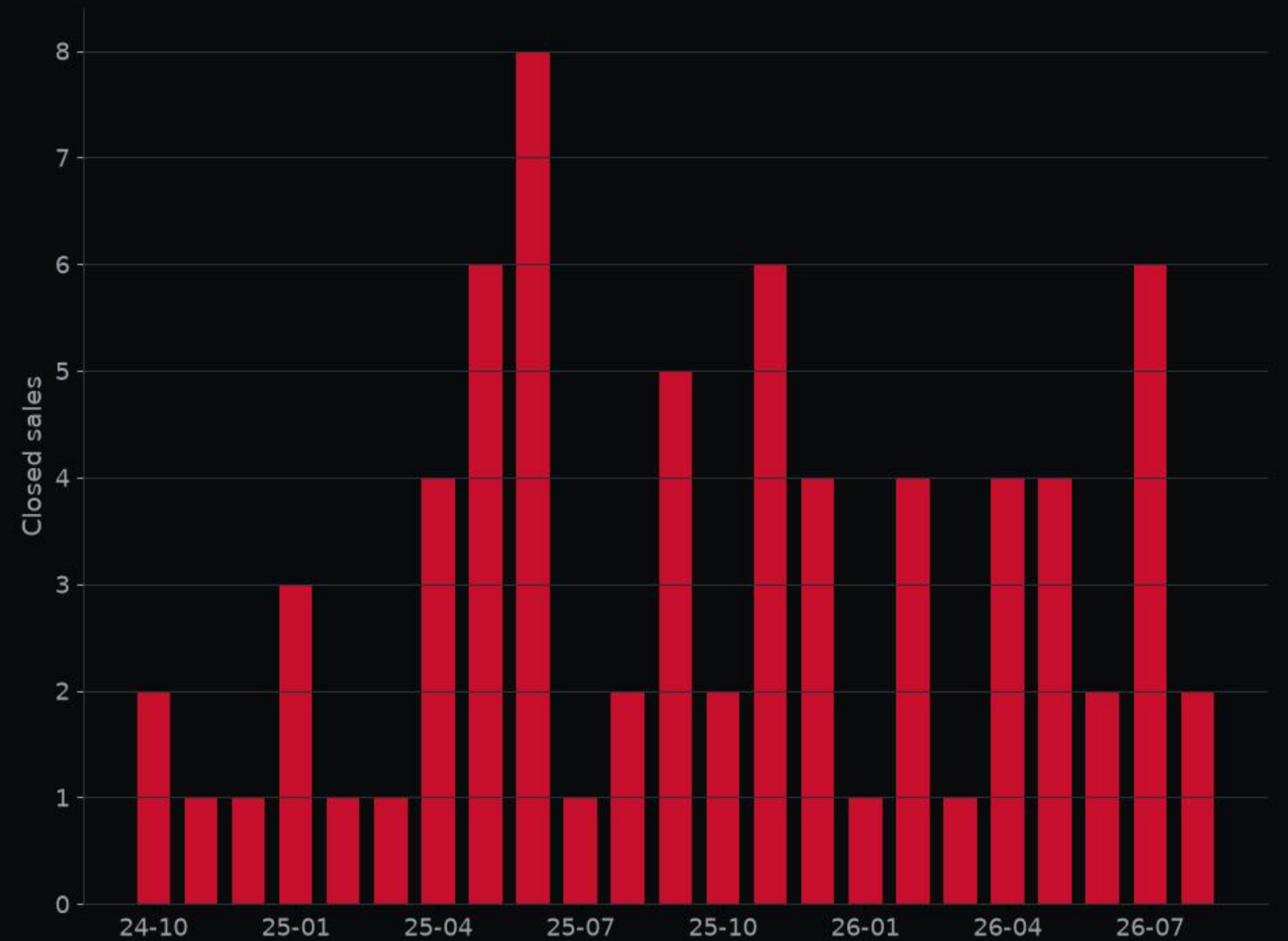
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months





1223 Peyton PL · MLS #2552652

Front exterior · Listed by Compass RE Texas, LLC



1223 Peyton PL · MLS #2552652

Kitchen · Listed by Compass RE Texas, LLC



1223 Peyton PL · MLS #2552652

Living room · Listed by Compass RE Texas, LLC



1223 Peyton PL · MLS #2552652

Bedroom · Listed by Compass RE Texas, LLC



1223 Peyton PL · MLS #2552652

Backyard · Listed by Compass RE Texas, LLC

Deal of the Week

1223 Peyton PL · MLS #2552652

\$387,000

4 bed · 2.5 bath · 1,856 sq ft

the top-scoring home for sale here this week on price per sq ft, price changes and time on market; 56% under the local price per sq ft; price reduced 3% from original.

ALEX valuation: \$384,000 (range \$355,000–\$402,000)

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 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.