Berry Creek: How List Prices Compare to Sells in Rolling Six Months

Berry Creek · 2026-11-04



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

Key numbers

rolling 6 months ending Oct 31, 2026

MEDIAN SALE PRICE

$461,724

-1.8% vs. last year

n=55

MEDIAN DAYS ON MARKET

28

-26.3% vs. last year

n=55

SOLD VS. ORIGINAL LIST

96.5%

n=55

HOMES FOR SALE TODAY

32

months of inventory: 3.49

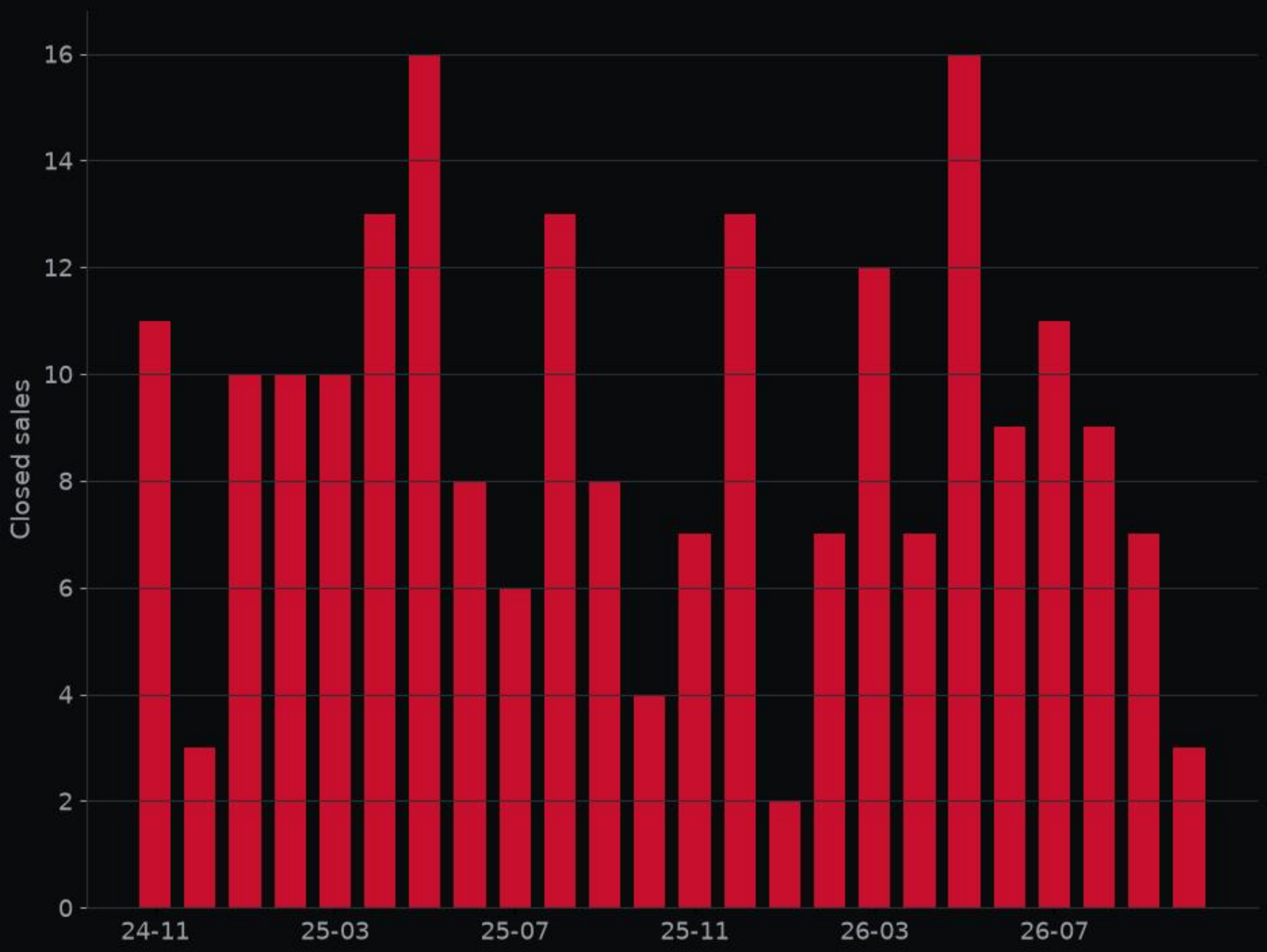
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months





544 Redding WAY · MLS #8779962

Kitchen · Listed by ERA Experts



544 Redding WAY · MLS #8779962

Living room · Listed by ERA Experts



544 Redding WAY · MLS #8779962

Bedroom · Listed by ERA Experts



544 Redding WAY · MLS #8779962

Backyard · Listed by ERA Experts



544 Redding WAY · MLS #8779962

Bathroom · Listed by ERA Experts

Deal of the Week

544 Redding WAY · MLS #8779962

$372,393

4 bed · 3.5 bath · 2,484 sq ft

listed 15% below the ALEX valuation; 14% under the local price per sq ft; price reduced 22% from original.

ALEX valuation: $437,000 (range $411,000–$449,000)

ALEX Intelligence estimate, not an appraisal.

Listed by ERA Experts

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.