Vista Ridge Inventory Signals Buyer Leverage in Rolling Year

Vista Ridge, Leander · 2026-11-22



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

Key numbers

rolling 12 months ending Oct 31, 2026

MEDIAN SALE PRICE

$381,950

+1.0% vs. last year

n=20

MEDIAN DAYS ON MARKET

48

-31.4% vs. last year

n=20

SOLD VS. ORIGINAL LIST

96.3%

n=20

HOMES FOR SALE TODAY

4

months of inventory: 1.6

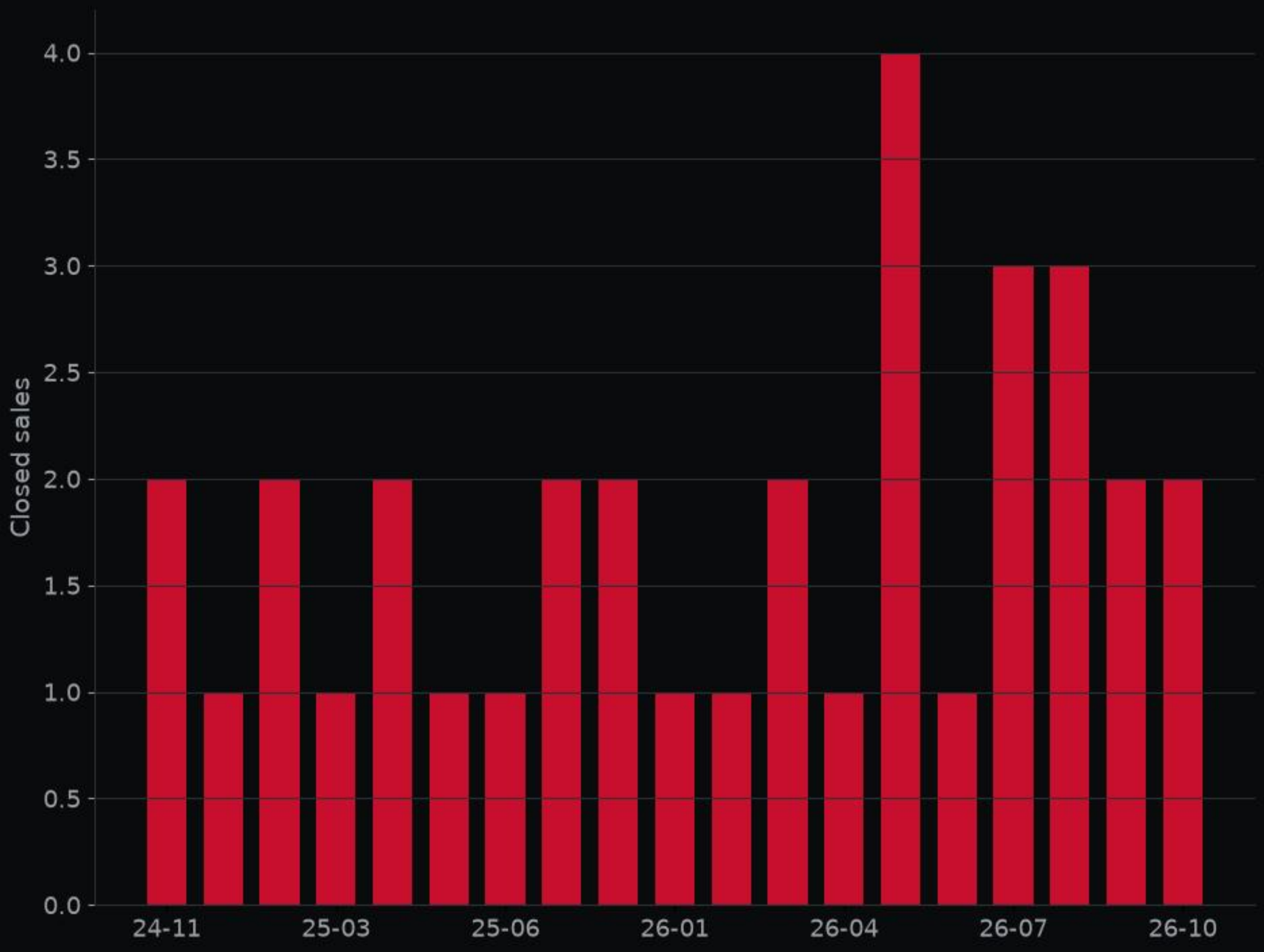
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

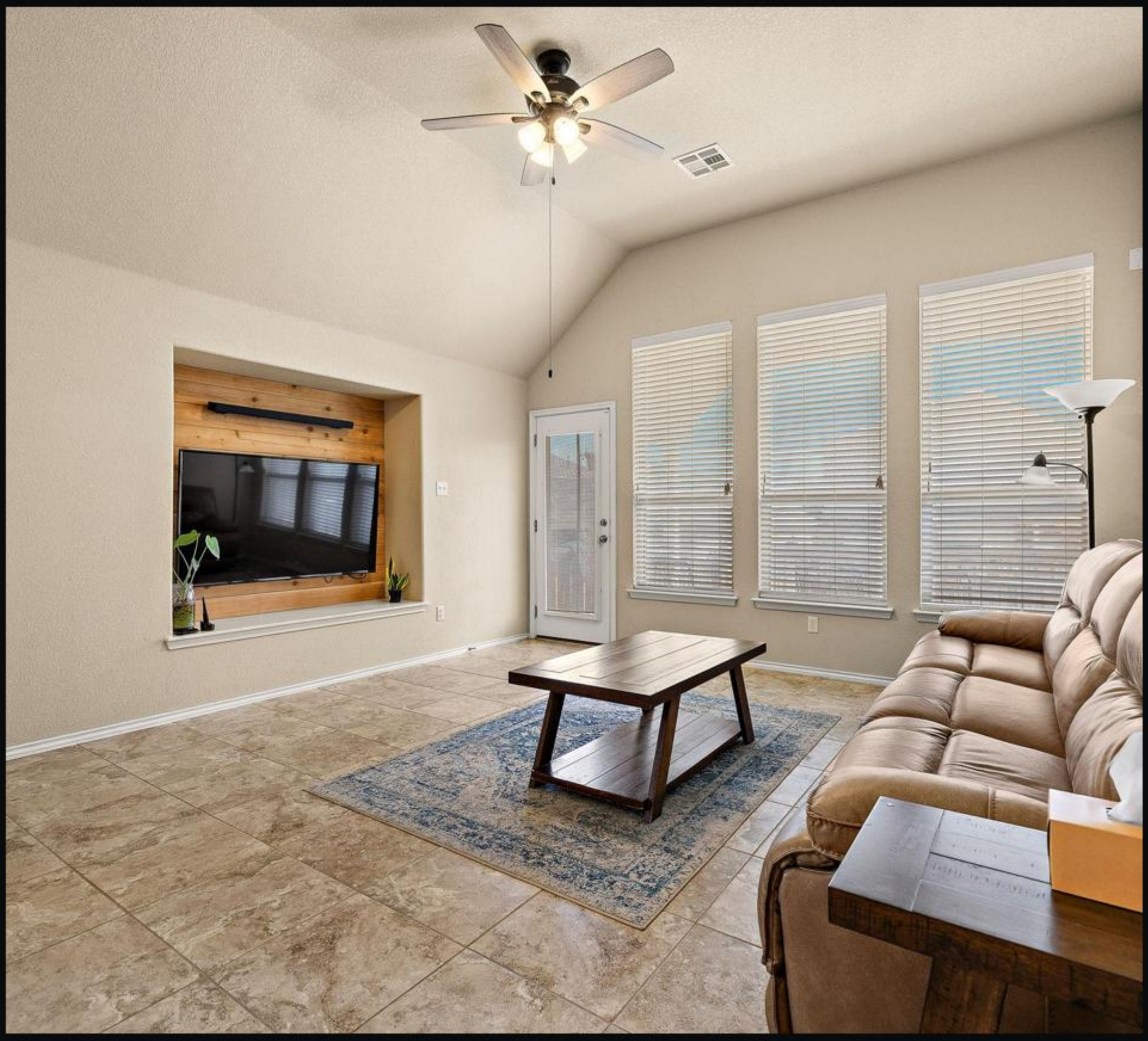
Closed sales, last 24 months





644 Peregrine WAY · MLS #6116166

Kitchen · Listed by Magnolia Realty



644 Peregrine WAY · MLS #6116166

Living room · Listed by Magnolia Realty



644 Peregrine WAY · MLS #6116166

Bedroom · Listed by Magnolia Realty



644 Peregrine WAY · MLS #6116166

Backyard · Listed by Magnolia Realty



644 Peregrine WAY · MLS #6116166

Dining room · Listed by Magnolia Realty

Deal of the Week

644 Peregrine WAY · MLS #6116166

$350,000

3 bed · 2 bath · 1,868 sq ft

listed 0% below the ALEX valuation; price reduced 3% from original.

ALEX valuation: $352,000 (range $327,000–$360,000)

ALEX Intelligence estimate, not an appraisal.

Listed by Magnolia Realty

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

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