

**San Antonio Board of Realtors MLS**  
**MLS Report for: March 2021**

**Single Family**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
3,516	3,029	16%	\$316,971	\$275,695	15%	\$268,500	\$239,500	12%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
148	130	14%	45	69	-35%	3,739	4,340	3,622

**Condominium and Townhomes**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
92	60	53%	\$232,936	\$171,129	36%	\$145,000	\$142,900	1%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
193	137	41%	57	73	-22%	111	225	100

**Multifamily**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
36	42	-14%	\$334,206	\$331,655	1%	\$314,300	\$300,000	5%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
119	103	15%	58	65	-11%	71	132	45

**Residential Lots & Acreage**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
532	243	119%	\$126,136	\$94,243	34%	\$85,000	\$72,200	18%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			199	164	21%	591	1,841	508

Note: Current month sales are preliminary

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**Residential Rental**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
1,170	1,300	-10%	\$1,578	\$1,420	11%			
Price/100 Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
93	82	13%	40	57	-30%	1,225	903	1,200

**Commercial**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
48	20	140%	\$373,213	\$300,015	24%	\$225,000	\$216,700	4%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			265	181	46%	102	758	27

**Commercial Land**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
13	9	44%	\$404,292	\$228,833	77%	\$110,000	\$165,000	-33%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			435	348	25%	52	455	10

**Rural Farms & Ranches**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
83	31	168%	\$810,444	\$898,366	-10%	\$517,300	\$441,700	17%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			197	198	-1%	66	339	48

Note: Current month sales are preliminary

**San Antonio Board of Realtors MLS**  
**MLS Year-to-Date Report for: March 2021**

**Single Family**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
8,400	7,515	12%	\$311,241	\$272,217	14%	\$264,300	\$235,600	12%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
146	128	14%	47	69	-32%	9,651	4,632	9,323

**Condominium and Townhomes**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
210	187	12%	\$250,364	\$167,941	49%	\$147,700	\$138,200	7%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
204	140	45%	68	79	-13%	271	242	237

**Multifamily**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
91	103	-12%	\$339,393	\$319,603	6%	\$294,600	\$316,200	-7%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
121	106	14%	51	72	-30%	188	131	129

**Residential Lots & Acreage**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
1,203	781	54%	\$125,088	\$90,116	39%	\$84,200	\$64,900	30%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			176	154	14%	1,410	1,945	1,243

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**Residential Rental**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
3,023	3,585	-16%	\$1,565	\$1,448	8%			
Price/100 Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
90	83	9%	42	61	-32%	3,443	1,084	3,088

**Commercial**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
101	56	80%	\$315,404	\$266,395	18%	\$220,800	\$190,000	16%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			225	168	35%	267	762	76

**Commercial Land**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
31	23	35%	\$364,808	\$269,935	35%	\$233,300	\$206,200	13%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			377	395	-5%	111	448	22

**Rural Farms & Ranches**

Sales	Sales Year Ago	% Change Year Ago	Average Price	Avg Price Year Ago	% Change Year Ago	Median Price	Med Price Year Ago	% Change Year Ago
178	83	114%	\$807,647	\$725,352	11%	\$504,300	\$486,400	4%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			167	155	7%	172	346	154

# San Antonio Board of Realtors MLS

## Sales Closed by Area for: March 2021

### Single Family

Year	Month	Sales	Average Sales Price	Median Sales Price	Sales Price per Sqft	Sold to List Price	Coop Sales	New Listings	Active Listings	Pending Sales	DOM	Estimated Days-to-Sell
<b>Area: 1</b>												
2020	Mar	400	\$271,274	\$257,400	\$118	99%	88%	494	1,138	392	69	47
2021	Mar	463	\$292,374	\$276,500	\$131	99%	89%	442	475	459	44	17
<b>Area: 2</b>												
2020	Mar	132	\$203,247	\$195,000	\$103	99%	95%	145	225	126	47	28
2021	Mar	128	\$236,607	\$226,600	\$116	100%	95%	155	125	129	35	15
<b>Area: 3</b>												
2020	Mar	97	\$195,568	\$189,400	\$117	99%	84%	110	149	97	38	21
2021	Mar	85	\$214,739	\$212,100	\$128	101%	85%	126	93	112	15	14
<b>Area: 4</b>												
2020	Mar	93	\$221,553	\$214,400	\$115	99%	98%	122	180	94	38	27
2021	Mar	112	\$258,721	\$244,100	\$135	101%	87%	126	108	120	27	16
<b>Area: 5</b>												
2020	Mar	37	\$402,158	\$321,400	\$146	97%	89%	58	152	60	52	50
2021	Mar	60	\$356,484	\$336,400	\$154	99%	80%	54	57	62	42	16
<b>Area: 6</b>												
2020	Mar	55	\$414,070	\$378,600	\$143	97%	87%	85	141	53	54	35
2021	Mar	67	\$408,906	\$379,500	\$156	99%	93%	71	96	62	36	21
<b>Area: 7</b>												
2020	Mar	50	\$137,554	\$140,000	\$105	98%	96%	52	151	42	59	51
2021	Mar	52	\$132,851	\$133,000	\$113	97%	90%	59	76	44	50	25
<b>Area: 8</b>												
2020	Mar	39	\$184,246	\$173,800	\$119	98%	90%	68	143	51	40	47
2021	Mar	46	\$228,617	\$215,600	\$141	98%	80%	62	81	39	55	27
<b>Area: 9</b>												
2020	Mar	66	\$308,125	\$259,100	\$169	97%	85%	102	214	44	60	57
2021	Mar	75	\$392,215	\$258,300	\$194	97%	89%	81	149	69	56	37
<b>Area: 10</b>												
2020	Mar	136	\$430,656	\$387,800	\$146	97%	94%	189	536	107	99	67
2021	Mar	165	\$525,058	\$453,800	\$167	98%	88%	170	187	154	48	19
<b>Area: 11</b>												
2020	Mar	14	\$313,986	\$283,300	\$217	97%	64%	28	84	13	109	95
2021	Mar	18	\$290,324	\$228,100	\$208	95%	78%	27	65	16	93	64
<b>Area: 12</b>												
2020	Mar	34	\$182,224	\$166,700	\$136	97%	88%	57	149	32	92	86
2021	Mar	47	\$196,657	\$204,200	\$153	97%	85%	53	99	48	62	49
<b>Area: 13</b>												
2020	Mar	65	\$493,719	\$370,800	\$215	95%	83%	102	244	59	92	60
2021	Mar	71	\$565,074	\$455,600	\$235	97%	89%	78	134	84	74	33
<b>Area: 14</b>												
2020	Mar	100	\$238,415	\$233,300	\$121	99%	96%	132	172	81	51	29
2021	Mar	95	\$253,965	\$259,200	\$130	101%	92%	85	73	80	26	12
<b>Area: 15</b>												
2020	Mar	77	\$203,548	\$199,300	\$112	99%	87%	102	172	79	66	31
2021	Mar	78	\$231,393	\$229,200	\$128	101%	95%	86	71	73	29	13
<b>Area: 16</b>												
2020	Mar	97	\$197,300	\$193,200	\$104	99%	87%	142	220	75	46	31
2021	Mar	108	\$241,656	\$222,600	\$131	108%	89%	155	127	121	24	19

Note: Current month data are preliminary

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### Single Family

Year	Month	Sales	Average Sales Price	Median Sales Price	Sales Price per Sqft	Sold to List Price	Coop Sales	New Listings	Active Listings	Pending Sales	DOM	Estimated Days-to-Sell
<b>Area: 17</b>												
2020	Mar	205	\$193,501	\$187,500	\$104	98%	92%	205	470	193	72	41
2021	Mar	217	\$226,958	\$220,300	\$118	100%	88%	172	181	202	35	15
<b>Area: 18</b>												
2020	Mar	243	\$367,689	\$339,600	\$133	98%	88%	313	762	224	63	46
2021	Mar	253	\$413,084	\$380,400	\$150	100%	90%	236	260	246	47	15
<b>Area: 19</b>												
2020	Mar	61	\$139,870	\$145,800	\$105	97%	82%	78	180	59	54	49
2021	Mar	71	\$178,534	\$177,500	\$122	100%	86%	98	110	81	42	28
<b>Area: 20</b>												
2020	Mar	83	\$203,848	\$195,000	\$119	99%	94%	85	252	86	70	51
2021	Mar	138	\$228,521	\$222,700	\$125	99%	91%	146	180	170	49	26
<b>Area: 21</b>												
2020	Mar	32	\$132,096	\$134,000	\$103	98%	91%	29	70	27	41	35
2021	Mar	27	\$167,464	\$161,700	\$127	96%	70%	36	43	29	21	22
<b>Area: 22</b>												
2020	Mar	50	\$155,753	\$160,000	\$105	99%	90%	66	157	44	99	60
2021	Mar	60	\$162,784	\$172,500	\$118	97%	80%	49	51	57	38	16
<b>Area: 23</b>												
2020	Mar	100	\$199,667	\$198,500	\$122	99%	93%	121	250	105	58	47
2021	Mar	131	\$235,819	\$229,600	\$128	99%	92%	143	118	183	51	16
<b>Area: 24</b>												
2020	Mar	15	\$196,940	\$162,500	\$130	96%	67%	38	132	28	87	93
2021	Mar	31	\$339,785	\$306,200	\$175	97%	71%	26	54	22	72	33
<b>Area: 25</b>												
2020	Mar	49	\$454,632	\$359,100	\$177	96%	90%	104	344	45	103	84
2021	Mar	81	\$576,371	\$472,200	\$213	99%	83%	59	128	70	69	26
<b>Area: 26</b>												
2020	Mar	233	\$381,317	\$342,700	\$155	98%	90%	330	948	226	74	64
2021	Mar	268	\$437,702	\$362,300	\$181	99%	87%	285	284	305	54	15
<b>Area: 27</b>												
2020	Mar	279	\$260,732	\$245,600	\$121	98%	90%	368	733	272	83	42
2021	Mar	325	\$286,626	\$271,200	\$134	99%	89%	338	350	336	43	18
<b>Area: 28</b>												
2020	Mar	45	\$293,157	\$259,400	\$144	99%	84%	84	194	63	74	59
2021	Mar	65	\$349,969	\$368,800	\$158	100%	86%	55	84	52	50	20
<b>Area: 29</b>												
2020	Mar	30	\$222,852	\$208,300	\$116	96%	87%	37	113	29	66	60
2021	Mar	33	\$223,316	\$232,500	\$120	99%	76%	56	95	39	56	51
<b>Area: 30</b>												
2020	Mar	52	\$285,346	\$275,000	\$135	98%	90%	65	180	60	67	53
2021	Mar	46	\$341,189	\$295,800	\$158	99%	87%	74	103	56	49	30
<b>Area: 31</b>												
2020	Mar	60	\$337,038	\$283,300	\$151	95%	72%	91	424	51	128	109
2021	Mar	100	\$400,290	\$325,000	\$189	98%	70%	136	283	102	65	55

Note: Current month data are preliminary