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**FOR IMMEDIATE RELEASE**  
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**San Antonio Real Estate Market Reflects Robust Activity in May 2024**

San Antonio – The latest Multiple Listing Service (MLS) report from the San Antonio Board of REALTORS® (SABOR) indicates dynamic trends in the local real estate market for May 2024. A total of 3,472 homes were sold, reflecting a 3% decrease from May 2023. The average home price decreased by 2% to \$371,202, while the median price remained stable at \$314,000. The average residential rental price saw a slight increase, reaching \$1,889, highlighting continued strength in the rental market.

“The average number of days on the market increased by 8% to 77 days, suggesting a slightly longer selling period for properties compared to the same time a year ago,” said Will Curtis, SABOR’s 2024 Chair of the Board. “The months of inventory remained balanced at 4.5. New listings surged by 15% to 4,767, while active listings saw a significant 34% increase to 12,727, indicating ample options for buyers.”

Statewide, total sales saw an impressive 8.6% increase, with 29,038 homes sold. Both average and median prices experienced growth, with the average price rising by 4.4% to \$436,730, and the median price increasing by 1.8% to \$345,000. Median prices varied across major counties in Texas, with Bexar County at \$299,990, Travis County at \$561,425, Harris County at \$335,000 and Dallas County at \$385,530.

Additional key metrics from the May 2024 report include:

- \$181 per square foot, a 1% increase
- 94.5% of homes closed at the original list price
- 2,802 pending listings, a 16% decrease

Price distribution showed:

- 9.2% of sales priced at \$199,000 and below
- 74.2% of sales priced between \$200,000 and \$499,000
- 16.5% of sales priced at \$500,000 and up

**SABOR Multiple Listing Service Report: April Home Sales Recap**

	<b>May 2022</b>	<b>May 2023</b>	<b>May 2024</b>
Total Month Sales	3,592 homes	3,594 homes	3,472 homes
Average Price	\$388,655	\$378,677	\$371,202
Median Price	\$335,000	\$315,000	\$314,000

*\*Percentage increases/decreases are based on a year-over-year comparison.*

**About SABOR:**

The San Antonio Board of REALTORS® is your primary resource when it comes to finding a REALTOR® and buying and selling in the San Antonio area. It is the largest professional trade association in San Antonio and represents over 13,000 REALTOR® members. SABOR's membership services ten counties including Bexar, Atascosa, Frio, Karnes, Kendall, LaSalle, McMullen, Medina, Uvalde, and Wilson. SABOR is one of over 1,200 local boards and 54 state and territory organizations of REALTORS® nationwide that make up the National Association of REALTORS® (NAR).

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