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Home Sales, Prices in San Antonio Area Continue to Climb
San Antonio Board of REALTORS® Reports on Latest Housing Market Activity

San Antonio – Home sales in the San Antonio area climbed six percent compared to this month last year for a total of 3,003 sales, according to the Multiple Listing Service Report from the San Antonio Board of REALTORS® (SABOR) which reports on all areas contained within the MLS. Average sales price and median sales price each increased four percent year-over-year, with the average price rising to \$267,071 and the median reaching \$230,700. The month ended with 3,182 sales still pending (301 more than at the end of April 2018), and months of inventory continued its streak of remaining below four months, with April reporting just 3.7 months available.

In April, the majority of homes sold in the San Antonio area were those priced between \$200,000 and \$500,000 with this segment making up 58.2 percent of the market. An additional 35.7 percent of the homes sold were those priced under \$200,000 and the remaining 6.1 percent of homes sold were those priced over \$500,000, with 18 of those priced over \$1 million. Homes on average spent just 62 days on the market, four more than this time last year.

“While inventory has remained low, it is clear more and more people are still finding homes that meet their needs which has caused this increase in home sales,” said Grant Lopez, SABOR’s 2019 Chairman of the Board. “Prices will likely continue to grow as demand increases this summer, but the good news is these prices are still more affordable than other metro areas in the state.”

In fact, in nearby Travis County, the average price of a home sold in April was \$483,914 while the average price of a home sold in Comal County was \$341,040. For comparison, the average price of a home sold in Bexar County was just \$256,669.

A total of 2,185 homes were sold in Bexar County during April, a 5.6 percent increase year-over-year, with the median rising 5.3 percent to an even \$200,000.

In Texas, total home sales increased 6.8 percent for a total of 29,950 homes sold. The average price of a home sold in the state was \$298,657, a 4.6 percent year-over-year increase, and the median was \$242,950, a 4.3 percent increase. The month reported just 3.6 months of inventory available.

“With the summer buying season on the horizon, our advice to those interested in buying or selling during this busy time is to know your priorities, and meet with a REALTOR® now so you can be ready to make a move quickly,” said Gilbert S. Gonzalez, SABOR’s President and CEO.

SABOR Multiple Listing Service Report: Home Sales Recap

	April 2017	April 2018	April 2019
Total Month Sales	2,443 (2% decrease)	2,823 (17% increase)	3,003 (6% increase)
Average Price	\$251,738 (8% increase)	\$255,987 (2% increase)	\$267,071 (4% increase)
Median Price	\$215,400 (8% increase)	\$222,500 (3% increase)	\$230,700 (4% increase)

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

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About SABOR:

The San Antonio Board of REALTORS® is the largest professional trade association in San Antonio and represents over 11,000 REALTOR® members. SABOR’s membership services nine counties including Bexar, Atascosa, Frio, Karnes, Kendall, LaSalle, McMullen, Medina 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).