

# San Antonio Board of Realtors MLS

MLS Report for: May 2020

## 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
2,869	3,590	-20%	\$281,353	\$272,558	3%	\$242,400	\$238,300	2%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
131	126	4%	62	57	9%	4,080	8,675	3,745

## 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
41	81	-49%	\$205,903	\$189,297	9%	\$137,500	\$136,900	0%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
163	151	8%	52	76	-32%	118	321	61

## 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
19	41	-54%	\$256,676	\$296,875	-14%	\$216,700	\$308,300	-30%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
123	107	15%	46	36	28%	41	174	28

## 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
238	327	-27%	\$94,808	\$81,781	16%	\$62,300	\$64,200	-3%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			144	192	-25%	442	3,116	300

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
1,489	1,383	8%	\$1,508	\$1,531	-2%			
Price/ 100 Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
86	85	1%	48	46	4%	1,514	1,468	1,431

## 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
22	20	10%	\$145,399	\$193,046	-25%	\$16,900	\$126,700	-87%
Price/ Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			146	156	-6%	64	822	18

## 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
3	13	-77%	\$203,667	\$632,144	-68%	\$97,500	\$350,000	-72%
Price/ Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			324	195	66%	22	504	2

## 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
25	33	-24%	\$741,393	\$843,945	-12%	\$391,700	\$491,700	-20%
Price/ Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			329	122	170%	73	580	31

Note: Current month sales are preliminary

**San Antonio Board of Realtors MLS**  
**MLS Year-to-Date Report for: May 2020**

**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
13,032	13,460	-3%	\$274,645	\$262,366	5%	\$238,200	\$229,000	4%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
129	124	4%	66	64	3%	18,767	9,289	14,691

**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
280	311	-10%	\$172,752	\$213,511	-19%	\$138,200	\$136,600	1%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
143	166	-14%	72	77	-7%	466	306	270

**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
159	175	-9%	\$317,152	\$302,069	5%	\$311,500	\$268,800	16%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
110	108	2%	69	49	40%	249	171	160

**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
1,209	1,330	-9%	\$90,109	\$88,904	1%	\$64,500	\$60,300	7%
Price/Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			159	182	-13%	2,288	3,195	1,203

**San Antonio Board of Realtors MLS**  
**MLS Year-to-Date Report for: May 2020**

**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
6,180	6,055	2%	\$1,467	\$1,462	0%			
Price/ 100 Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
84	82	3%	56	53	6%	6,857	1,745	6,262

**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
91	114	-20%	\$251,801	\$322,715	-22%	\$202,800	\$180,000	13%
Price/ Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			162	180	-10%	474	808	64

**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
32	51	-37%	\$307,782	\$449,580	-32%	\$212,500	\$197,500	8%
Price/ Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			339	354	-4%	176	506	20

**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
135	191	-29%	\$684,390	\$742,642	-8%	\$457,700	\$442,500	3%
Price/ Sqft	Price/SF Year Ago	% Change Year Ago	DOM	DOM Year Ago	% Change Year Ago	New Listings	Active Listings	Pending Sales
			179	192	-7%	370	571	128

# San Antonio Board of Realtors MLS

## Sales Closed by Area for: May 2020

### 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>												
2019	May	464	\$264,255	\$252,000	\$111	99%	91%	521	1,184	376	61	54
2020	May	389	\$269,621	\$253,000	\$119	99%	90%	442	931	519	70	39
<b>Area: 2</b>												
2019	May	142	\$196,174	\$191,200	\$99	100%	87%	190	241	115	30	30
2020	May	112	\$205,971	\$197,300	\$104	99%	89%	138	207	149	37	27
<b>Area: 3</b>												
2019	May	137	\$192,308	\$190,300	\$109	100%	92%	157	189	107	31	27
2020	May	91	\$201,647	\$194,200	\$115	100%	95%	109	144	84	28	22
<b>Area: 4</b>												
2019	May	137	\$233,483	\$223,000	\$117	99%	93%	157	235	109	41	36
2020	May	101	\$237,165	\$230,200	\$119	99%	93%	126	193	107	37	30
<b>Area: 5</b>												
2019	May	48	\$354,000	\$296,900	\$133	98%	77%	76	157	35	52	49
2020	May	47	\$336,420	\$279,200	\$144	96%	89%	54	111	52	43	37
<b>Area: 6</b>												
2019	May	64	\$381,104	\$333,300	\$142	98%	84%	106	225	73	59	57
2020	May	49	\$388,830	\$366,700	\$138	96%	86%	77	168	59	60	43
<b>Area: 7</b>												
2019	May	48	\$112,203	\$116,200	\$93	97%	88%	87	131	50	43	48
2020	May	43	\$124,547	\$133,300	\$96	96%	86%	60	135	52	76	47
<b>Area: 8</b>												
2019	May	58	\$183,526	\$172,000	\$115	98%	86%	63	126	48	37	43
2020	May	35	\$183,391	\$186,200	\$122	98%	89%	52	128	47	46	44
<b>Area: 9</b>												
2019	May	73	\$239,082	\$201,900	\$159	97%	89%	101	227	47	74	61
2020	May	58	\$343,026	\$222,200	\$181	93%	83%	81	223	67	57	63
<b>Area: 10</b>												
2019	May	140	\$428,068	\$391,700	\$144	97%	86%	247	660	127	71	89
2020	May	118	\$458,357	\$408,700	\$150	98%	89%	226	586	177	66	75
<b>Area: 11</b>												
2019	May	19	\$326,121	\$310,000	\$218	97%	89%	39	105	26	71	124
2020	May	13	\$274,492	\$250,000	\$188	96%	92%	42	103	12	96	118
<b>Area: 12</b>												
2019	May	30	\$159,863	\$130,000	\$127	98%	93%	55	152	25	56	97
2020	May	27	\$151,576	\$145,000	\$117	96%	70%	57	163	19	52	96
<b>Area: 13</b>												
2019	May	88	\$434,656	\$340,700	\$203	95%	74%	124	340	60	61	87
2020	May	57	\$419,751	\$428,100	\$202	97%	88%	92	258	61	67	68
<b>Area: 14</b>												
2019	May	110	\$241,773	\$231,400	\$120	99%	92%	158	241	101	37	46
2020	May	75	\$246,286	\$238,300	\$117	99%	88%	106	141	98	30	25
<b>Area: 15</b>												
2019	May	82	\$194,197	\$185,000	\$107	99%	98%	130	207	89	27	39
2020	May	83	\$199,930	\$188,900	\$116	98%	93%	89	131	96	39	24
<b>Area: 16</b>												
2019	May	135	\$190,562	\$187,700	\$102	99%	93%	153	243	119	31	36
2020	May	112	\$190,162	\$188,800	\$104	99%	89%	105	180	98	46	26

Note: Current month data are preliminary

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## Sales Closed by Area for: May 2020

### 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>												
2019	May	203	\$204,892	\$195,900	\$102	98%	90%	259	445	174	50	42
2020	May	159	\$209,296	\$197,200	\$108	99%	95%	208	368	256	76	34
<b>Area: 18</b>												
2019	May	316	\$358,082	\$338,300	\$126	98%	92%	429	1,031	297	65	66
2020	May	244	\$378,589	\$342,700	\$133	98%	89%	394	747	342	62	48
<b>Area: 19</b>												
2019	May	65	\$135,918	\$132,800	\$96	97%	88%	92	167	50	40	45
2020	May	39	\$161,880	\$160,000	\$106	100%	90%	86	195	55	73	57
<b>Area: 20</b>												
2019	May	78	\$184,692	\$183,300	\$112	99%	90%	92	215	62	62	57
2020	May	94	\$211,095	\$198,800	\$113	98%	87%	144	252	143	80	48
<b>Area: 21</b>												
2019	May	34	\$142,096	\$138,000	\$104	98%	82%	34	83	33	35	47
2020	May	26	\$142,402	\$143,300	\$98	100%	81%	42	79	34	49	40
<b>Area: 22</b>												
2019	May	34	\$131,321	\$126,700	\$101	98%	91%	61	114	24	60	52
2020	May	44	\$180,684	\$180,800	\$112	99%	89%	40	112	58	80	42
<b>Area: 23</b>												
2019	May	108	\$194,263	\$200,000	\$108	99%	93%	155	181	119	38	38
2020	May	90	\$199,814	\$203,800	\$120	99%	91%	157	216	162	60	42
<b>Area: 24</b>												
2019	May	31	\$228,820	\$241,700	\$135	94%	77%	30	154	17	112	104
2020	May	19	\$326,828	\$285,700	\$177	96%	79%	27	115	30	94	82
<b>Area: 25</b>												
2019	May	90	\$481,173	\$391,700	\$170	95%	84%	123	372	70	105	104
2020	May	58	\$544,518	\$455,600	\$183	96%	84%	92	327	64	95	86
<b>Area: 26</b>												
2019	May	278	\$370,878	\$352,400	\$151	98%	89%	377	999	250	78	74
2020	May	238	\$363,631	\$337,500	\$157	97%	87%	357	886	337	75	61
<b>Area: 27</b>												
2019	May	355	\$260,258	\$243,300	\$120	98%	86%	410	975	293	58	57
2020	May	250	\$262,231	\$245,400	\$119	98%	86%	355	676	360	63	40
<b>Area: 28</b>												
2019	May	61	\$324,605	\$336,500	\$147	99%	87%	94	226	51	51	74
2020	May	52	\$287,431	\$287,500	\$144	98%	94%	84	202	57	59	61
<b>Area: 29</b>												
2019	May	39	\$178,472	\$165,000	\$112	98%	69%	39	107	32	71	59
2020	May	30	\$203,907	\$185,000	\$109	98%	93%	39	114	23	74	64
<b>Area: 30</b>												
2019	May	57	\$263,193	\$247,500	\$124	97%	88%	105	252	46	57	96
2020	May	60	\$297,518	\$265,400	\$138	97%	82%	73	142	72	74	42
<b>Area: 31</b>												
2019	May	66	\$325,357	\$245,500	\$152	97%	77%	115	425	62	104	109
2020	May	56	\$326,168	\$233,300	\$158	96%	77%	126	442	55	78	117

Note: Current month data are preliminary