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Bexar County Faring Well in County-by-County Comparison According to San Antonio Board of REALTORS® May Housing Trends

Pending Sales Show the Promise of a Strong June for Home Buying

San Antonio – May Housing Trends Reports shows a total of 2,869 homes sold in San Antonio during the month of May. While this displays a year-over-year comparison decrease (compared to 3,590 in May 2019), it is an increase over April's sales of 2,748 homes. This is according to the Multiple Listing Service Report from the San Antonio Board of REALTORS® (SABOR) which reports on all areas contained within the MLS.

Compared to May 2019, San Antonio's average price of a home increased by 3%. Year-to-date, the average price has shown an increase of 5% to \$274,645. Since the start of 2020, there have been 18,676 active listings, and 13,032 total home sales in the city.

In a year-over-year comparison for May, Bexar, Harris, Travis, and Dallas Counties have shown a decrease in sales compared to May 2019. However, in a county-by-county comparison, Bexar County's decrease in home sales is significantly less than the other Texas counties - only a 13.4% decrease in sales from May 2020 vs. May 2019. Harris, Travis, and Dallas Counties have had a decrease in home sales of 24.9%, 33.1%, and 32.9%, respectively. Bexar County is faring the best of any other major county in Texas, a positive indication for San Antonio's housing market.

Additionally, pending sales (3,745) entering from May into June are 501 sales more than last year at the same transition time. This number is a great indicator for the city, as well, showing home buyers and sellers are back in action, leading into a very strong buying season in June, which should continue through the summer.

“While we saw a little downward trend this month compared to May 2019, if we're looking at total numbers for the year, the sales numbers are only at 0.3% decrease, so we're near par for year-to-date home sales,” said Kim Bragman, SABOR's 2020 Chairman of the Board. “Also, we are entering into June with total number of pending sales up by 20%, which is promising for an upward trajectory to round out the year, as we move into summer buying months.”

SABOR Multiple Listing Service Report: Home Sales Recap

	May 2020	May 2019	May 2018
Total Month Sales	2,869 (20% decrease)*	3,590	3,290
Average Price	\$281,353 (3% increase)*	\$272,558	\$269,410
Median Price	\$242,400 (2% increase)*	\$230,000	\$231,600
Days on the Market	62 days (9% increase)*	57 days	56 days

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

For more information, visit www.sabor.com.

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About SABOR:

The San Antonio Board of REALTORS® is the largest professional trade association in San Antonio and represents over 12,000 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).