

San Marcos Housing Report

February 2024



Median price

\$320,000

↓ **8.4%**

Compared to February 2023

Price Distribution



Active listings

↑ **7.6%**

185 in February 2024



Closed sales

↑ **15.4%**

45 in February 2024



Days on market

Days on market 92

Days to close 30

Total 122

47 days less than February 2023



Months of inventory

3.5

Compared to 3.2 in February 2023

About the data used in this report

Data used in this report come from the Texas REALTOR® Data Relevance Project, a partnership among the Texas Association of REALTORS® and local REALTOR® associations throughout the state. Analysis is provided through a research agreement with the Real Estate Center at Texas A&M University.

