

# GREENWOOD KING

ANNUAL REPORT 2023



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# HOUSTON MARKET REPORT

<b>NUMBER OF SALES:TOTAL</b>	<b>1/01/23 - 12/31/23</b>	<b>1/01/22 - 12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	84	85	-1%
ROYDEN OAKS, OAK ESTATES	11	19	-42%
AFTON OAKS	31	37	-16%
MONTROSE (SINGLE FAMILY)	226	323	-30%
MONTROSE (TOWNHOUSES)	200	255	-22%
WEST UNIVERSITY	212	237	-11%
BOULEVARD OAKS	39	39	0%
SOUTHAMPTON	18	17	+6%
SOUTHGATE AREA	17	27	-37%
BRAES HEIGHTS, AYRSHIRE	52	66	-21%
BRAESWOOD	10	15	-33%
BELLAIRE	193	245	-21%
WESTBURY	164	263	-38%
WILLOW MEADOWS, WILLOW BEND	140	158	-11%
TANGLEWOOD	53	64	-17%
BRIARGROVE	49	68	-28%
BRIARMEADOW	43	41	+5%
BRIARGROVE PARK	65	82	-21%
MEMORIAL CLOSE-IN	25	42	-40%
MEMORIAL VILLAGES	122	183	-33%
SPRING VALLEY, HILSHIRE	72	85	-15%
MEMORIAL	387	455	-15%
WILCHESTER	44	43	+2%
HEIGHTS	960	1,258	-24%
COTTAGE GROVE	116	203	-43%
GARDEN OAKS	68	80	-15%
OAK FOREST	549	636	-14%
SHEPHERD PARK PLAZA	112	122	-8%
TIMBERGROVE, LAZYBROOK	273	271	+1%
SHADY ACRES	244	341	-28%
<b>TOTAL</b>	<b>4,579</b>	<b>5,761</b>	<b>-21%</b>

# HOUSTON MARKET REPORT

<b>AVERAGE SALES PRICE:TOTAL</b>	<b>1/01/23 - 12/31/23</b>	<b>1/01/22 - 12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	\$3,878,000	\$3,636,000	+7%
ROYDEN OAKS, OAK ESTATES	2,248,000	1,751,000	+28%
AFTON OAKS	1,673,000	1,381,000	+21%
MONTROSE (SINGLE FAMILY)	882,000	844,000	+5%
MONTROSE (TOWNHOUSES)	463,000	447,000	+4%
WEST UNIVERSITY	1,770,000	1,703,000	+4%
BOULEVARD OAKS	1,619,000	1,265,000	+28%
SOUTHAMPTON	1,851,000	1,798,000	+3%
SOUTHGATE AREA	1,251,000	1,053,000	+19%
BRAES HEIGHTS, AYRSHIRE	1,337,000	1,090,000	+23%
BRAESWOOD	1,149,000	1,247,000	-8%
BELLAIRE	1,132,000	1,046,000	+8%
WESTBURY	345,000	343,000	+1%
WILLOW MEADOWS, WILLOW BEND	410,000	383,000	+7%
TANGLEWOOD	2,580,000	2,385,000	+8%
BRIARGROVE	1,076,000	1,204,000	-11%
BRIARMEADOW	549,000	571,000	-4%
BRIARGROVE PARK	722,000	674,000	+7%
MEMORIAL CLOSE-IN	2,125,000	2,896,000	-27%
MEMORIAL VILLAGES	2,488,000	2,574,000	-3%
SPRING VALLEY, HILSHIRE	1,373,000	1,160,000	+18%
MEMORIAL	1,020,000	992,000	+3%
WILCHESTER	1,061,000	1,041,000	+2%
HEIGHTS	769,000	717,000	+7%
COTTAGE GROVE	512,000	492,000	+4%
GARDEN OAKS	887,000	760,000	+17%
OAK FOREST	638,000	549,000	+16%
SHEPHERD PARK PLAZA	506,000	511,000	-1%
TIMBERGROVE, LAZYBROOK	651,000	657,000	-1%
SHADY ACRES	545,000	504,000	+8%
<b>AVERAGE</b>	<b>\$946,000</b>	<b>\$887,000</b>	<b>+7%</b>

# HOUSTON MARKET REPORT

<b>AVERAGE DAYS ON MARKET:TOTAL</b>	<b>1/01/23 - 12/31/23</b>	<b>1/01/22 - 12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	52	56	-7%
ROYDEN OAKS, OAK ESTATES	44	29	+52%
AFTON OAKS	36	57	-37%
MONTROSE (SINGLE FAMILY)	43	41	+5%
MONTROSE (TOWNHOUSES)	37	39	-5%
WEST UNIVERSITY	30	28	+7%
BOULEVARD OAKS	48	32	+50%
SOUTHAMPTON	26	12	+117%
SOUTHGATE AREA	31	32	-3%
BRAES HEIGHTS, AYRSHIRE	32	26	+23%
BRAESWOOD	79	61	+30%
BELLAIRE	32	40	-20%
WESTBURY	40	36	+11%
WILLOW MEADOWS, WILLOW BEND	32	30	+7%
TANGLEWOOD	43	55	-22%
BRIARGROVE	35	20	+75%
BRIARMEADOW	46	37	+24%
BRIARGROVE PARK	27	34	-21%
MEMORIAL CLOSE-IN	78	73	+7%
MEMORIAL VILLAGES	53	45	+18%
SPRING VALLEY, HILSHIRE	30	32	-6%
MEMORIAL	26	29	-10%
WILCHESTER	19	13	+46%
HEIGHTS	28	26	+8%
COTTAGE GROVE	28	20	+40%
GARDEN OAKS	28	27	+4%
OAK FOREST	30	29	+3%
SHEPHERD PARK PLAZA	29	22	+32%
TIMBERGROVE, LAZYBROOK	28	33	-15%
SHADY ACRES	26	23	+13%
<b>AVERAGE</b>	<b>37</b>	<b>35</b>	<b>+6%</b>

# HOUSTON MARKET REPORT

<b>NUMBER OF LISTINGS: TOTAL</b>	<b>12/31/23</b>	<b>12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	25	30	-17%
ROYDEN OAKS, OAK ESTATES	8	2	+300%
AFTON OAKS	10	9	+11%
MONTROSE (SINGLE FAMILY)	84	80	+5%
MONTROSE (TOWNHOUSES)	47	43	+9%
WEST UNIVERSITY	34	39	-13%
BOULEVARD OAKS	12	10	+20%
SOUTHAMPTON	4	2	+100%
SOUTHGATE AREA	4	8	-50%
BRAES HEIGHTS, AYRSHIRE	19	13	+46%
BRAESWOOD	2	5	-60%
BELLAIRE	37	45	-18%
WESTBURY	47	56	-16%
WILLOW MEADOWS, WILLOW BEND	23	41	-44%
TANGLEWOOD	15	17	-12%
BRIARGROVE	5	10	-50%
BRIARMEADOW	8	10	-20%
BRIARGROVE PARK	9	14	-36%
MEMORIAL CLOSE-IN	11	9	+22%
MEMORIAL VILLAGES	40	50	-20%
SPRING VALLEY, HILSHIRE	10	18	-44%
MEMORIAL	65	64	+2%
WILCHESTER	1	0	NA
HEIGHTS	249	223	+12%
COTTAGE GROVE	10	21	-52%
GARDEN OAKS	17	19	-11%
OAK FOREST	117	138	-15%
SHEPHERD PARK PLAZA	27	49	-45%
TIMBERGROVE, LAZYBROOK	51	52	-2%
SHADY ACRES	64	48	+33%
<b>TOTAL FOR 30 MARKETS</b>	<b>1,055</b>	<b>1,125</b>	<b>-6%</b>

# HOUSTON MARKET REPORT

<b>SALES VOLUME: TOTAL</b>	<b>1/01/23 - 12/31/23</b>	<b>1/01/22 - 12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	\$325,700,000	\$309,000,000	+5%
ROYDEN OAKS, OAK ESTATES	24,700,000	33,300,000	-26%
AFTON OAKS	51,900,000	51,100,000	+2%
MONTROSE (SINGLE FAMILY)	199,300,000	272,500,000	-27%
MONTROSE (TOWNHOUSES)	92,600,000	114,000,000	-19%
WEST UNIVERSITY	375,300,000	403,500,000	-7%
BOULEVARD OAKS	63,100,000	49,300,000	+28%
SOUTHAMPTON	33,300,000	30,600,000	+9%
SOUTHGATE AREA	21,300,000	28,400,000	-25%
BRAES HEIGHTS, AYRSHIRE	69,500,000	72,000,000	-3%
BRAESWOOD	11,500,000	18,700,000	-39%
BELLAIRE	218,600,000	256,300,000	-15%
WESTBURY	56,600,000	90,100,000	-37%
WILLOW MEADOWS, WILLOW BEND	57,400,000	60,400,000	-5%
TANGLEWOOD	136,800,000	152,600,000	-10%
BRIARGROVE	52,700,000	81,800,000	-36%
BRIARMEADOW	23,600,000	23,400,000	+1%
BRIARGROVE PARK	46,900,000	55,300,000	-15%
MEMORIAL CLOSE-IN	53,100,000	121,600,000	-56%
MEMORIAL VILLAGES	303,600,000	471,000,000	-36%
SPRING VALLEY, HILSHIRE	98,800,000	99,100,000	0%
MEMORIAL	394,800,000	446,900,000	-12%
WILCHESTER	46,700,000	45,800,000	+2%
HEIGHTS	738,400,000	902,400,000	-18%
COTTAGE GROVE	59,400,000	99,900,000	-41%
GARDEN OAKS	60,300,000	60,800,000	-1%
OAK FOREST	350,000,000	348,900,000	0%
SHEPHERD PARK PLAZA	56,600,000	62,300,000	-9%
TIMBERGROVE, LAZYBROOK	177,700,000	178,000,000	0%
SHADY ACRES	132,900,000	171,700,000	-23%
<b>TOTAL</b>	<b>\$4,333,100,000</b>	<b>\$5,110,700,000</b>	<b>-15%</b>

# HOUSTON MARKET REPORT

<b>NUMBER OF SALES: REALES</b>	<b>1/01/23 - 12/31/23</b>	<b>1/01/22 - 12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	76	77	-1%
ROYDEN OAKS, OAK ESTATES	8	17	-53%
AFTON OAKS	23	33	-30%
MONTROSE (SINGLE FAMILY)	178	246	-28%
MONTROSE (TOWNHOUSES)	196	255	-23%
WEST UNIVERSITY	181	214	-15%
BOULEVARD OAKS	34	39	-13%
SOUTHAMPTON	17	17	0%
SOUTHGATE AREA	15	25	-40%
BRAES HEIGHTS, AYRSHIRE	43	63	-32%
BRAESWOOD	9	15	-40%
BELLAIRE	174	229	-24%
WESTBURY	164	263	-38%
WILLOW MEADOWS, WILLOW BEND	134	157	-15%
TANGLEWOOD	52	62	-16%
BRIARGROVE	47	66	-29%
BRIARMEADOW	33	41	-20%
BRIARGROVE PARK	65	81	-20%
MEMORIAL CLOSE-IN	25	40	-37%
MEMORIAL VILLAGES	111	171	-35%
SPRING VALLEY, HILSHIRE	62	80	-22%
MEMORIAL	378	432	-12%
WILCHESTER	44	43	+2%
HEIGHTS	770	1,117	-31%
COTTAGE GROVE	101	171	-41%
GARDEN OAKS	56	73	-23%
OAK FOREST	440	486	-9%
SHEPHERD PARK PLAZA	59	79	-25%
TIMBERGROVE, LAZYBROOK	172	211	-18%
SHADY ACRES	198	296	-33%
<b>TOTAL</b>	<b>3,865</b>	<b>5,099</b>	<b>-24%</b>

# HOUSTON MARKET REPORT

<b>AVERAGE SALES PRICE: REALES</b>	<b>1/01/23 - 12/31/23</b>	<b>1/01/22 - 12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	\$3,580,000	\$3,492,000	+3%
ROYDEN OAKS, OAK ESTATES	1,983,000	1,664,000	+19%
AFTON OAKS	1,435,000	1,241,000	+16%
MONTROSE (SINGLE FAMILY)	811,000	831,000	-2%
MONTROSE (TOWNHOUSES)	460,000	447,000	+3%
WEST UNIVERSITY	1,680,000	1,631,000	+3%
BOULEVARD OAKS	1,412,000	1,265,000	+12%
SOUTHAMPTON	1,784,000	1,798,000	-1%
SOUTHGATE AREA	1,145,000	965,000	+19%
BRAES HEIGHTS, AYRSHIRE	1,240,000	1,051,000	+18%
BRAESWOOD	1,000,000	1,247,000	-20%
BELLAIRE	1,081,000	1,012,000	+7%
WESTBURY	345,000	343,000	+1%
WILLOW MEADOWS, WILLOW BEND	391,000	381,000	+3%
TANGLEWOOD	2,557,000	2,297,000	+11%
BRIARGROVE	1,012,000	1,184,000	-15%
BRIARMEADOW	582,000	571,000	+2%
BRIARGROVE PARK	722,000	666,000	+8%
MEMORIAL CLOSE-IN	2,125,000	2,717,000	-22%
MEMORIAL VILLAGES	2,293,000	2,483,000	-8%
SPRING VALLEY, HILSHIRE	1,279,000	1,135,000	+13%
MEMORIAL	1,004,000	946,000	+6%
WILCHESTER	1,061,000	1,023,000	+4%
HEIGHTS	751,000	708,000	+6%
COTTAGE GROVE	501,000	472,000	+6%
GARDEN OAKS	749,000	694,000	+8%
OAK FOREST	562,000	511,000	+10%
SHEPHERD PARK PLAZA	596,000	593,000	+1%
TIMBERGROVE, LAZYBROOK	668,000	627,000	+7%
SHADY ACRES	539,000	504,000	+7%
<b>AVERAGE</b>	<b>\$918,000</b>	<b>\$873,000</b>	<b>+5%</b>

# HOUSTON MARKET REPORT

<b>SALES VOLUME: RESALES</b>	<b>1/01/23 - 12/31/23</b>	<b>1/01/22 - 12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	\$272,100,000	\$268,900,000	+1%
ROYDEN OAKS, OAK ESTATES	15,900,000	28,300,000	-44%
AFTON OAKS	33,000,000	40,900,000	-19%
MONTROSE (SINGLE FAMILY)	144,400,000	204,500,000	-29%
MONTROSE (TOWNHOUSES)	90,200,000	114,000,000	-21%
WEST UNIVERSITY	304,100,000	349,000,000	-13%
BOULEVARD OAKS	48,000,000	49,300,000	-3%
SOUTHAMPTON	30,300,000	30,600,000	-1%
SOUTHGATE AREA	17,200,000	24,100,000	-29%
BRAES HEIGHTS, AYRSHIRE	53,300,000	66,200,000	-19%
BRAESWOOD	9,000,000	18,700,000	-52%
BELLAIRE	188,200,000	231,700,000	-19%
WESTBURY	56,600,000	90,100,000	-37%
WILLOW MEADOWS, WILLOW BEND	52,400,000	59,800,000	-12%
TANGLEWOOD	133,000,000	142,400,000	-7%
BRIARGROVE	47,500,000	78,200,000	-39%
BRIARMEADOW	19,200,000	23,400,000	-18%
BRIARGROVE PARK	46,900,000	53,900,000	-13%
MEMORIAL CLOSE-IN	53,100,000	108,700,000	-51%
MEMORIAL VILLAGES	254,500,000	424,600,000	-40%
SPRING VALLEY, HILSHIRE	79,300,000	90,800,000	-13%
MEMORIAL	379,700,000	408,700,000	-7%
WILCHESTER	46,700,000	44,000,000	+6%
HEIGHTS	578,500,000	790,500,000	-27%
COTTAGE GROVE	50,600,000	80,700,000	-37%
GARDEN OAKS	42,000,000	50,600,000	-17%
OAK FOREST	247,300,000	248,400,000	0%
SHEPHERD PARK PLAZA	35,200,000	46,800,000	-25%
TIMBERGROVE, LAZYBROOK	114,800,000	132,300,000	-13%
SHADY ACRES	106,700,000	149,200,000	-28%
<b>TOTAL</b>	<b>\$3,549,700,000</b>	<b>\$4,449,300,000</b>	<b>-20%</b>

# HOUSTON MARKET REPORT

<b>NUMBER OF SALES: NEW CONSTRUCTION 1/01/23 - 12/31/23 1/01/22 - 12/31/22 CHANGE</b>			
RIVER OAKS	8	8	0%
ROYDEN OAKS, OAK ESTATES	3	2	+50%
AFTON OAKS	8	4	+100%
MONTROSE (SINGLE FAMILY)	48	77	-38%
MONTROSE (TOWNHOUSES)	4	0	NA
WEST UNIVERSITY	31	23	+35%
BOULEVARD OAKS	5	0	NA
SOUTHAMPTON	1	0	NA
SOUTHGATE AREA	2	2	0%
BRAES HEIGHTS, AYRSHIRE	9	3	+200%
BRAESWOOD	1	0	NA
BELLAIRE	19	16	+19%
WESTBURY	0	0	NA
WILLOW MEADOWS, WILLOW BEND	6	1	+500%
TANGLEWOOD	1	2	-50%
BRIARGROVE	2	2	0%
BRIARMEADOW	10	0	NA
BRIARGROVE PARK	0	1	NA
MEMORIAL CLOSE-IN	0	2	NA
MEMORIAL VILLAGES	11	12	-8%
SPRING VALLEY, HILSHIRE	10	5	+100%
MEMORIAL	9	23	-61%
WILCHESTER	0	1	NA
HEIGHTS	190	141	+35%
COTTAGE GROVE	15	32	-53%
GARDEN OAKS	12	7	+71%
OAK FOREST	109	150	-27%
SHEPHERD PARK PLAZA	53	43	+23%
TIMBERGROVE, LAZYBROOK	101	60	+68%
SHADY ACRES	46	45	+2%
<b>TOTAL</b>	<b>714</b>	<b>662</b>	<b>+8%</b>

# HOUSTON MARKET REPORT

<b>AVG SALES PRICE: NEW CONSTRUCTION</b>	<b>1/01/23 - 12/31/23</b>	<b>1/01/22 - 12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	\$6,705,000	\$5,017,000	+34%
ROYDEN OAKS, OAK ESTATES	2,956,000	2,488,000	+19%
AFTON OAKS	2,356,000	2,541,000	-7%
MONTROSE (SINGLE FAMILY)	1,144,000	883,000	+30%
MONTROSE (TOWNHOUSES)	612,000	NA	NA
WEST UNIVERSITY	2,296,000	2,370,000	-3%
BOULEVARD OAKS	3,029,000	NA	NA
SOUTHAMPTON	3,000,000	NA	NA
SOUTHGATE AREA	2,050,000	2,150,000	-5%
BRAES HEIGHTS, AYRSHIRE	1,803,000	1,921,000	-6%
BRAESWOOD	2,495,000	NA	NA
BELLAIRE	1,599,000	1,541,000	+4%
WESTBURY	NA	NA	NA
WILLOW MEADOWS, WILLOW BEND	831,000	645,000	+29%
TANGLEWOOD	3,763,000	5,100,000	-26%
BRIARGROVE	2,600,000	1,845,000	+41%
BRIARMEADOW	443,000	NA	NA
BRIARGROVE PARK	NA	1,390,000	NA
MEMORIAL CLOSE-IN	NA	6,460,000	NA
MEMORIAL VILLAGES	4,458,000	3,868,000	+15%
SPRING VALLEY, HILSHIRE	1,952,000	1,668,000	+17%
MEMORIAL	1,681,000	1,662,000	+1%
WILCHESTER	NA	1,779,000	NA
HEIGHTS	842,000	794,000	+6%
COTTAGE GROVE	585,000	598,000	-2%
GARDEN OAKS	1,531,000	1,453,000	+5%
OAK FOREST	942,000	670,000	+41%
SHEPHERD PARK PLAZA	404,000	361,000	+12%
TIMBERGROVE, LAZYBROOK	623,000	762,000	-18%
SHADY ACRES	569,000	501,000	+14%
<b>AVERAGE</b>	<b>\$1,097,000</b>	<b>\$999,000</b>	<b>+10%</b>

# HOUSTON MARKET REPORT

<b>SALES VOLUME: NEW CONSTRUCTION</b>	<b>1/01/23 - 12/31/23</b>	<b>1/01/22 - 12/31/22</b>	<b>CHANGE</b>
RIVER OAKS	\$53,600,000	\$40,100,000	+34%
ROYDEN OAKS, OAK ESTATES	8,900,000	5,000,000	+78%
AFTON OAKS	18,800,000	10,200,000	+84%
MONTROSE (SINGLE FAMILY)	54,900,000	68,000,000	-19%
MONTROSE (TOWNHOUSES)	2,400,000	0	NA
WEST UNIVERSITY	71,200,000	54,500,000	+31%
BOULEVARD OAKS	15,100,000	0	NA
SOUTHAMPTON	3,000,000	0	NA
SOUTHGATE AREA	4,100,000	4,300,000	-5%
BRAES HEIGHTS, AYRSHIRE	16,200,000	5,800,000	+179%
BRAESWOOD	2,500,000	0	NA
BELLAIRE	30,400,000	24,700,000	+23%
WESTBURY	0	0	NA
WILLOW MEADOWS, WILLOW BEND	5,000,000	600,000	+733%
TANGLEWOOD	3,800,000	10,200,000	-63%
BRIARGROVE	5,200,000	3,700,000	+41%
BRIARMEADOW	4,400,000	0	NA
BRIARGROVE PARK	0	1,400,000	NA
MEMORIAL CLOSE-IN	0	12,900,000	NA
MEMORIAL VILLAGES	49,000,000	46,400,000	+6%
SPRING VALLEY, HILSHIRE	19,500,000	8,300,000	+135%
MEMORIAL	15,100,000	38,200,000	-60%
WILCHESTER	0	1,800,000	NA
HEIGHTS	159,900,000	112,000,000	+43%
COTTAGE GROVE	8,800,000	19,100,000	-54%
GARDEN OAKS	18,400,000	10,200,000	+80%
OAK FOREST	102,700,000	100,500,000	+2%
SHEPHERD PARK PLAZA	21,400,000	15,500,000	+38%
TIMBERGROVE, LAZYBROOK	62,900,000	45,700,000	+38%
SHADY ACRES	26,200,000	22,500,000	+16%
<b>TOTAL</b>	<b>\$783,400,000</b>	<b>\$661,600,000</b>	<b>+18%</b>

# HOUSTON MARKET REPORT

## NEW CONSTRUCTION AS A PERCENT OF SALES VOLUME

	11/01/23 - 12/31/23	11/01/22 - 12/31/22
RIVER OAKS	16%	13%
ROYDEN OAKS, OAK ESTATES	36%	15%
AFTON OAKS	36%	20%
MONTROSE (SINGLE FAMILY)	28%	25%
MONTROSE (TOWNHOUSES)	3%	0%
WEST UNIVERSITY	19%	14%
BOULEVARD OAKS	24%	0%
SOUTHAMPTON	9%	0%
SOUTHGATE AREA	19%	15%
BRAES HEIGHTS, AYRSHIRE	23%	8%
BRAESWOOD	22%	0%
BELLAIRE	14%	10%
WESTBURY	0%	0%
WILLOW MEADOWS, WILLOW BEND	9%	1%
TANGLEWOOD	3%	7%
BRIARGROVE	10%	5%
BRIARMEADOW	19%	0%
BRIARGROVE PARK	0%	3%
MEMORIAL CLOSE-IN	0%	11%
MEMORIAL VILLAGES	16%	10%
SPRING VALLEY, HILSHIRE	20%	8%
MEMORIAL	4%	9%
WILCHESTER	0%	4%
HEIGHTS	22%	12%
COTTAGE GROVE	15%	19%
GARDEN OAKS	31%	17%
OAK FOREST	29%	29%
SHEPHERD PARK PLAZA	38%	25%
TIMBERGROVE, LAZYBROOK	35%	26%
SHADY ACRES	20%	13%
<b>ALL MARKETS</b>	<b>18%</b>	<b>10%</b>

# HOUSTON MARKET REPORT

## NUMBER OF LISTINGS: NEW CONSTRUCTION

## NEW CONSTRUCTION AS A PERCENT OF TOTAL LISTINGS

	NUMBER	12/31/23
RIVER OAKS	9	36%
ROYDEN OAKS, OAK ESTATES	2	25%
AFTON OAKS	2	20%
MONTROSE (SINGLE FAMILY)	30	36%
MONTROSE (TOWNHOUSES)	3	6%
WEST UNIVERSITY	9	26%
BOULEVARD OAKS	1	8%
SOUTHAMPTON	0	0%
SOUTHGATE AREA	1	25%
BRAES HEIGHTS, AYRSHIRE	10	53%
BRAESWOOD	0	0%
BELLAIRE	10	27%
WESTBURY	0	0%
WILLOW MEADOWS, WILLOW BEND	1	4%
TANGLEWOOD	1	7%
BRIARGROVE	1	20%
BRIARMEADOW	3	38%
BRIARGROVE PARK	1	11%
MEMORIAL CLOSE-IN	3	27%
MEMORIAL VILLAGES	6	15%
SPRING VALLEY, HILSHIRE	5	50%
MEMORIAL	28	43%
WILCHESTER	0	0%
HEIGHTS	90	36%
COTTAGE GROVE	0	0%
GARDEN OAKS	4	24%
OAK FOREST	58	50%
SHEPHERD PARK PLAZA	18	67%
TIMBERGROVE, LAZYBROOK	27	53%
SHADY ACRES	34	53%
<b>TOTAL</b>	<b>357</b>	<b>34%</b>

# HOUSTON MARKET REPORT

## MILLION DOLLAR HOMES: NUMBER OF LISTINGS 12/31/2023

	TOTAL	OVER \$1M	OVER \$2M	PERCENT OVER \$1M
RIVER OAKS	25	25	24	100%
ROYDEN OAKS, OAK ESTATES	8	8	6	100%
AFTON OAKS	10	7	4	70%
MONTROSE (SINGLE FAMILY)	84	28	2	33%
MONTROSE (TOWNHOUSES)	47	0	0	0%
WEST UNIVERSITY	34	28	19	82%
BOULEVARD OAKS	12	8	4	67%
SOUTHAMPTON	4	4	1	100%
SOUTHGATE AREA	4	4	2	100%
BRAES HEIGHTS, AYRSHIRE	19	14	2	74%
BRAESWOOD	2	1	1	50%
BELLAIRE	37	23	4	62%
WESTBURY	47	0	0	0%
WILLOW MEADOWS, WILLOW BEND	23	0	0	0%
TANGLEWOOD	15	15	11	100%
BRIARGROVE	5	2	1	40%
BRIARMEADOW	8	0	0	0%
BRIARGROVE PARK	9	1	0	11%
MEMORIAL CLOSE-IN	11	11	10	100%
MEMORIAL VILLAGES	40	40	34	100%
SPRING VALLEY, HILSHIRE	10	9	4	90%
MEMORIAL	65	22	2	34%
WILCHESTER	1	0	0	0%
HEIGHTS	249	47	8	19%
COTTAGE GROVE	10	1	0	10%
GARDEN OAKS	17	8	2	47%
OAK FOREST	117	34	0	29%
SHEPHERD PARK PLAZA	27	1	0	4%
TIMBERGROVE, LAZYBROOK	51	6	0	12%
SHADY ACRES	64	0	0	0%
<b>TOTAL FOR 30 MARKETS</b>	<b>1,055</b>	<b>347</b>	<b>141</b>	<b>33%</b>

# HOUSTON MARKET REPORT

## MILLION DOLLAR HOMES: NUMBER OF SALES 1/01/23 – 12/31/2023

	TOTAL	OVER \$1M	OVER \$2M	PERCENT OVER \$1M
RIVER OAKS	84	83	66	99%
ROYDEN OAKS, OAK ESTATES	11	10	7	91%
AFTON OAKS	31	22	13	71%
MONTROSE (SINGLE FAMILY)	226	54	3	24%
MONTROSE (TOWNHOUSES)	200	0	0	0%
WEST UNIVERSITY	212	190	64	90%
BOULEVARD OAKS	39	27	11	69%
SOUTHAMPTON	18	16	7	89%
SOUTHGATE AREA	17	8	2	47%
BRAES HEIGHTS, AYRSHIRE	52	37	6	71%
BRAESWOOD	10	4	1	40%
BELLAIRE	193	114	6	59%
WESTBURY	164	0	0	0%
WILLOW MEADOWS, WILLOW BEND	140	1	0	1%
TANGLEWOOD	53	52	36	98%
BRIARGROVE	49	19	4	39%
BRIARMEADOW	43	0	0	0%
BRIARGROVE PARK	65	4	0	6%
MEMORIAL CLOSE-IN	25	19	11	76%
MEMORIAL VILLAGES	122	116	68	95%
SPRING VALLEY, HILSHIRE	72	49	13	68%
MEMORIAL	387	151	22	39%
WILCHESTER	44	22	0	50%
HEIGHTS	960	164	7	17%
COTTAGE GROVE	116	0	0	0%
GARDEN OAKS	68	21	2	31%
OAK FOREST	549	105	1	19%
SHEPHERD PARK PLAZA	112	1	0	1%
TIMBERGROVE, LAZYBROOK	273	16	1	6%
SHADY ACRES	244	0	0	0%
<b>TOTAL FOR 30 MARKETS</b>	<b>4,579</b>	<b>1,305</b>	<b>351</b>	<b>28%</b>

# HOUSTON MARKET REPORT

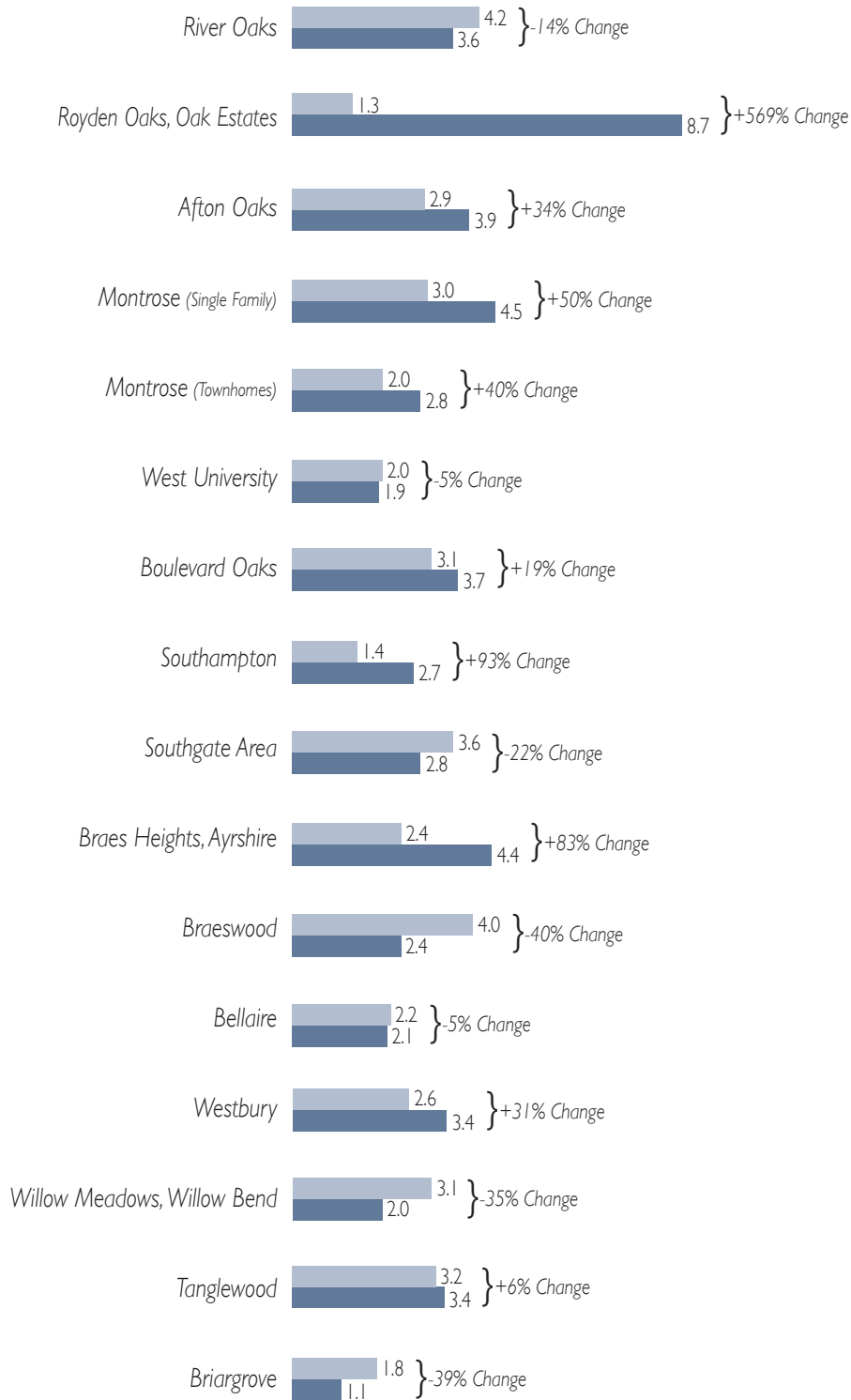
## HIGH END MARKET – 12/31/23

LISTINGS	RO	TANGLEWOOD	VILLAGES	WEST U	CLOSE-IN MEMORIAL
UNDER \$500,000	0	0	0	2	0
\$500,000 - \$999,999	0	0	0	4	0
\$1,000,000 - \$1,999,999	1	4	6	9	1
\$2,000,000 - \$2,999,999	4	4	7	13	0
\$3,000,000+	20	7	27	6	10
<b>TOTAL</b>	<b>25</b>	<b>15</b>	<b>40</b>	<b>34</b>	<b>11</b>

SALES	RO	TANGLEWOOD	VILLAGES	WEST U	CLOSE-IN MEMORIAL
UNDER \$500,000	0	0	0	1	0
\$500,000 - \$999,999	1	1	6	21	6
\$1,000,000 - \$1,999,999	17	16	48	126	8
\$2,000,000 - \$2,999,999	27	21	34	49	7
\$3,000,000+	39	15	34	15	4
<b>TOTAL</b>	<b>84</b>	<b>53</b>	<b>122</b>	<b>212</b>	<b>25</b>

# HOUSTON MARKET REPORT

## INVENTORY SUPPLY (in months)

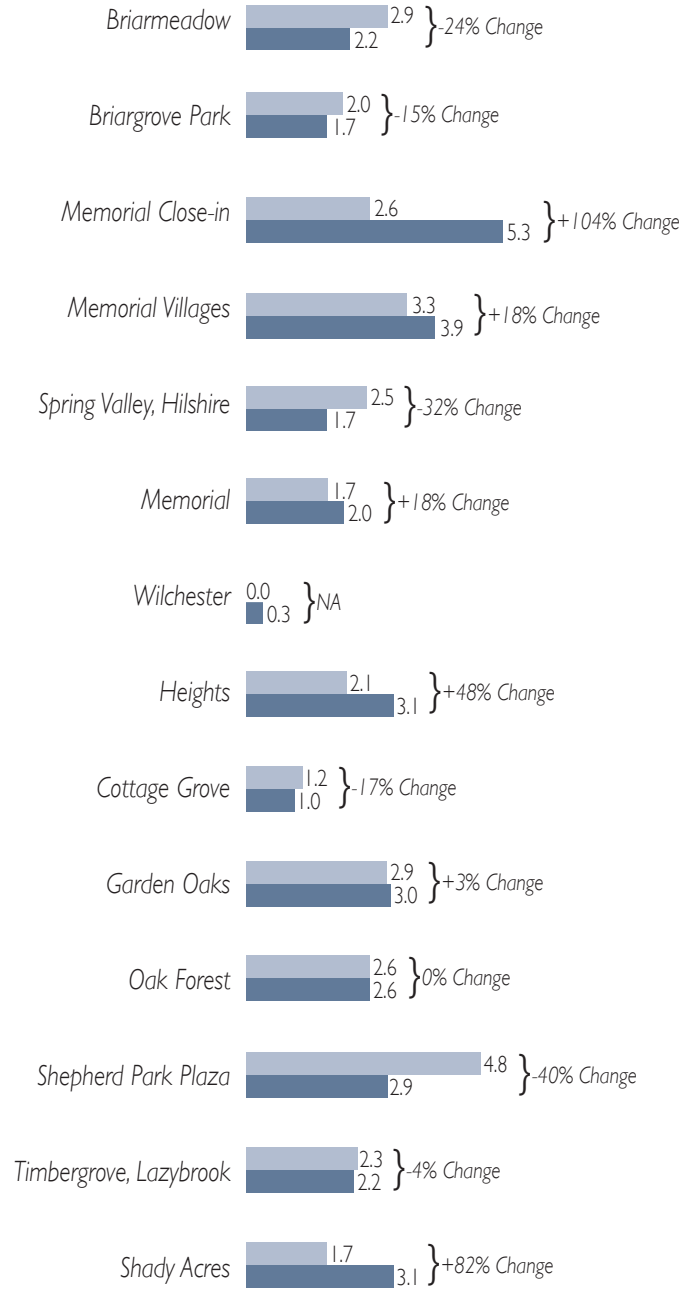


LEGEND

12/22 12/23

# HOUSTON MARKET REPORT

## INVENTORY SUPPLY (in months)



LEGEND

12/22 12/23