

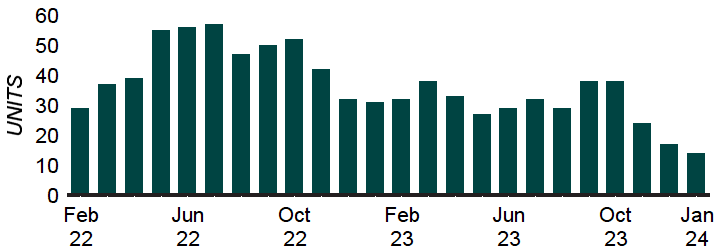
# JANUARY 2024 MARKET REPORT

Byram Hills  
Single Family

	January 2024	CHANGE FROM December 2023	CHANGE FROM January 2023
MEDIAN SALE PRICE	\$1,270,500	0.00%	▼ -28.40%
AVERAGE SALE PRICE	\$1,535,155	▼ -4.60%	▼ -8.20%
UNITS SOLD	14	▲ 180.00%	▲ 75.00%
AVERAGE DAYS ON MARKET	40	▼ -54.50%	▼ -7.00%
% OF SALES PRICE	101.42	▲ 3.10%	▲ 4.70%
UNITS FOR SALE	14	▼ -17.60%	▼ -54.80%
MONTHS OF INVENTORY	1.00	▼ -70.60%	▼ -74.40%

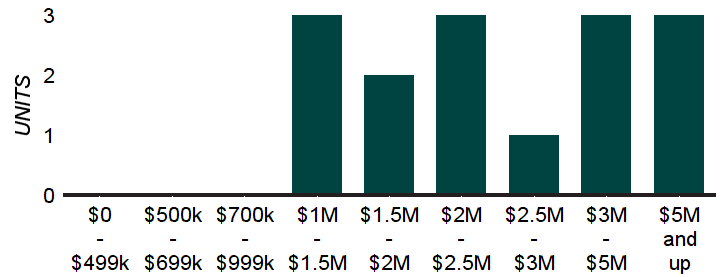
## HOMES FOR SALE

Number of homes listed for sale, end of month



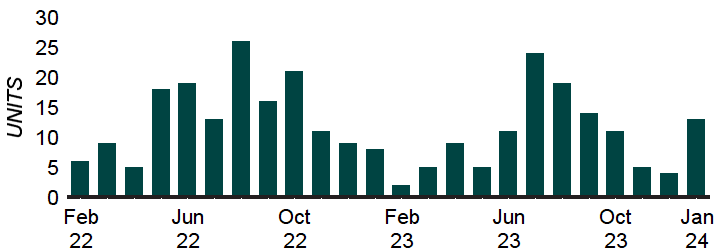
## HOMES FOR SALE BY PRICE RANGE

Number of homes listed for sale at the end of month



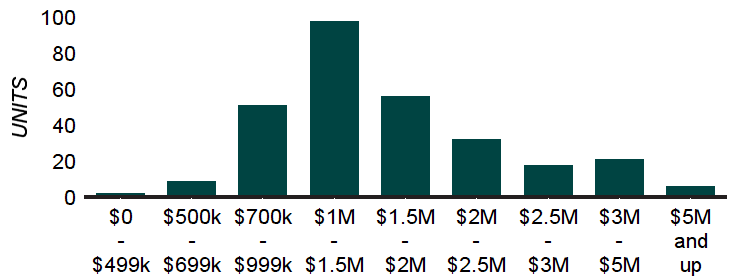
## HOMES SOLD

Number of homes sold



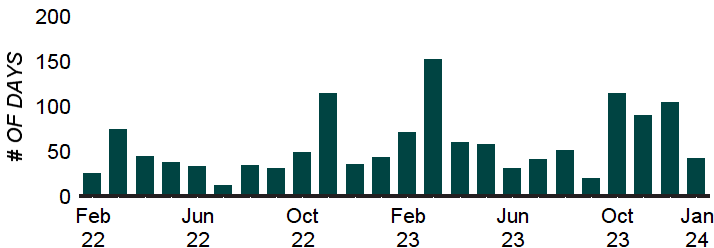
## HOMES SOLD BY PRICE RANGE

Number of homes sold in the previous two years



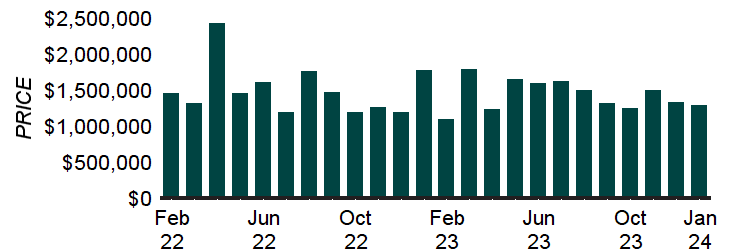
## DAYS ON MARKET - SOLDS

Average days on market for all homes sold



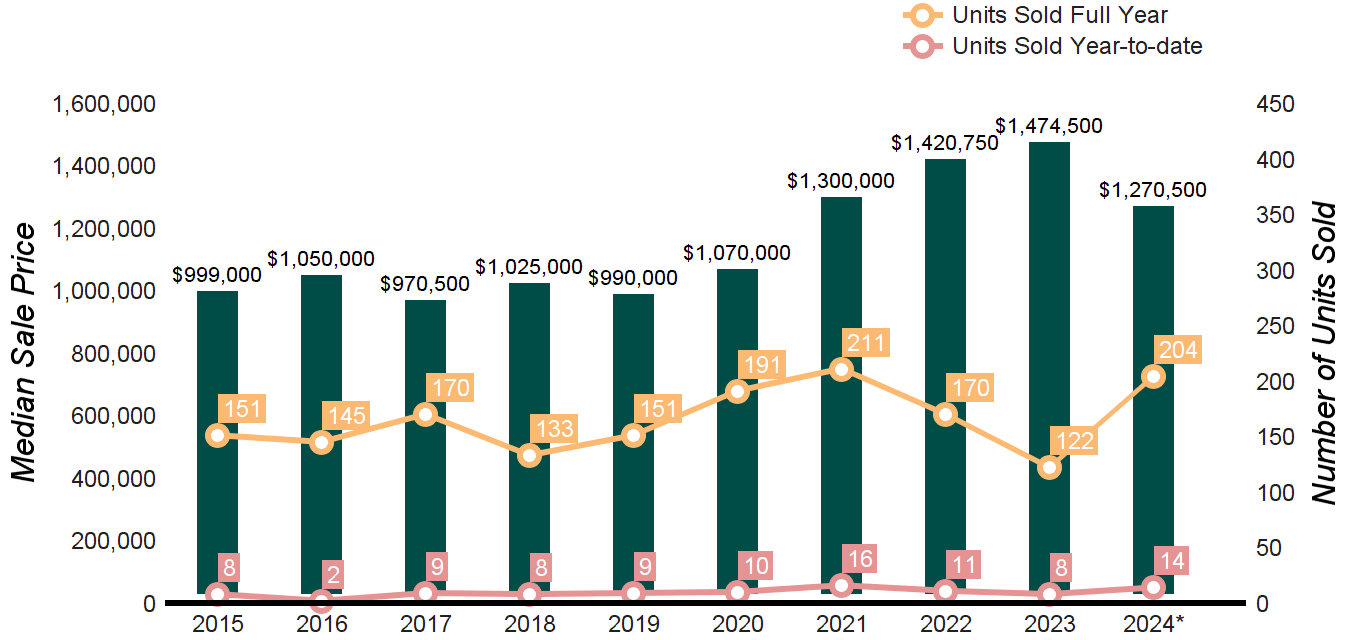
## MEDIAN SALE PRICE

Price of the "middle" homes sold - an equal number of sales were above AND below this price



# TEN-YEAR MARKET HISTORY

Byram Hills  
Single Family



	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024*
<b>UNITS SOLD</b>	151	145	170	133	151	191	211	170	122	204
	▲ 14%	▼ 4%	▲ 17%	▼ 22%	▲ 14%	▲ 26%	▲ 10%	▼ 19%	▼ 28%	▲ 67%
<b>MEDIAN SOLD PRICE</b>	\$999,000	\$1,050,000	\$970,500	\$1,025,000	\$990,000	\$1,070,000	\$1,300,000	\$1,420,750	\$1,474,500	\$1,270,500
	▼ 5%	▲ 5%	▼ 8%	▲ 6%	▼ 3%	▲ 8%	▲ 21%	▲ 9%	▲ 4%	▼ 14%

Data source: Onekey MLS, Single Family Homes. Information believed to be accurate but not warranted.  
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\*2024 year-to-date Homes and Median Price are through 1/31/2024  
For 2024, Homes on Full-Year Line Graph are annualized based on actual sales year-to-date