

February 2025 Market Snapshot

Lubbock MSA



	Year to Date			Year to Date		
	2024	2025	% Change	2024	2025	% Change
Closed Sales	354	327	▼ -7.6%	659	628	▼ -4.7%
Median Sales Price	\$229,990	\$240,000	▲ 4.4%	\$226,280	\$235,000	▲ 3.9%
Average Sales Price	\$281,827	\$291,680	▲ 3.5%	\$275,810	\$288,124	▲ 4.5%
Ratio to Original List Price	96.4%	96.1%	▼ -0.4%	95.4%	95.1%	▼ -0.4%
Days On Market	49	54	▲ 10.2%	51	63	▲ 23.5%
New Listings	791	644	▼ -18.6%	1,588	1,526	▼ -3.9%
Under Contract	552	604	▲ 9.4%	500	532	▲ 6.4%
Active Listings	1,451	1,487	▲ 2.5%	1,430	1,494	▲ 4.5%
Months Inventory	3.6	3.6	▼ -0.1%	3.6	3.6	▼ -0.1%

