PRESS RELEASE

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Area Housing Market Continues to Experience Its Move Toward Increased Balance and Steady Pricing

Greater Fort Worth Association of REALTORS® reports Mid-Year, Q2 and June housing stats

FORT WORTH, TEXAS—July 9, 2026—The Greater Fort Worth region's housing market is not seeing significant fluctuations this year. Balanced and steady continue to best describe the market, which is beneficial for both home buyers and sellers. Reviewing January through June statistics, the Greater Fort Worth Association of REALTORS® (GFWAR) reports the mid-year period shows remarkable price stability, with Denton County commanding higher median home prices than Tarrant County, at $434,748 and $350,528, respectively. Denton County also has a larger increase in active listings, up 5.7% for the year, while Tarrant County's active listings are down 2.3%.

Tarrant County's housing market remained stable in Q2, with the median home price increasing slightly by 0.4% year over year to $355,000. Active listings declined 7.2%, reflecting tighter inventory, while closed sales increased 6.3%, signaling continued buyer demand. Months of inventory decreased to 3.6 months, indicating the market remains balanced but continues to slightly favor sellers. In the month of June, the median home price increased 1.7% year over year to $360,000. Active listings declined 7.2%, tightening available inventory, while closed sales increased 10.7%, reflecting strong buyer demand.

Fort Worth's housing market remained resilient in Q2, with the median home price decreasing 0.6% year over year to $335,000. Active listings declined 6.9%, reducing available inventory, while closed sales increased 7.6%, reflecting steady buyer activity. Months of inventory fell from 4.1 to 3.8 months, keeping the market in balanced territory. In June, the median home price decreased 0.3% year over year to $335,975. Active listings declined by 6.9%, while closed sales increased by 5.2%, indicating continued buyer activity.

"The region's housing market is looking great this year," said Shawn Buck, 2026 GFWAR president. "As we reflect on the first half, we can see we are a more reliable buying and selling space. Unlike the pandemic years and the period that followed, the market allows buyers and sellers to take a more measured approach to their transactions. Sellers can ask a fair price, and buyers can take more time to find a home that fits their needs."

Parker County's housing market remained active in Q2, with the median home price decreasing 0.3% year over year to $469,900. Active listings declined by 8.8%, tightening inventory, while closed sales increased by 16.6%, marking one of the strongest sales gains in the region. Months of inventory decreased to 5.4 months, though the market continues to offer buyers more options than many neighboring areas and indicates more balanced conditions. In June, the median home price remained unchanged year over year at $475,000. Active listings declined 8.8%, while closed sales increased 16%, signaling continued buyer activity.

Denton County experienced modest price adjustments in Q2, with the median home price decreasing 3.3% year over year to $440,000. Active listings increased by 0.9%, while closed sales rose by 6.5%, indicating continued demand despite softer pricing. Months of inventory held steady at 4.8 months, reflecting balanced market conditions. In June, the median home price decreased 4.4% year over year to $430,000. Active listings increased by 0.9%, adding slightly more inventory, while closed sales rose by 6.4%, reflecting healthy buyer demand.

June housing statistics for communities throughout the region are listed below.

Infographics for each county and the cities covered, including a mid-year overview, Q2 and June, can be found here.

January – June 2026 Median Home Prices at a Glance

- Fort Worth: $333,068
- Tarrant County: $350,528
- Denton County: $434,748

Q2 2026 Median Home Prices at a Glance

- Fort Worth: $335,000
- Johnson County: $338,500
- Parker County: $469,900
- Tarrant County: $355,000
- Lewisville: $376,500
- Denton County: $440,000

June 2026 Median Home Prices at a Glance

- Fort Worth: $335,975
- Johnson County: $335,000
- Parker County: $475,000
- Tarrant County: $360,000
- Lewisville: $372,012
- Denton County: $430,000

June 2026 Fort Worth Statistics at a Glance

- 1,067 - Homes sold in June 2026, 5.2% more than June 2025
- $335,975 – Median price in June 2026, 0.3% less than June 2025
- 3.8 – Monthly housing inventory in June 2026, compared to 4.1 months in June 2025
- 48 – Average number of days homes spent on the market in June 2026, unchanged from June 2025
- 34 – Average number of days to close in June 2026

June 2026 Tarrant Co. Statistics at a Glance

- 2,282 - Homes sold in June 2026, 10.7% more than June 2025
- $360,000 – Median price in June 2026, 1.7% more than June 2025
- 3.6 – Monthly housing inventory in June 2026, compared to 3.9 months in June 2025
- 45 – Average number of days homes spent on the market in June 2026, unchanged from June 2025
- 32 – Average number of days to close in June 2026

Area communities' June 2026 year-over-year statistics

Aledo

- Active listings: Down 40.7% to 35
- Months of inventory: 3.4
- Median price: $507,000, down 14.8%
- Days on the market: 28

Arlington

- Active listings: Down 3.6% to 896
- Months of inventory: 3.5
- Median price: $339,995, up 1.6%
- Days on the market: 38

Burleson

- Active listings: Down 9.8% to 221
- Months of inventory: 3.5
- Median price: $335,000, down 7.6%
- Days on the market: 53

Dallas

- Active listings: Down 7.6% to 4,173
- Months of inventory: 5.1
- Median price: $475,000, down 0.8%
- Days on the market: 54

Flower Mound

- Active listings: Up 4.8% to 283
- Months of inventory: 3.6
- Median price: $625,500, down 0.7%
- Days on the market: 19

Granbury

- Active listings: Down 14.4% to 89
- Months of inventory: 5.1
- Median price: $452,998, up 4.6%
- Days on the market: 67

Highland Village

- Active listings: Down 12.5% to 49
- Months of inventory: 2.9
- Median price: $789,900, up 7.9%
- Days on the market: 22

Lewisville

- Active listings: Down 12.3% to 228
- Months of inventory: 3.6
- Median price: $372,012, down 3.3%
- Days on the market: 36

North Richland Hills

- Active listings: Down 7.8% to 200
- Months of inventory: 3.0
- Median price: $358,250, down 2.5%
- Days on the market: 37

Weatherford

- Active listings: Down 6.9% to 202
- Months of inventory: 4.4
- Median price: $347,500, up 2.2%
- Days on the market: 56

Willow Park

- Active listings: Down 6.7% to 28
- Months of inventory: 4.3
- Median price: $430,000, up 3.0%
- Days on the market: 41