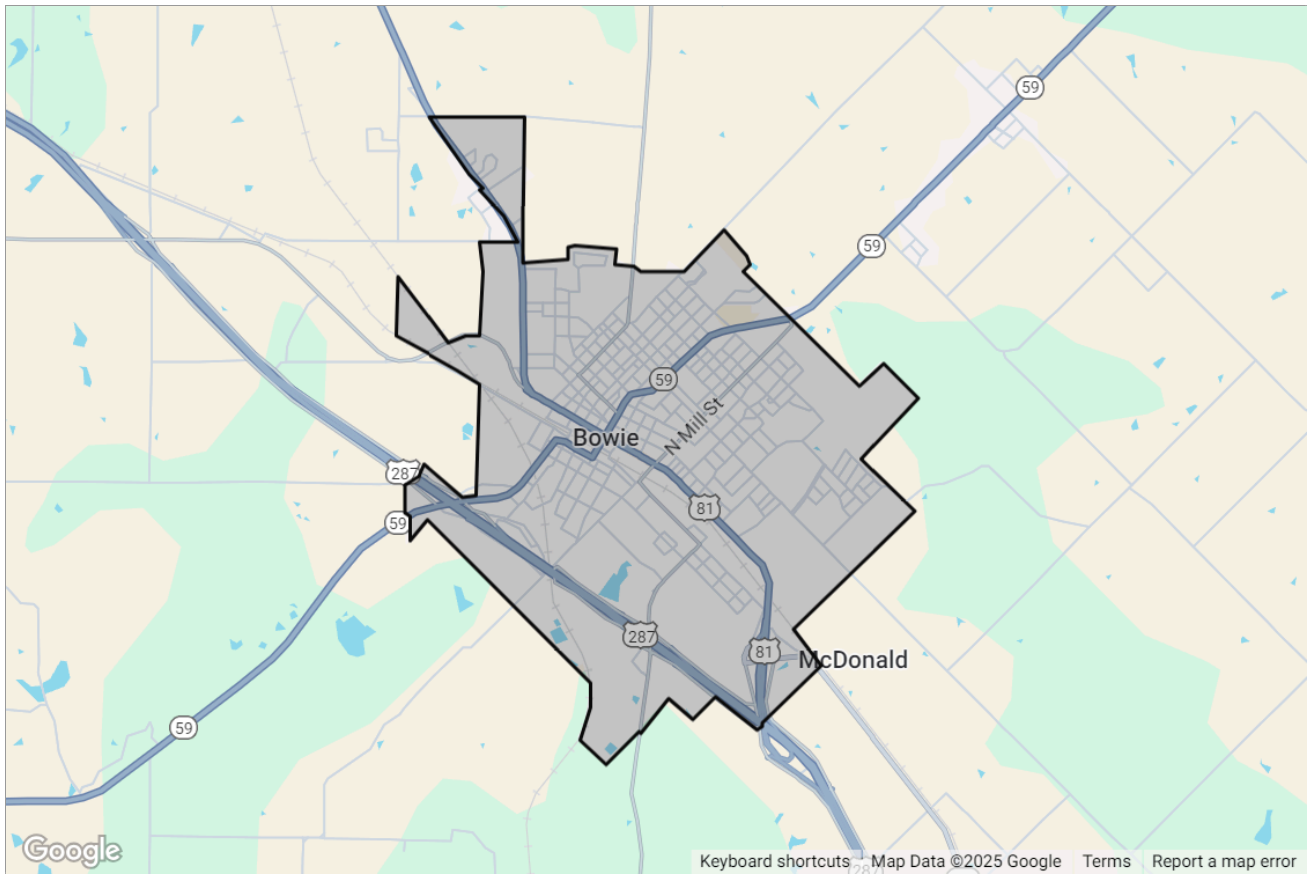


MARKET ACTIVITY REPORT

Bowie, Texas



Presented by
David Peet | Sales Agent
Texas Real Estate License: 0634691

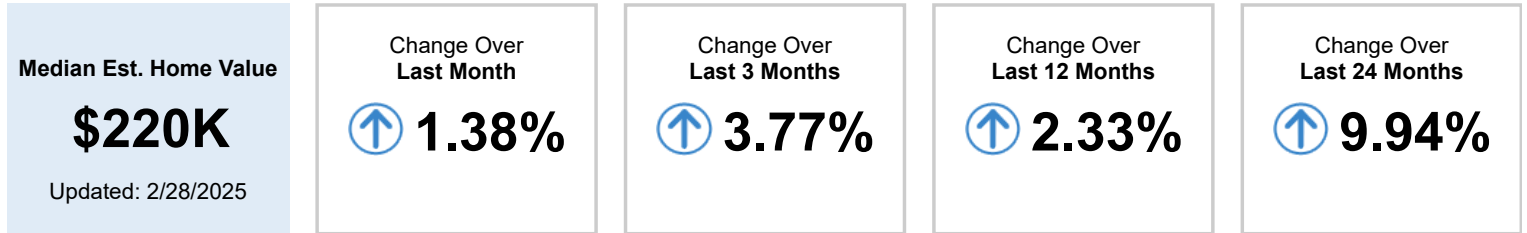


Mobile: (214) 287-0009
Main: david@peetrealty.com
Agent: <http://peetrealty.com>

Peet Realty
PO Box 1748
Decatur, TX 76234

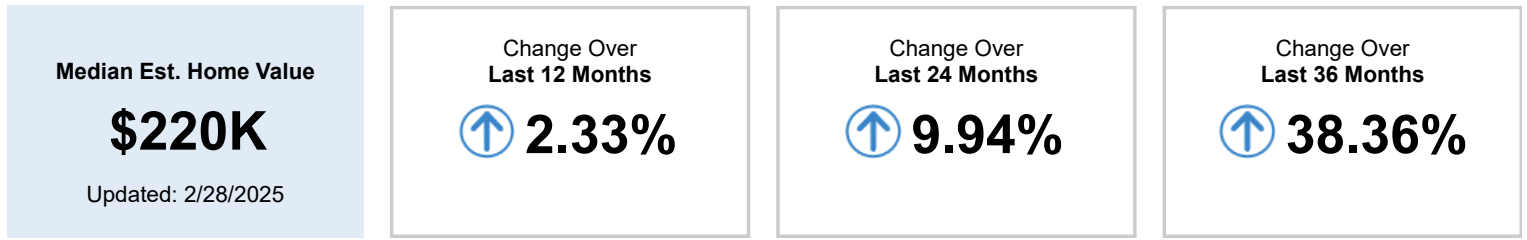
Bowie, Texas

Market Snapshot: Estimated Home Values



About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **All Residential Properties** data.

Market Snapshot: 12-Month Change in Estimated Value



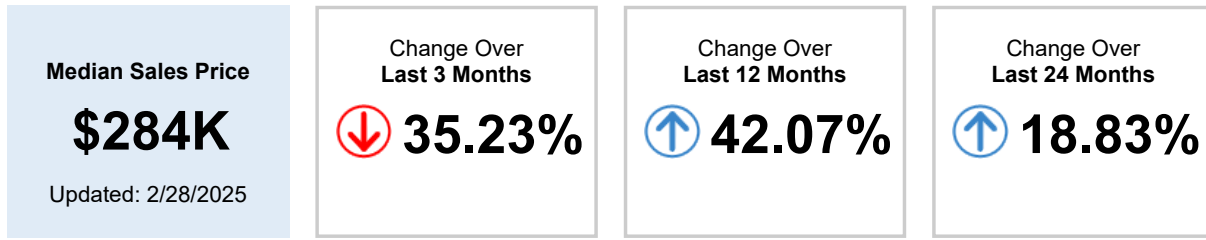
About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **All Residential Properties** data.

Market Snapshot: Concentration of Distressed Properties



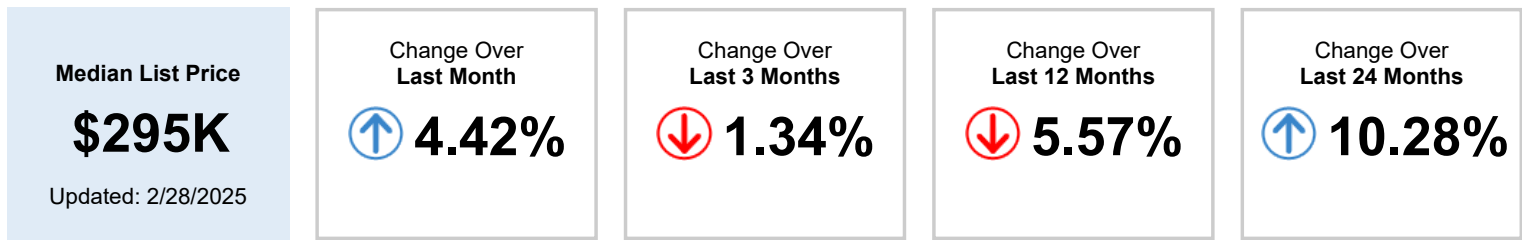
About this data: The metrics displayed here reflect distressed property counts (listings and public records) for **All Residential Properties** as of 3/18/2025.

Market Snapshot: Sales Price



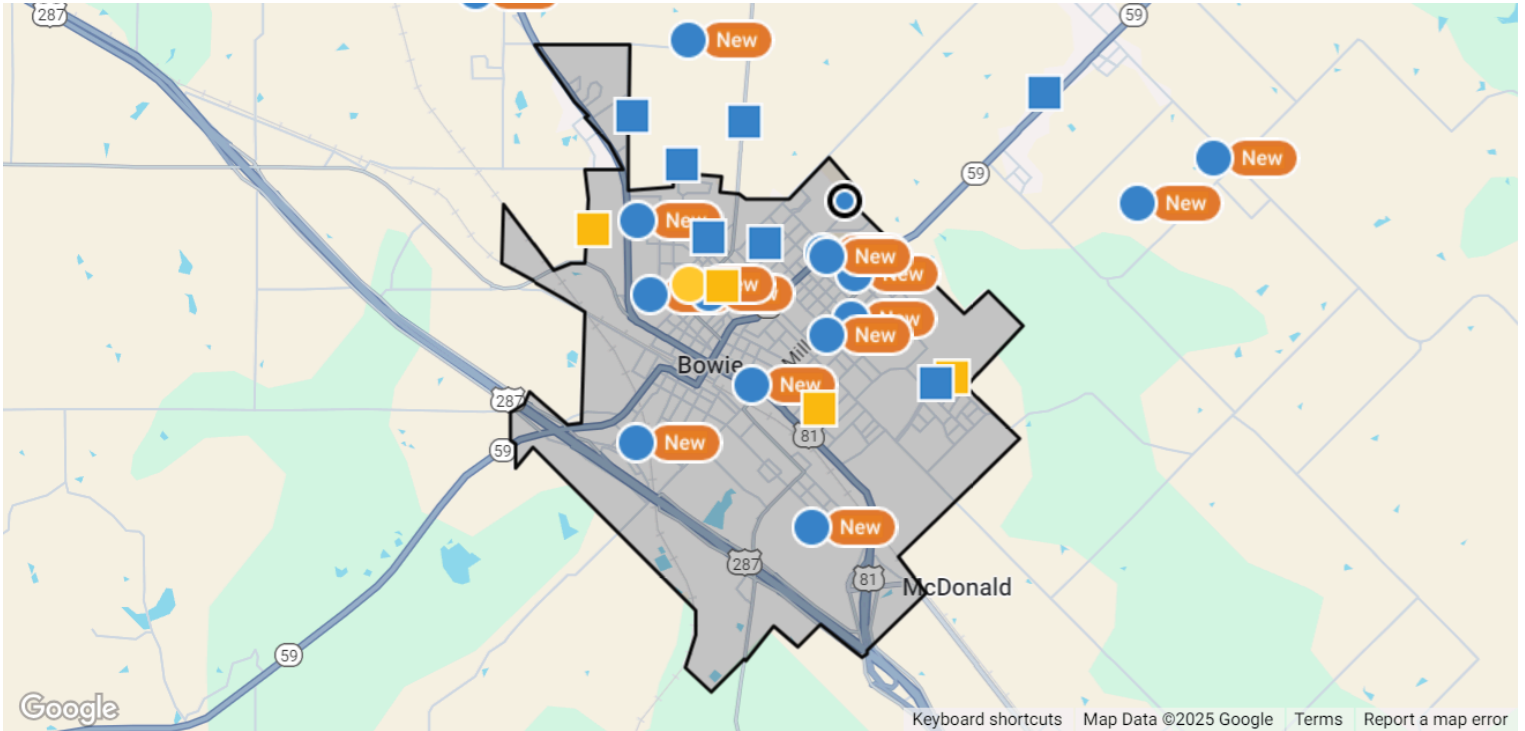
About this data: The Metrics displayed here reflect median sales price for **All Residential Properties** using **MLS listing** data.

Market Snapshot: List Price






About this data: The Metrics displayed here reflect median list price for **All Residential Properties** using **MLS listing** data.

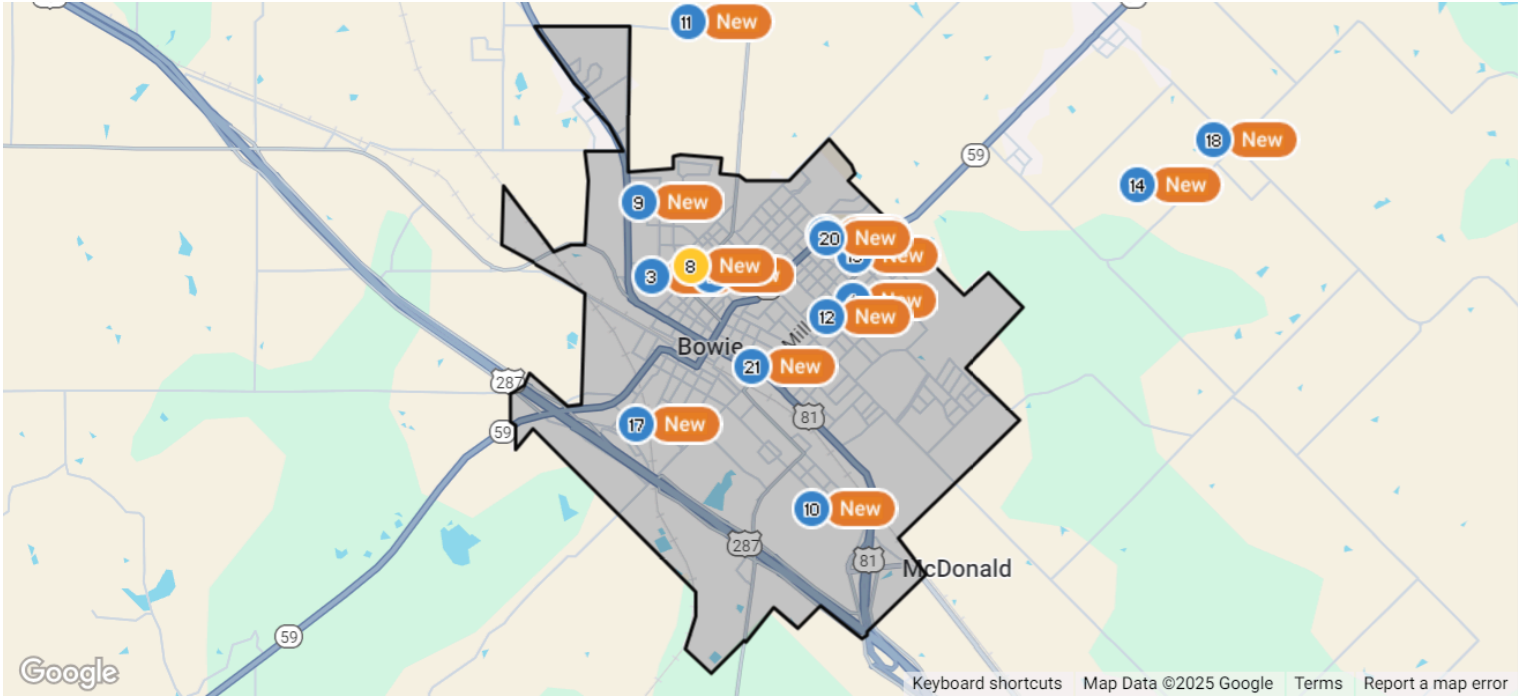
Market Activity Summary Stats



Search Criteria | **Location:** Bowie, Texas; **Date:** Changes in the Last 3 Months; **Transaction Types:** For Sale, For Lease; **Change Types:** New Listings, Pending, Closed, Distressed; **Property Types:** Single Family, Condo/Townhouse/Apt., CoOp; **Beds:** 3 – No Max; **Baths:** 2 – No Max; **Maximum Properties per Change Type:** 50; **Sort Order:** Recently updated

	 New Listings	 Pending	 Closed
Number of Properties	21	2	13
Low Price / Value	\$1,500	\$365,000	\$1,350
Median Price / Value	\$329,500	\$463,500	\$250,000
High Price / Value	\$999,000	\$562,000	\$908,000
Average Price / Sq. Ft.	\$193	\$244	\$137
Median Price / Sq. Ft.	\$173	\$244	\$121
Average Days in RPR	37	82	88
Median Days in RPR	33	82	72
Total Volume	\$8,765,350	\$927,000	\$3,750,845

Bowie, Texas



New Listings: 21

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
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1 ● **Active** • New, Active: 3/6/2025 MLS ID: 20862670

1500 Nugent St Single Family 4/2 2,349 sq ft 11,944 1964 3/6/2025 \$290,000 \$123






This beautifully updated 4-bedroom, 2-bath home features stunning rock and brick construction, offering a perfect blend of rustic charm and modern updates. Situated on a corner lot, this home offers extra privacy and curb appeal. Step inside to discover an open concept design that creates a spacious, inviting living area, highlighted by a cozy rock fireplace. The kitchen is a chef's dream with sleek granite countertops, a large island, and modern finishes that make cooking and entertaining a breeze. The primary suite includes an ensuite bath for added privacy and convenience. Step outside to a peaceful, treed backyard, offering plenty of room for outdoor activities, relaxation, or even gardening complete with a storage shed. This home combines classic charm with contemporary comfort, making it a must-see!

Listing Courtesy of Parker Properties Real Estate





New Listings: 21 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>2 ● Active • <i>New, Active: 2/27/2025</i> <i>MLS ID: 20854417</i></p> <p>3914 Alamo Rd</p> <p>Welcome to your own slice of Texas paradise in the charming town of Bowie! This beautifully completely remodeled Farm home sits on an expansive 40-acre property, offering everything you need for a perfect blend of comfort and country living. Step inside to find 2,265 square feet of elegant living space featuring 3 bedrooms and 2 bathrooms, all newly upgraded with high-end finishes. The open concept kitchen, dining, and living area are truly the heart of this home, boasting new appliances, lighting, sheetrock and texture and flooring throughout. Energy efficient windows were added throughout the home, vaulted ceiling with a stunning wood beam complements the high ceilings and enhances the sense of space and grandeur. Relax in the completely remodeled primary suite with a luxurious walk-in closet and a master bathroom that will be sure to help you relax, adorned with updated sinks, countertops, and a decorative walk-in shower. The secondary bathroom also features modern amenities with a chic decorative walk-in shower and updated vanity. Beyond the home, the property offers remarkable amenities that elevate country living. A new concrete driveway leads to an electric gate, opening to a barn with 4 stalls and runs, and 176X252, lead up alley or steer alley, roping box included as well, arena equipped with electric, announcer stand and lights at night which will be handy during summer nights... Great for any equestrian enthusiast. Immerse yourself in the picturesque coastal fields, relish in the calming presence of the pond, and enjoy evening fireside chats by the fireplace while taking in the magnificent views. This stunning estate truly must be seen to be appreciated. Don't miss out on the chance to own this perfect piece of Texas Farm and Ranch lifestyle. Schedule your visit today and experience the beauty and tranquility that await!</p> <p><i>Listing Courtesy of Parker Properties Real Estate</i></p>	Single Family	3/2	2,265 sq ft	1,763,613	1985	2/27/2025	\$975,000	\$430
 <p>3 ● Active • <i>New, Active: 3/17/2025</i> <i>MLS ID: 20873659</i></p> <p>501 Walnut St</p> <p>Timeless Charm- Describes this 3-2 brick home where vintage elegance meets modern comfort. Nestled beneath mature trees, this enchanting residence invites you to savor quiet mornings in the quaint breakfast nook or gather for grander meals in the formal dining room. The expansive living room is perfect for hosting or sit down in the at home office space, while the bathrooms adorned with darling vintage tile exude nostalgic charm. A rare find, the 3-car garage includes a delightful garage mother-in-law suite featuring 2 bedrooms and 1 bath. Outside the home features a tree shaded sitting area fitting for entertaining or reading that all enthralling book you are into. This home is a perfect blend of classic appeal and functional living, ready to welcome you to warmth and grace.</p> <p><i>Listing Courtesy of Sue Swint Realty</i></p>	Single Family	3/2	2,998 sq ft	25,395	1941	3/17/2025	\$330,000	\$110
 <p>4 ● Active • <i>New, Active: 2/7/2025</i> <i>MLS ID: 20838983</i></p> <p>1103 Miller St</p> <p>This adorable 3 bedroom, 2 bath brick home sits on a huge lot that backs to the creek. It has been freshly painted on the interior and the kitchen just got an upgrade that includes granite counters, sage green cabinets and all new fixtures. There is a great sized dining area or for more causal meals there is bar seating in the kitchen and breakfast nook area. The home is in a quiet part of the city for quick access to restaurants, shopping and the 287 corridor to the metroplex. The living room is huge and has 2 areas for seating or entertaining. There is also a wood burning fireplace and French doors give way to the back patio area. The primary suite is oversized with two deep closets, an en suite bath that has tons of storage and new bathroom fixtures, too. There are 2 roomy guest bedrooms and ceiling fans in every room for circulation. Outside, an oversized covered wood deck can be accessed from the living room, breakfast nook or primary suite and it's the perfect spot for grilling or just hanging out. Down the stairs, there is a covered parking area as well as a good sized interior basement room that works well as a shop or storage area. There is also a hoist for the car enthusiast and a detached carport, too. The back yard area is fully fenced and has room for pets to roam or kiddos to play. The home has a Nest thermostat and exterior cameras that can be accessed remotely. The roof was also replaced 1.5 years ago.</p> <p><i>Listing Courtesy of Real Broker, LLC</i></p>	Single Family	3/2	1,800 sq ft	31,624	1978	2/7/2025	\$265,000	\$147





New Listings: 21 (cont.)

		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	5 ● Active • New, Active: 3/13/2025 MLS ID: 20870126								
	150 Reaves Rd	Single Family	4/2	1,388 sq ft	43,560	1950	3/13/2025	\$229,000	\$165
	Charming four bedroom, two bath home on one acre just outside city limits in Bowie. Recently renovated with new electrical and plumbing updates, new roof, new windows and more. Nice front deck for entertaining and rear deck for grilling. Come out and see this one today								
	<i>Listing Courtesy of Niles Realty Group</i>								
	6 ● Active • New, Active: 12/26/2024 MLS ID: 20801724								
	1191 Feed Store Rd	Single Family	3/3	2,000 sq ft	214,315	2004	12/26/2024	\$679,000	\$340
	CALLING HORSE LOVERS your private oasis INCLUDES additional living quarters nestled on a picturesque 4.92 acres, this exceptional stone custom home offers unparalleled craftsmanship and luxury living. The inviting first-floor primary bedroom suite provides a tranquil retreat, while the expansive living spaces are highlighted by custom cabinetry and rich finishes throughout including stunning hard wood flooring. A massive stone fireplace serves as the focal point of the open-concept living area, creating a cozy ambiance perfect for both family gatherings and outdoor living space, complete with its own stone fireplace and equipped kitchen—ideal for entertaining guests or simply relaxing in nature. The property boasts a detached three-car garage, featuring a spacious apartment above—perfect for guests, a home office, or additional living quarters including spacious bathroom. Equestrian enthusiasts will appreciate the impressive 40x60 6-stall horse barn, complete with a feed room, tack room, and wash station including hot water heater. The barn is fully insulated, ensuring comfort for both you and your horses year-round. 30x40 Workshop includes electricity.								
	<i>Listing Courtesy of Parker Properties Real Estate</i>								
	7 ● Active • New, Active: 3/14/2025 MLS ID: 20871437								
	610 N Mason St	Single Family	4/2	1,502 sq ft	9,278	1965	3/14/2025	\$224,500	\$149
	Recently remodeled 4 bedroom, 2 bath home, single car garage, sitting on a large double lot. Home is like new on inside with new floors, freshly painted, new appliances, light fixtures, remodeled showers, new sinks and toilets. Property is located close to all shopping and local schools.								
	<i>Listing Courtesy of Margaret Hutson Realty</i>								
	8 ● Active • New, Active: 3/14/2025 MLS ID: 20871865								
	301 Orchard St	Single Family	3/2	1,200 sq ft	8,407	1948	3/14/2025	\$1,500 mo.	\$1
	This is a 3 Bedroom, 2 bath home that has been recently remodeled with new flooring, updated kitchen and bathrooms. Very nicely done.								
	<i>Courtesy of Margaret Hutson Realty</i>								
	9 ● Active • New, Active: 3/13/2025 MLS ID: 20870619								
	901 Sessions St	Single Family	3/3	2,210 sq ft	16,117	1982	3/13/2025	\$289,900	\$131
	Nice corner lot in a great location in Bowie. Good drive up appeal with a side entry garage. Beautiful mature pecan trees in back yard. Sprinkler System. Owner is Texas Broker #0216033								
	<i>Listing Courtesy of Enlow Real Estate Services</i>								





New Listings: 21 (cont.)

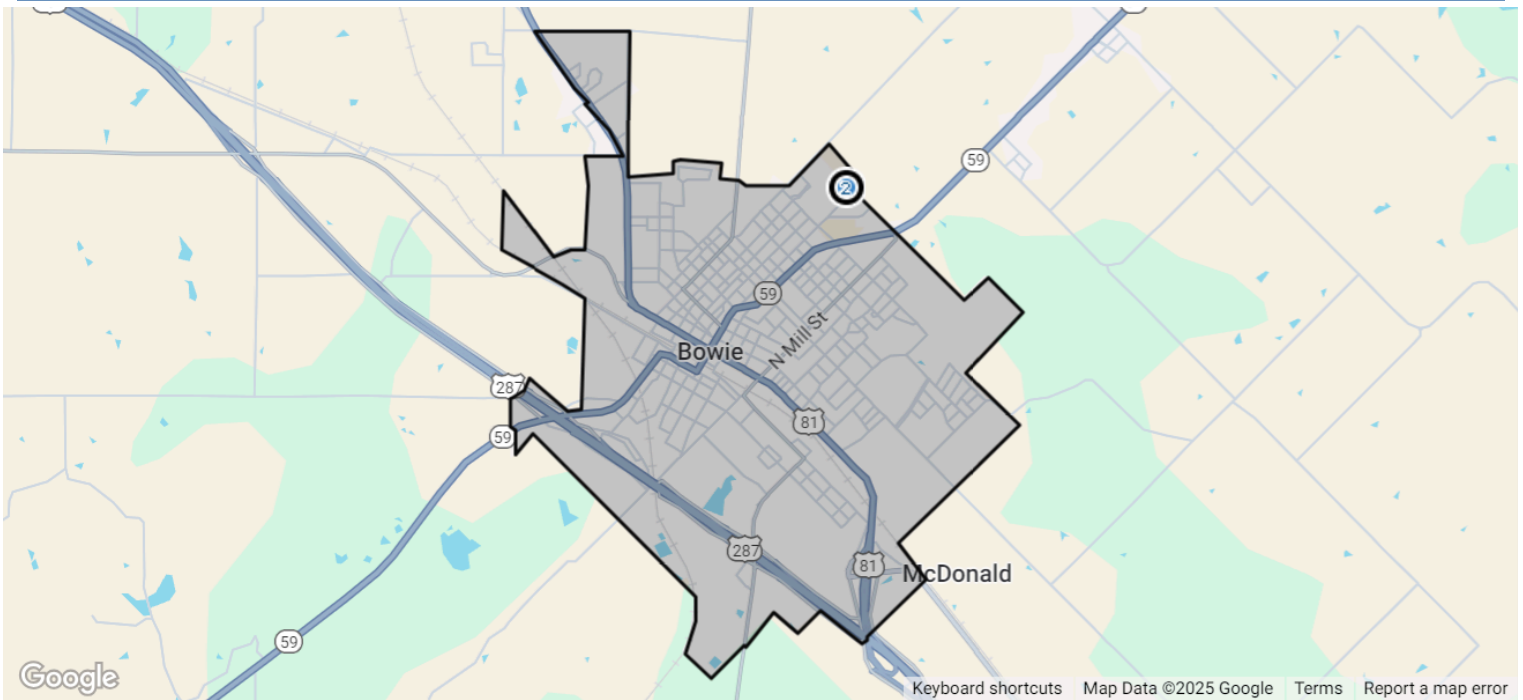
	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>10 ● Active *New, Active: 1/9/2025 <i>MLS ID: 20810592</i></p> <p>1004 E Wilbarger St</p> <p>Welcome to this stunning, modern farm-style 4-bedroom, 2-bathroom home that perfectly balances contemporary style with everyday comfort. Nestled on an expansive 0.3+ acre lot, this property offers over 1,500 square feet of well-designed living space, ideal for families or those who love to entertain. Step inside to find an open-concept living area with clean lines and trending finishes. The heart of the home—a sleek kitchen—features granite countertops, custom cabinetry, and stainless steel appliances, creating a space that’s as functional as it is beautiful. The primary suite is a true retreat, complete with a spa-like bathroom featuring a walk-in shower and modern fixtures. Three additional bedrooms provide versatility for guests, hobbies, or a home office. Step outside to enjoy the possibilities of your sprawling backyard. Whether it’s hosting summer barbecues, planting a garden, or creating your own outdoor oasis, the space is yours to make your own.</p> <p><i>Listing Courtesy of Agape and Associates LLC</i></p>	Single Family	4/2	1,506 sq ft	15,115	1970	1/9/2025	\$275,000	\$183
 <p>11 ● Active *New, Active: 3/12/2025 <i>MLS ID: 20868086</i></p> <p>217 Polk Rd</p> <p>Nestled on 4.59 acres of Texas countryside, this stunning 2022-built home blends modern comfort with rustic charm. Boasting 4 bedrooms and 3.5 baths, it offers an open floor plan with warm wood accents, a chef’s kitchen, and a cozy fireplace. Step outside to your own slice of country paradise—gather fresh eggs from the chickens (yours to keep), soak in the hot tub under a starry sky, or tackle projects in the shop equipped with electricity. With room to roam and endless opportunities to make it your own, this property is the perfect mix of peaceful living and endless adventure!</p> <p><i>Listing Courtesy of Sue Swint Realty</i></p>	Single Family	4/4	2,373 sq ft	199,940	2022	3/12/2025	\$695,000	\$293
 <p>12 ● Active *New, Active: 1/7/2025 <i>MLS ID: 20810840</i></p> <p>804 Miller St</p> <p>This recently renovated home combines modern updates with exceptional charm, offering both curb appeal and tasteful design. As you step through the front door, you’ll be welcomed into the living room, showcasing updated flooring and fresh paint that give the space a bright and inviting feel. To the right of the living room, you’ll find the oversized primary suite. This spacious retreat features a large walk-in closet with built-in shelving for extra storage. The en-suite bathroom is beautifully designed, complete with a stylish corner shower and double sinks, offering both functionality and elegance. Off the dining area is a stunning kitchen with breathtaking countertops and ample counter space, making it perfect for cooking and entertaining. Down the hall, you’ll discover three additional bedrooms, each generously sized with plenty of closet space. Conveniently located beside the spare bedrooms is a full-size utility room for added practicality. Step out the back door to enjoy the large covered back porch, perfect for relaxing or entertaining guests. The backyard also features a privacy fence and plenty of space for outdoor activities. Situated on a corner lot, this home offers extra parking spaces, providing convenience for you and your guests. This property truly blends style, comfort, and practicality—don’t miss your opportunity to call it home!</p> <p><i>Listing Courtesy of 940 Real Estate Group</i></p>	Single Family	4/2	1,864 sq ft	12,109	1967	1/7/2025	\$265,650	\$143
 <p>13 ● Active *New, Active: 1/2/2025 <i>MLS ID: 20807732</i></p> <p>316 Clubview Dr</p> <p>NEW YEAR, NEW HOME! PROJECTED FINISH DATE: MARCH 25th. Come and see this beautiful home by Parr Construction. Custom design features and finishes throughout this open concept, split bedroom, 1688 sq ft home. Quartz countertops and LVT in main living areas and the master, create a low maintenance, but attractive design. Woodburning fireplace in the living room makes for cozy winter nights or a nice decorating opportunity. Carpet creates comfy, cushioned Guest Bedroom spaces. The Primary Suite features plenty of natural light; a walk-in custom tile shower; quartz counters; and 2 roomy walk-in closets. No sharing needed. WELCOME HOME! NOTE: This house was designed to offer the option of closing in the garage to add as much as 400 square feet of added bedroom or second living room space. If interested, please contact the agent for the details and the cost of modifications. NOTE: Finishes and colors may differ from the plans and colors shown in pictures. This is an active construction site. Enter with care and at your own risk. Builder and agent are not responsible for accidents. Builder and agent are co-owners of this property. Note: Seller is paying for title policy at preferred title company. Please use information provided.</p> <p><i>Listing Courtesy of Elite Texas Properties</i></p>	Single Family	3/2	1,688 sq ft	21,780	2025	1/2/2025	\$395,000	\$234

New Listings: 21 (cont.)



	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>14 ● Active *New, Active: 2/26/2025 MLS ID: 20835276</p> <p>1531 Well Service Rd</p> <p>Country perfection built in 2021, offers the perfect blend of modern comfort and country living. The open-concept space features stunning quartz countertops, a spacious island for the perfect gathering spot and all electric appliances, making it ideal for entertaining and everyday convenience. The primary suite is a true retreat with double sinks, a walk-in shower, and private toilet room. The bathroom also features a massive walk-in closet with a unique walk-through to the laundry room. Step outside to enjoy the fenced backyard and a covered patio. Mud room and an attached garage adds to the home's practicality. Additional pens are located outside of fenced area with room for play! Located just minutes from town, this home offers peaceful country living without sacrificing accessibility to local schools, shopping, and restaurants and highway 287 access in under 5 minutes for a great commute!</p> <p><i>Listing Courtesy of Parker Properties Real Estate</i></p>	Single Family	3/2	2,040 sq ft	87,120	2021	2/26/2025	\$444,000	\$218
 <p>15 ● Active *New, Active: 3/1/2025 MLS ID: 20852599</p> <p>2823 Fm 1816</p> <p>Texas Sunsets are best when viewed from this stunning 10 acre luxury retreat including pool, pool house that serves also as additional living quarters including full bathroom and kitchenette, tennis court that has new pickle ball and basketball court conversion including outdoor lights and over 2400 sq ft shop! Beautiful gated modern home nestled among mature oak trees and concrete circle drive way. This home had over 2000 sq ft added on including stunning primary bedroom suite, grand office with custom bookshelves that could also be used as bedroom with jack and jill bathroom and custom Elfa closets are what dreams are made of!!! This home features two primary ensuites, large laundry room with storage galore and additional washer and dryer connections in new addition. Oversized upstairs game room with new flooring allow for additional storage, play and a stunning view of your Texas pristine paradise! Over 1000 sq ft concrete slab behind the pool that was set up for batting cage. Sellers added spray foam insulation in the home and shop for energy efficiency in 2024.</p> <p><i>Listing Courtesy of Parker Properties Real Estate</i></p>	Single Family	4/4	5,128 sq ft	435,600	1995	3/1/2025	\$999,000	\$195
 <p>16 ● Active *New, Active: 1/9/2025 MLS ID: 20810610</p> <p>196 S Perch Rd</p> <p>NESTLED GEM! This charming 3-bedroom, 2-bathroom gem boasts nearly 1,700 square feet of living space and is perfectly situated just 2 minutes from beautiful Amon Carter Lake. Enjoy boating, fishing, and swimming at your doorstep. The home features a spacious outdoor enclosed flex space, ideal for a home office, gym, or playroom. Step outside to your private backyard oasis with a delightful gazebo, perfect for entertaining or relaxing. As if that is not enough, the property has covered RV parking with a 50 AMP RV hookup. Perfect for family visitors. With its prime location and versatile spaces, this property offers the best of both indoor and outdoor living. Don't miss this incredible opportunity!</p> <p><i>Listing Courtesy of Agape and Associates LLC</i></p>	Single Family	4/2	1,652 sq ft	31,798	1992	1/9/2025	\$199,500	\$121
 <p>17 ● Active *New, Active: 2/13/2025 MLS ID: 20844562</p> <p>106 Edith St</p> <p>Welcome to this charming single-family home located in the peaceful neighborhood of Bowie, offering a perfect combination of comfort and energy efficiency. Built with ICF (Insulated Concrete Form) construction, this home is designed to keep utility bills lower, ensuring long-term savings. Enjoy the spacious layout and a large backyard, ideal for outdoor activities and relaxation. This home is just a short walk away from Bowie High School, making it convenient for families. The refrigerator, stove, and microwave are included, making your move-in process even easier. Plus, it's only 10 minutes away from the beautiful Amon Carter Lake, perfect for weekend outings. Don't miss your chance to own this wonderful home in a quiet and friendly community! Playground in backyard will stay with the property. Storage building in backyard will stay with the property.</p> <p><i>Listing Courtesy of KELLER WILLIAMS REALTY</i></p>	Single Family	3/2	1,400 sq ft	18,295	2022	2/13/2025	\$260,000	\$186

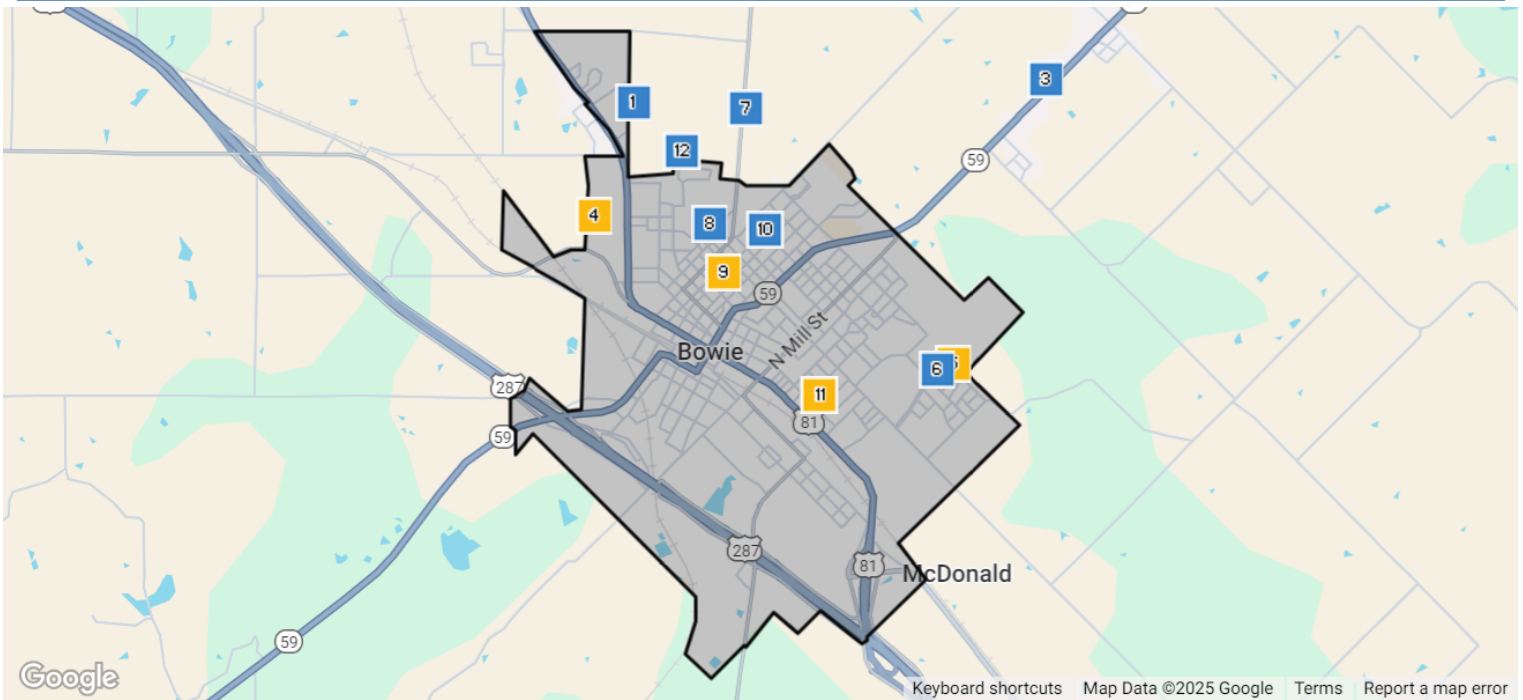
New Listings: 21 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>18 ● Active *New, Active: 1/24/2025 MLS ID: 20823632 6591 Fm 1758</p>	Single Family	3/2	2,112 sq ft	119,790	2023	1/24/2025	\$789,000	\$374
<p>Beautiful home on 2.7 acres. This 3 bedroom 2 bath is fully spray foam insulated and the property has 2 water wells. Also situated on the acreage is a huge shop, or barn with room for all types of animals! Plenty of storage and also has RV parking with electric hook ups and large lean to on the side and back of shop. Off the back of the home is a spacious outdoor patio that over looks in ground pool and backyard which is great for entertaining and hosting! A bonus feature is the Pool house, or second living space with loft, bathroom, and full kitchen. This will allow you privacy if you have extended stay guests or don't want people going through the main house out of the pool. There is a storm shelter in back yard, along with dog run and a chicken coop! Come enjoy country living with everything you need!</p> <p><i>Listing Courtesy of Parker Properties Real Estate</i></p>								
 <p>19 ● Active *New, Active: 1/15/2025 MLS ID: 20817433 704 Preston St</p>	Single Family	3/2	1,793 sq ft	14,636	1971	1/15/2025	\$329,500	\$184
<p>This beautifully remodeled 3 bed 2 bath home is nestled in a peaceful and family-friendly neighborhood with no through traffic. Upon entering, notice the flexible bonus room that can serve a variety of purposes, whether you need a playroom, home office, or cozy den. The open floor plan connecting the kitchen, dining and living areas is highlighted by vaulted ceilings, striking wood beams and beautiful flooring throughout. The kitchen itself has been completely updated with new cabinets, stainless steel appliances, countertops, and backsplash. The master suite features ample closet space and an en-suite bathroom with modern fixtures and finishes. A standout feature of this home is the newly installed screened-in back porch, offering the perfect spot to relax or entertain while enjoying the large, fully fenced backyard—ideal for pets, kids, or gardening or gathering. Additional highlights include a two-car garage and fresh paint throughout home. If you're seeking a move-in ready, beautifully remodeled home in a peaceful neighborhood, look no further!</p> <p><i>Listing Courtesy of 940 Real Estate Group</i></p>								
 <p>20 ● Active *New, Active: 1/3/2025 MLS ID: 20782043 501 Roach St</p>	Single Family	3/2	2,316 sq ft	17,318	1940	1/3/2025	\$399,900	\$173
<p>Move-in Ready! Fully remodeled down to the studs; new electric, plumbing, HVAC, and foam insulation (walls, attic, underfloor). The new GAF HDZ roof has a Z ridge, double flashing, and rodent exclusion. Brand-new Energy Star appliances, 22 solar panels, vinyl windows, 3-ton AC, 90-gallon water heater, and finished attic storage with two aluminum ladder accesses. Massive front & back yard, two patios, two storage sheds, and a 7-inch concrete walkway to the mailbox. Custom ARK cabinets throughout: laundry, baths, kitchen (lazy Susan, oversized drawers, pantry, and under-cabinet lighting). The kitchen features a 90x48 double island with seating for six, pull-out trash & recycling, and matching granite countertops. The primary bath boasts a custom glass-enclosed double shower with two rainmakers, four body jets, a wand, and a double sink with an 18-inch drawer bank. Pocket closet doors in all bedrooms maximize space. Premium finishes throughout.</p> <p><i>Listing Courtesy of Team Freedom Real Estate</i></p>								
 <p>21 ● Active *New, Active: 1/14/2025 MLS ID: 20816913 805 E Wise St</p>	Single Family	4/3	2,976 sq ft	10,497	1930	1/14/2025	\$429,900	\$144
<p>Welcome to the Heart of Bowie, TX! Step into this beautifully renovated 1930s Craftsman style home and experience the perfect blend of historic charm and modern comfort. With a grand open floor plan, 10-foot ceilings, and stylish touches throughout, this home is designed for both elegance and everyday living. Picture yourself in the spacious living room that flows into a bonus space currently used as a bar perfect for entertaining! The formal dining area connects seamlessly to a stunning blue kitchen with state-of-the-art appliances. Enjoy relaxing on the huge front porch, a true standout feature that adds both charm and functionality. Plus, this home includes a basement with a private entrance perfect for storage, a workshop. Upstairs, you'll find two generously sized bedrooms. The primary suite is a dream come true, featuring a closet that's nothing short of spectacular! Don't wait your dream home is calling! Schedule a tour today and make this charming Craftsman yours!</p> <p><i>Listing Courtesy of Monument Realty</i></p>								



Pending: 2

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p>1 Pending • Pending as of 3/17/2025 <i>MLS ID: 20850343</i></p> <p>210 Koonce Rd</p> <p>Rare find! This beautiful, well cared for property is located on a desirable part of Amon Carter Lake, known to be a well-stocked fishing lake. Located just a block from the Top of Lake Golf Course, this property a golfer's dream. This home offers the luxury of a floating dock to fish or relax and a second covered dock with a boat slip (Pontoon boat is negotiable with the house). Energy efficient with solar panels and a fireplace insert that creates sufficient heat for the entire home, makes your electric bill significantly reduced. This home also comes with central heat and air to ensure continuous comfort, as well. There is a covered back porch extending the length of the house near the water for entertainment and unwinding. The 30 X 30 detached garage is equipped with oversized doors and electric openers for both. Montague County offers a variety of yearly traditional events, historical sites, museums and shopping. So, if you are looking for country living on a well-stocked lake property, near a golf course, hiking locations and in town shopping...this is the spot for you.</p> <p><i>Listing Courtesy of Century 21 Mike Bowman, Inc.</i></p>	Single Family	3/3	1,740 sq ft	12,675	2/17/2025	\$562,000	3/17/2025	\$323
 <p>2 Pending • Pending as of 2/25/2025 <i>MLS ID: 20720162</i></p> <p>1503 Lance St</p> <p>Less than 2 Miles to HWY 287 and close to schools and shopping in the most coveted neighborhood in town!!! An open concept greets you at the door with hand scraped hardwood floors throughout main living area including a large laundry room with ample storage. Recently updated chef's dream kitchen including leather granite and new fixtures. Large bedrooms and extra details throughout this home make it instantly the coveted prize on the street! Master bedroom is large with entrance to your covered outdoor oasis with an expansive back porch that opens to a beautiful and maintainable back yard with a storage building. Mature landscaping throughout and sprinkler system. Bonus full size stair case leading up to attic in garage that allows for easy access and great storage! New Roof put on at the end of 2023.</p> <p><i>Listing Courtesy of Parker Properties Real Estate</i></p>	Single Family	3/2	2,210 sq ft	11,804	11/4/2024	\$365,000	2/25/2025	\$165



Closed: 13

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
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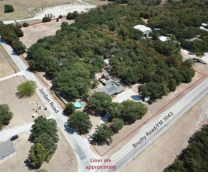


1 Closed • Sold Date: 2/26/2025, MLS Listing 20743934: 10/26/2024 MLS ID: 20743934

408 Theater Rd Single Family 3/2 1,624 sq ft 33,541 1951 2/26/2025 \$278,000 \$171






Welcome to your dream retreat, where modern elegance meets rural tranquility! This fully remodeled 3 bedroom, 2 bathroom sanctuary, including a new roof installed in August 2024 is a true masterpiece, offering a fresh, stylish design crafted to create a blank canvas for your personal design preferences. A flexible fourth bedroom doubles as an ideal office space, perfect for working remote or as accommodations for guests. Striking white quartz countertops anchor a beautifully appointed kitchen, setting the stage for memorable meals and holiday gatherings. Cozy up on cold winter days by the wood burning fireplace-designed with a gas option for ultimate convenience. Sitting on a spacious .77 acre lot just beyond city limits, but connected to city services is the perfect blend for both a country and city lifestyle. Its sleek white exterior, accented with bold black trim, stands out beautifully against the natural landscape, enhanced with freshly potted plants that adds a splash of color. Hand crafted rails painted to match the exterior trim is a practical and thoughtful touch for additional safety. Enjoy ample storage with a 2 car garage, a 9X17 storage building to store holiday decor or use for additional parking for your ATV or Four-Wheeler. An additional 9X13 storage shed wired for electricity gives you an abundance of storage space and invites endless possibilities including a workshop, creative art studio, or a space for your latest project or activity. The backyard features a sturdy chain link fence and a partial privacy fence, making it an ideal area for pets or children to play safely. Whether it's enjoying peaceful evenings roasting marshmallows around your fire pit and soaking in the fall air, or entertaining your family in style, this home is built for both relaxation and entertainment. Unlock the memories waiting to be made by calling this home yours!

Courtesy of Parker Properties Real Estate



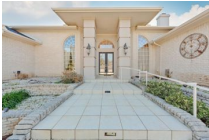

Closed: 13 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
	2 ■ Closed							
*Sold Date: 2/10/2025, MLS Listing 20808171: 1/3/2025 MLS ID: 20808171								
1854 Fm 3043	Single Family	4/3	2,292 sq ft	224,464	1975	2/10/2025	\$463,500	\$202
<p>Stunning Horse Ranch on 5.153 Acres with Income Potential & Modern Upgrades Welcome to your dream ranch retreat! This remarkable property on 5.153 acres in Texas offers the perfect balance of modern amenities, income potential, and space for your horses and other animals to thrive. Featuring fully owned solar panels, a newly updated roof and HVAC, and a charming guest suite, this property is a rare find that combines comfort, style, and investment opportunities. Key Features: Fully Owned Solar Panels (\$24,000 Value): Save on electricity costs with this green energy solution. Additional documentation available showing the savings with Solar and Wise Electric. NEW Roof & HVAC: Both systems have been recently updated, ensuring comfort and energy efficiency for years to come. Attached Guest Suite with Kitchenette: Perfect for visitors, family, or as an income-generating rental. Income Potential with AirBNBs: Studio cabin and guest suite are currently being rented as AirBNB units and are already generating income. The property is currently a SuperHost, making it a great investment. Horse Facilities: Barn with 3-4 Stalls Loaf Shed & Holding Pens Paddocks & Cross-Fencing for safe, secure pasturing. Outdoor Features: Tall Oak Trees provide plenty of shade during hot Texas summers. Back Pasture with Water Tank for animals to drink. Tornado Shelter: Peace of mind during storm season. Playhouse & Zip Line: Fun features for kids and guests! Private Back Patio off the master bedroom is hot tub ready for your personal enjoyment (current hot tub available for \$4,500). RV Hook-Up: Convenient and ready for visitors or personal use. Appliances and additional items are negotiable or included with a reasonable offer.</p> <p><i>Courtesy of Earthport Properties Realty, LLC</i></p>								
	3 ■ Closed							
*Sold Date: 1/6/2025, MLS Listing 20761092: 10/23/2024 MLS ID: 20761092								
3086 State Highway 59 N	Single Family	3/2	2,055 sq ft	217,800	2017	1/6/2025	\$700,000	\$341
<p>Welcome home to this one-of-a-kind 5-acre property nestled just outside the city limits of Bowie. Built in 2017, this 3 bedroom, 2 bathroom custom rock and brick home is a testament to craftsmanship and attention to detail, featuring a spacious open floor plan that seamlessly blends living spaces with upgrades like granite countertops, hand-scraped wood floors, and custom cabinetry featuring soft close doors and pullout drawers. The upgrades continue with tile showers, spacious closets, recessed lighting, and a cozy fireplace, designed to create a warm and inviting atmosphere. The oversized garage and private concrete driveway add to the convenience of this property. Beyond the main residence, the property boasts four additional structures that are easily accessed by their own gravel driveway. The 30' x 50' insulated metal building, complete with central heat and air for climate control, a kitchen, bathroom, bedroom, and even a storage loft, is conveniently located near the main home. This building features a walk door, patio doors, and 2 large garage doors. The large covered patio area is provides the perfect place for entertaining. The second structure is a shop building with new electrical wiring, a bathroom, tack storage, 2 large door openings and a walk door. The covered porch provides the perfect place to sit and relax or park your vehicle. The lean-to on the end of the building provides cover for 3 horse stalls. The third structure is a large metal 3-sided, 4-stall implement shed. It provides the perfect location to store your equipment out of the Texas weather. The 4th structure is a metal storage building with a concrete floor perfect for all of your storage needs. Beyond the structures this incredible property has pens for your horses or cattle, as well as, picturesque pasture land. This is a well-built and maintained property. Every detail has been thoughtfully designed to provide the perfect environment for your family and your animals.</p> <p><i>Courtesy of The Real Estate Station- Saint Jo</i></p>								
	4 ■ Closed							
*Leased Date: 3/5/2025, MLS Listing 20844504: 2/13/2025 MLS ID: 20844504								
1304 W Wise St	Single Family	3/2	1,888 sq ft	130,680	1980	3/5/2025	\$1,695 mo.	\$1
<p>This charming 3-bedroom, 2-bathroom home is nestled on 3 acres in Bowie, TX. Features include a bright and spacious living room with a wood burning fireplace, ample space in the oversized bedrooms with the primary bedroom offering a vanity area and walk-in closet. Each bathroom is equipped with walk-in showers and ceiling fans are installed throughout. Outside you will find a covered front porch and storage sheds available for tenants use. Water is included in the rent.</p> <p><i>Courtesy of MANAGERenthouses.com</i></p>								

Closed: 13 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
 <p>5 ■ Closed *Leased Date: 1/4/2025, MLS Listing 20769650: 11/3/2024 MLS ID: 20769650</p> <p>1207 Anetta St</p>	Single Family	3/2	1,747 sq ft	13,416	1970	1/4/2025	\$1,850 mo.	\$1
<p>Spacious three bed, two bath house with two car garage, large lot with fenced in back yard, covered patio, and mature trees. This home is over 1700 sq ft with a huge backyard, perfect for the family and family pets! Recent updates include new flooring, windows, and ceiling fans in all rooms. With a versatile floor plan, the home features a formal dining area that can easily be transformed into a second living space, providing plenty of room for family entertainment. The wood burning fireplace will be perfect for the winter!</p> <p style="text-align: center;"><i>Courtesy of Agape and Associates LLC</i></p>								
 <p>6 ■ Closed *Sold Date: 2/14/2025, MLS Listing 20787146: 12/4/2024 MLS ID: 20787146</p> <p>1306 Eldorado St</p>	Single Family	3/2	1,621 sq ft	13,155	1978	2/14/2025	\$230,000	\$142
<p>You are going to want to come take a look at this adorable home before it is gone. It won't last long. Completely remodeled and updated. This home sets in a very quiet neighborhood with a side entrance garage. Enjoy sitting on the back covered patio with lots of beautiful trees making a great shade. Includes a storage building and an RV cover with an entrance from the back alley.</p> <p style="text-align: center;"><i>Courtesy of LPT Realty, LLC</i></p>								
 <p>7 ■ Closed *Sold Date: 2/7/2025, MLS Listing 20703154: 8/16/2024 MLS ID: 20703154</p> <p>1514 Fm 1816</p>	Single Family	5/2	1,826 sq ft	68,824	1950	2/7/2025	\$290,000	\$159
<p>Beautifully remodeled two-story farmhouse is waiting for you to call it home! Situated on a 1.5 acre lot lined with a variety of mature trees including Cottonwood, Pear, Pine and Cedar allows you to feel secluded in your own private oasis while offering the convenience of easy access to city amenities. This spacious home features five bedrooms, two completely remodeled bathrooms and offers two separate living spaces perfect for the entire household to find a space to make their own sanctuary. The heart of the home is the gas log fireplace centered in the living room with built in shelves ideal for storing items for display or your favorite novel. The interior has been tastefully updated while maintaining the original charm of the home including a beautiful archway leading into the kitchen. In addition to ample space inside the home, the home features a 20 x 20 workshop with an attached lean to & is fully equipped with electricity. Discover this gem and unlock endless possibilities!</p> <p style="text-align: center;"><i>Courtesy of Parker Properties Real Estate</i></p>								
 <p>8 ■ Closed *Sold Date: 2/28/2025, MLS Listing 20736256: 9/23/2024 MLS ID: 20736256</p> <p>900 Lowrie St</p>	Single Family	3/2	2,215 sq ft	16,335	1970	2/28/2025	\$250,000	\$113
<p>Welcome to this charming brick home nestled on a desirable large corner lot with a beautiful Oak canopy! This property boasts great bones and has been updated with new floors and various upgrades throughout. Inside, you'll find an open-concept layout featuring three bedrooms and two bathrooms, a cozy sun room and ample space for comfortable living. The oversized yard provides a spacious outdoor setting perfect for relaxing, gardening and entertainment. With a side-entry garage and numerous delightful details, this home exudes charm and warmth at every turn. Enjoy small town living with easy access to Wichita Falls and DFW Metro area. Don't miss the chance to make this pretty property your own! Refrigerator to convey with property. New water heater 9-25-24</p> <p style="text-align: center;"><i>Courtesy of 940 Real Estate Group</i></p>								
 <p>9 ■ Closed *Leased Date: 12/30/2024, MLS Listing 20804729: 12/30/2024 MLS ID: 20804729</p> <p>301 Orchard St</p>	Single Family	3/2	1,200 sq ft	8,407	1948	12/30/2024	\$1,450 mo.	\$1
<p style="text-align: center;"><i>Courtesy of Unistar Properties</i></p>								

Closed: 13 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
 <p>10 ■ Closed * Sold Date: 3/7/2025, MLS Listing 20745609: 10/3/2024 <i>MLS ID: 20745609</i></p> <p>1113 Sanders St</p> <p>Completely refurbished 3-bedroom 2 full bath frame home on huge lot in Bowie, TX. Features recent roof, plumbing & electrical systems, HVAC, water heater, cabinets and granite countertops. Too many upgrades to list. Large trees, fenced backyard, covered porch and storm shelter. Includes multiple lots (17-21) and a well of unknown condition. Lots of parking with large driveway and concrete slabs perfect to install a shop or carports.</p> <p><i>Courtesy of WILLIAMS & WILLIAMS, REALTORS</i></p>	Single Family	3/2	1,749 sq ft	33,105	1955	3/7/2025	\$175,000	\$100
 <p>11 ■ Closed * Leased Date: 3/5/2025, MLS Listing 20809976: 1/6/2025 <i>MLS ID: 20809976</i></p> <p>1202 E Tarrant St</p> <p>MOVE IN READY 3bed 2bath home ready for new tenants! The home has been recently renovated with easy to clean floors throughout and fresh paint. Home features plenty of space throughout to make everyone feel comfortable. The living room area leads into the kitchen. Large fenced in backyard. All backgrounds considered. Apply today!</p> <p><i>Courtesy of Peak Realty and Associates LLC</i></p>	Single Family	3/2	1,232 sq ft	5,880	1940	3/5/2025	\$1,350 mo.	\$1
 <p>12 ■ Closed * Sold Date: 1/14/2025, MLS Listing 20781790: 11/19/2024 <i>MLS ID: 20781790</i></p> <p>816 Woodland Trl N</p> <p>Step Into Sophistication with this stunning home that radiates timeless elegance- It features a formal dining room with towering ceiling, office with built in book shelves and safe room, large living area with gas log fireplace, one of the largest master suites with fully endowed master bath that includes garden tub and separate shower, second primary suite that is larger than most main rooms in any house , large outside covered patio, water well, circle drive and an additional lot. The kitchen adorned with granite countertops and all the appliances needed to make this home a culinary dream and lend to effortless entertaining. With all of this the residence sits on a corner lot and is designed for both comfort and grandeur.</p> <p><i>Courtesy of Sue Swint Realty</i></p>	Single Family	3/3	3,722 sq ft	15,289	2000	1/14/2025	\$450,000	\$121
 <p>13 ■ Closed * Sold Date: 2/24/2025, MLS Listing 20739380: 9/26/2024 <i>MLS ID: 20739380</i></p> <p>17530 59 Hwy</p> <p>Stunning 108 acres sprawled with slightly rolling terrain with hardwoods on the southwest and northeast parts. Large hardwood clusters are scattered throughout the pasture making for an ideal horse or cattle property as well as for hunting. The property has a 2,128 square foot mobile home (4 bedrooms, 3 baths) nestled between old post oaks. The property has a water well that service the residence as well as the horse pens. The property has one large stock tank. Good cross fencing and native grasses. Ag Exempt</p> <p><i>Courtesy of Maddox Realty</i></p>	Single Family	4/3	2,128 sq ft	4,711,449	2000	2/24/2025	\$908,000	\$427

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- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



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