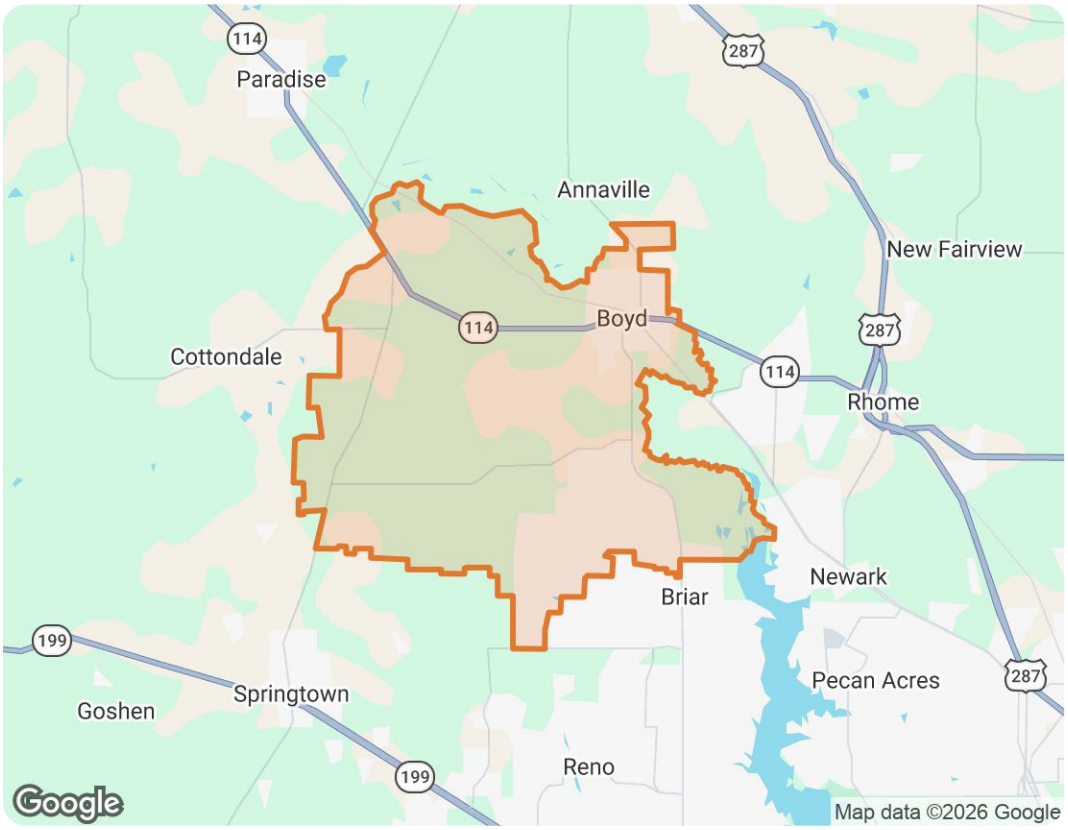
Boyd, TX 76023





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Boyd, TX 76023

Market Trends

Market Trends for Boyd, TX 76023

Single Family + Condo/Townhouse/Apt.

October 2026

Market Type



Seller's Market | **Balanced Market** | Buyer's Market

Key Details

Months of Inventory	Sold to List Price %	Median Days in RPR	Median Sold Price
5.85	**97.4%**	**52**	**$319,000**
↑ 10.59% MoM	↑ 0.93% MoM	↓ 42.86% MoM	↑ 7.23% MoM

This represents an estimated sale price for this property. It is not the same as the opinion of value in an appraisal developed by a licensed appraiser under the Uniform Standards of Professional Appraisal Practice.

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Boyd, TX 76023

October 2026 Median Estimated Property Value

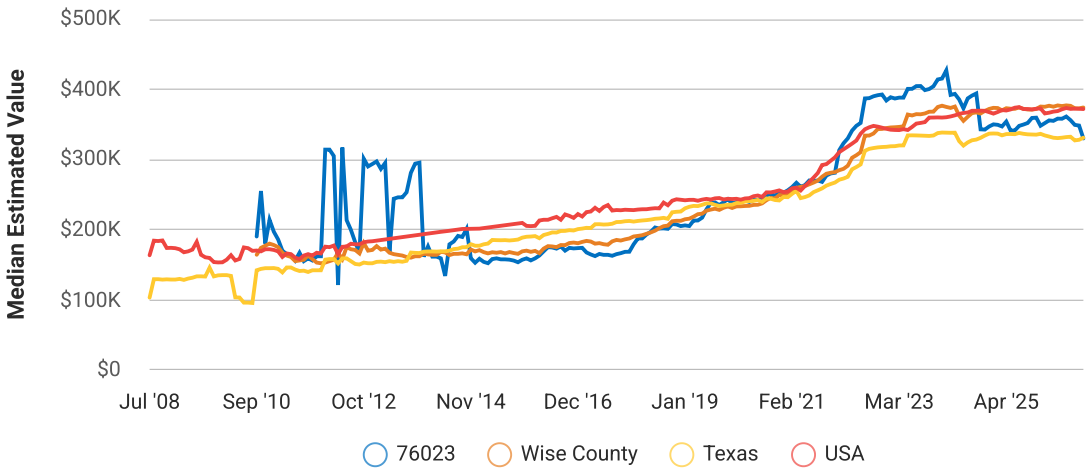
Single Family + Condo/Townhouse/Apt.

This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Source: Public records, and MLS sources where licensed

Update Frequency: Monthly

Median Estimated Value	Last Month Change	12 Month Change
$329,900	-5.3%	-8.1%



October 2026 Active Listings

Boyd, TX 76023

Single Family + Condo/Townhouse/Apt.

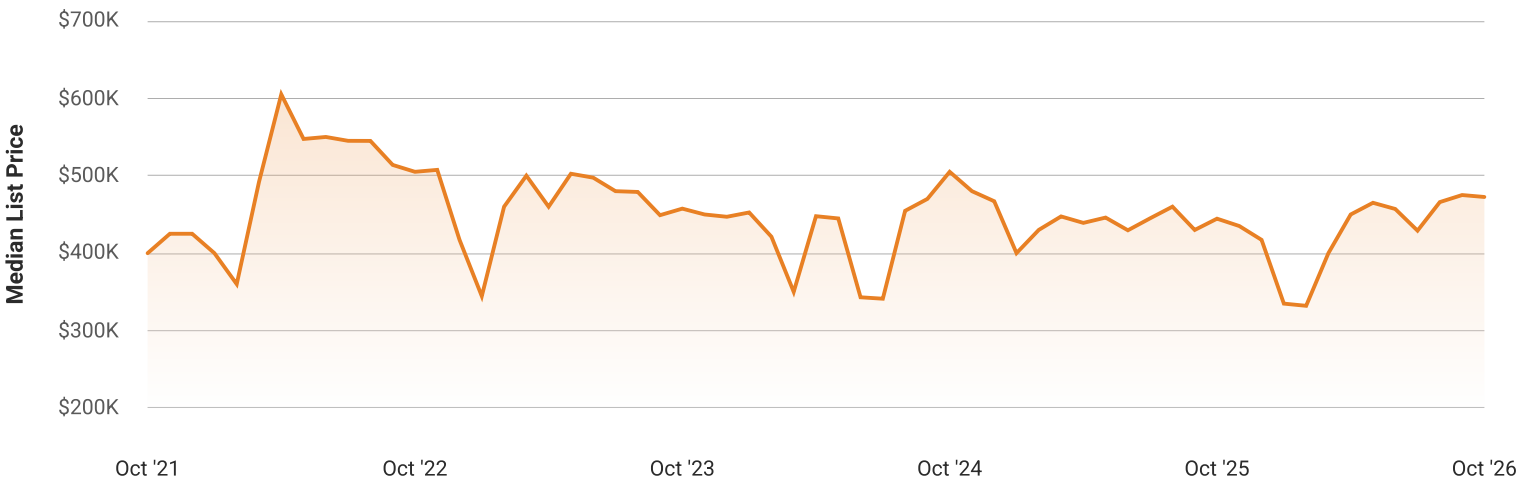
This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory levels, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - $472,500

0.5% Month over Month



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Boyd, TX 76023

October 2026 Sold Listings

Boyd, TX 76023

Single Family + Condo/Townhouse/Apt.

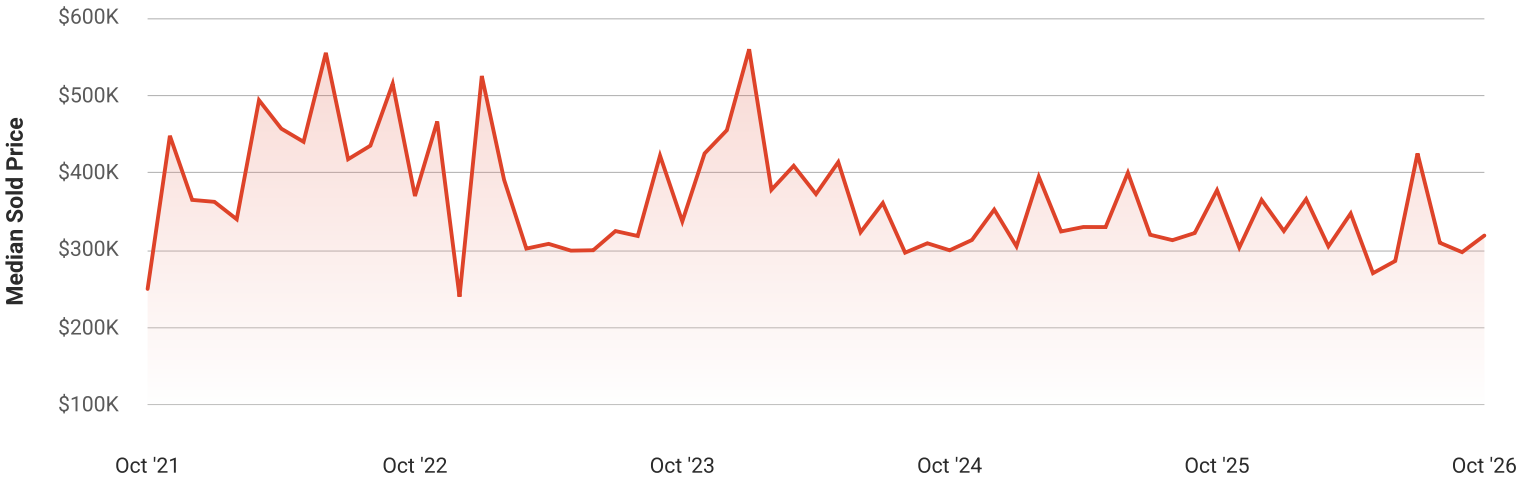
This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between the list price and sold price, which reveals whether buyers are paying over or under the asking price.

Source: Listing sources

Update Frequency: Monthly

Median Sold Price - $319,000

↑ 7.2% Month over Month



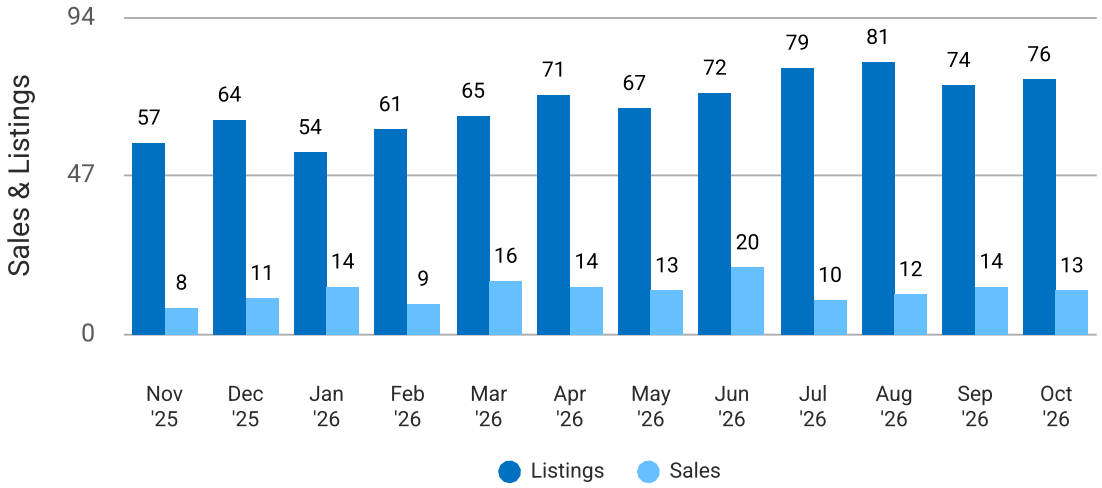
Total Sales and Active Listings in Boyd, TX 76023

Single Family + Condo/Townhouse/Apt.

This graph compares the number of sales with the number of active listings in the local market.

Source: MLS data where licensed

Update Frequency: Monthly



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Boyd, TX 76023

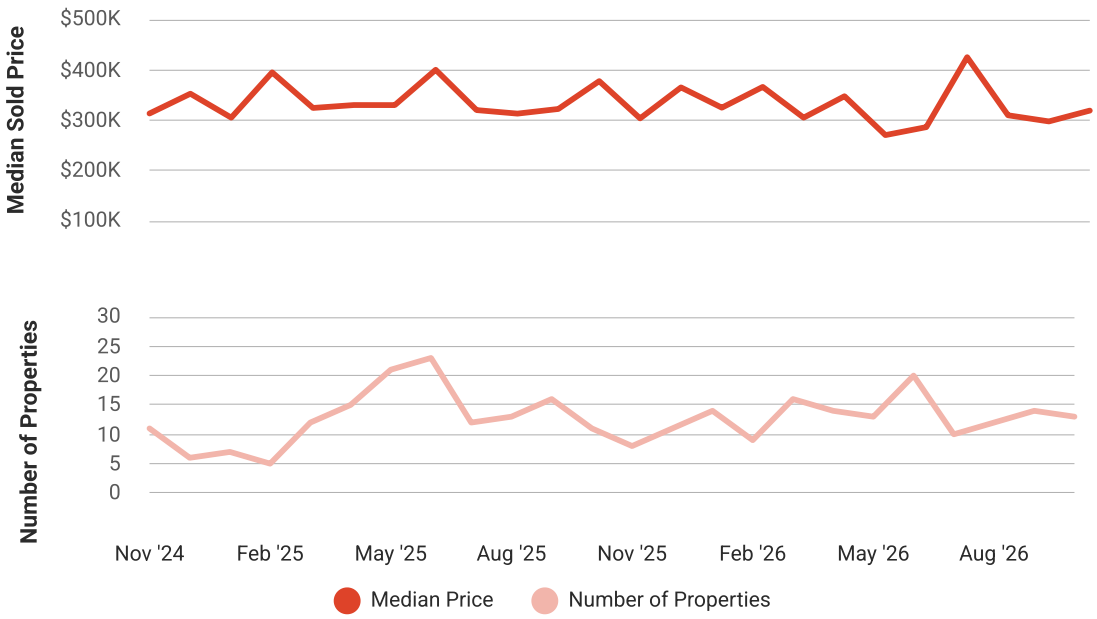
Median Sold Price vs Sold Listings in Boyd, TX 76023

Single Family + Condo/Townhouse/Apt.

This chart compares the trend of median sold price and number of sold listings for the given location.

Source: Listing Data

Update Frequency: Monthly



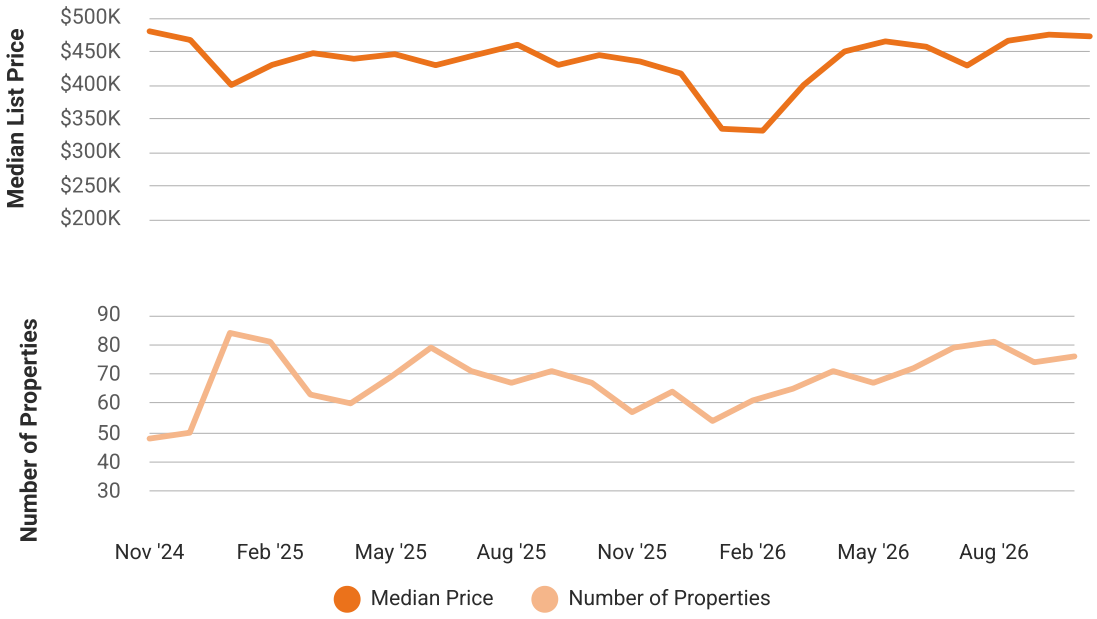
Median List Price vs Active Listings in Boyd, TX 76023

Single Family + Condo/Townhouse/Apt.

This chart compares the trend of median list price and number of active properties for the given location.

Source: Listing Data

Update Frequency: Monthly



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Boyd, TX 76023

Market Snapshot

Value and Price Changes

	Current	Last Month	Last 3 Months	Last 12 Months	Last 24 Months	Last 36 Months
Median Est. Property Value Last Updated: 10/31/2026	$329,900	$348,310 -5.29%	$356,000 -7.33%	$359,140 -8.14%	$342,880 -3.79%	$400,350 -17.6%
Median Sold Price Last Updated: 10/31/2026	$319,000	$297,495 +7.23%	$425,000 -24.94%	$377,500 -15.5%	$299,945 +6.35%	$337,220 -5.4%
Median List Price Last Updated: 10/31/2026	$472,500	$475,000 -0.53%	$429,000 +10.14%	$444,490 +6.3%	$505,000 -6.44%	$457,450 +3.29%

About this Data: Because some brokerages may choose not to include their MLS listing content within the RPR platform, the analysis contained in this report may not have been created using all the available listing data within this geographical market.
Median estimated property 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 displayed here reflect **All Residential Single Family, Condo, Townhouse and Apartment properties** data.

Market Activity

Market Activity Filters

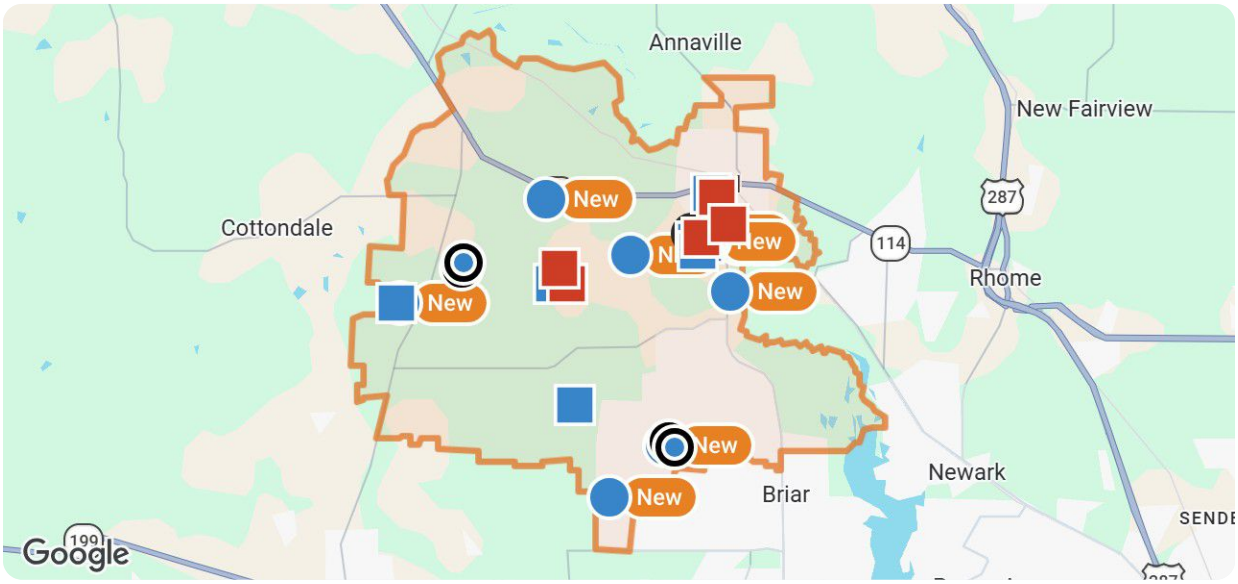
Sort Order: Date
Maximum Properties Per Change Type: 10
Change Types: New Listings, Pending, Closed, Distressed
Property Types: Single Family, Condo/Townhouse/Apt
Property Features: Sale Price: Any, Lease Price: Any, Beds: Any, Baths: Any, Living Area: Any, Lot Size (acre): Any, Year Built: Any

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Boyd, TX 76023

Summary

For Sale Activity in the Last 3 Months



Legend

- For Sale
- For Sale Pending
- Recently Closed
- Distressed

	New	Pending	Closed	Distressed
Number of Properties	10	8	10	5
Lowest Listing Price / Est.Value	$252,990	$239,990	$232,500	$202,000
Median Listing Price / Est.Value	$288,490	$365,460	$246,995	$233,675
Highest Listing Price / Est.Value	$669,900	$525,000	$410,000	$347,530
Average Price / sqft	$217	$195	$202	$188
Median Price / sqft	$211	$195	$193	$211
Average Days in RPR	4	117	71	–
Median Days in RPR	4	87	64	–
Total Volume	$3,907,750	$2,989,790	$2,196,470	$1,016,880
Source	Listings	Listings	Public Records & Listings	Public Records & Listings

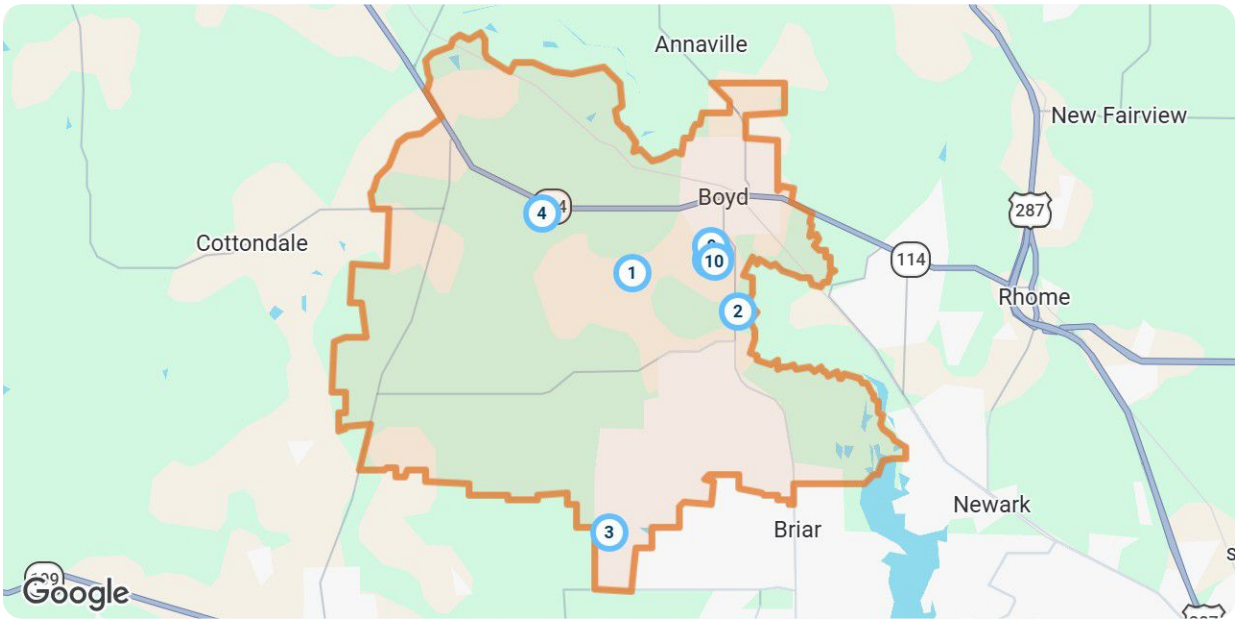
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Boyd, TX 76023

Market Activity Breakdown

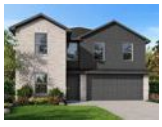
New

Source: Listings



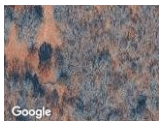
Legend

Active For Sale

New: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft
1  **216 Running River Dr** **Boyd, TX 76023** MLS ID: 21437535 Active / For Sale *Listing Courtesy of Keller Williams Urban Dallas*	Single Family	3/2	1,333	4,617 sqft	2023	11/16/2026 1 day	$279,900 $210/sq ft
2  **657 County Road 4793** **Boyd, TX 76023** MLS ID: 21436435 Active / For Sale *Listing Courtesy of Kirkpatrick Realty*	Single Family	3/3	2,273	1 acre	2018	11/14/2026 3 days	$480,000 $211/sq ft
3  **1081 County Road 4781** **Boyd, TX 76023** MLS ID: 21433183 Active / For Sale *Listing Courtesy of Winters Legacy Realty*	Single Family	3/3	–	2 acres	2026	11/13/2026 4 days	$569,000 –/sq ft
4  **116 Oak Grove Ln** **Boyd, TX 76023** MLS ID: 21436109 Active / For Sale *Listing Courtesy of Ultima Real Estate*	Single Family	4/4	–	0.59 acres	2026	11/13/2026 4 days	$669,900 –/sq ft
5  **121 Sage Rd** **Boyd, TX 76023** MLS ID: 21435670 Active / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	5/3	–	5,749 sqft	2026	11/13/2026 4 days	$280,990 –/sq ft

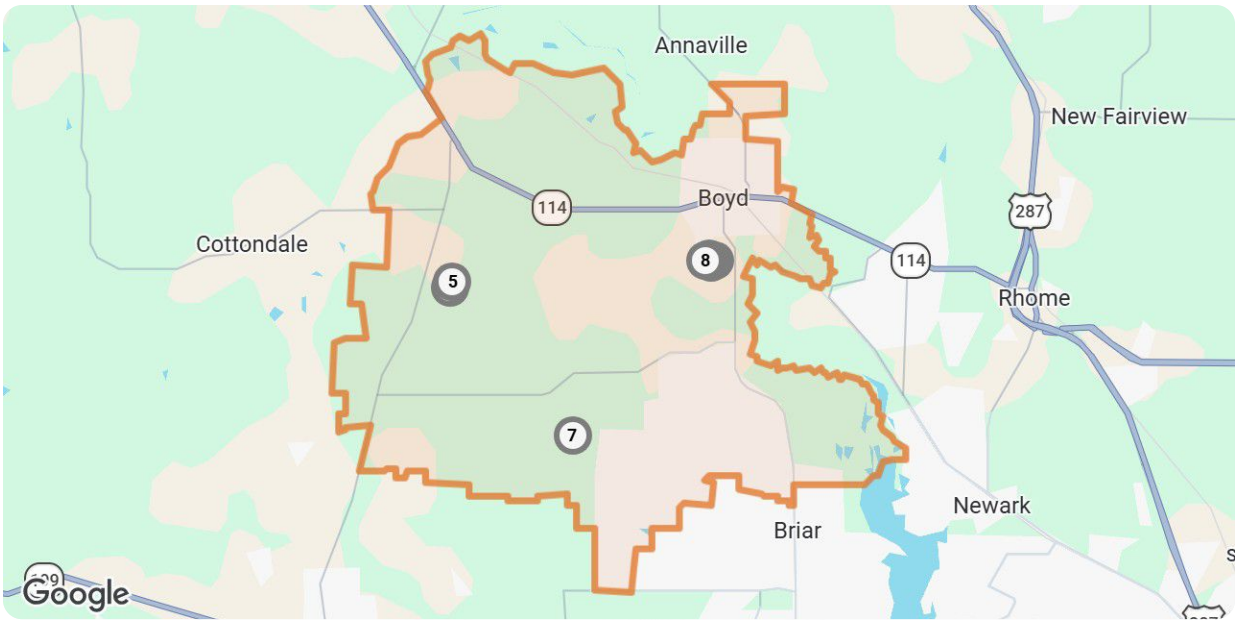
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Boyd, TX 76023

New: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft
6  **129 Sage Rd** **Boyd, TX 76023** MLS ID: 21435649 Active / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	6/3	–	5,749 sqft	2026	11/13/2026 4 days	$295,990 –/sq ft
7  **153 Sage Rd** **Boyd, TX 76023** MLS ID: 21435249 Active / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	4/2	–	5,950 sqft	2026	11/13/2026 4 days	$252,990 –/sq ft
8  **177 Sage Rd** **Boyd, TX 76023** MLS ID: 21435630 Active / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	5/2	–	5,749 sqft	2026	11/13/2026 4 days	$268,990 –/sq ft
9  **193 Sage Rd** **Boyd, TX 76023** MLS ID: 21435585 Active / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	5/2	–	6,847 sqft	2026	11/13/2026 4 days	$274,990 –/sq ft
10  **131 Rj Smith Dr** **Boyd, TX 76023** MLS ID: 21428459 Active / For Sale *Listing Courtesy of Willow Real Estate, LLC*	Single Family	4/2	2,333	1.28 acres	2025	11/12/2026 5 days	$535,000 $229/sq ft

Pending

Source: Listings

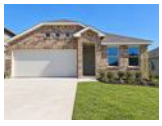


Legend

Pending

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Boyd, TX 76023

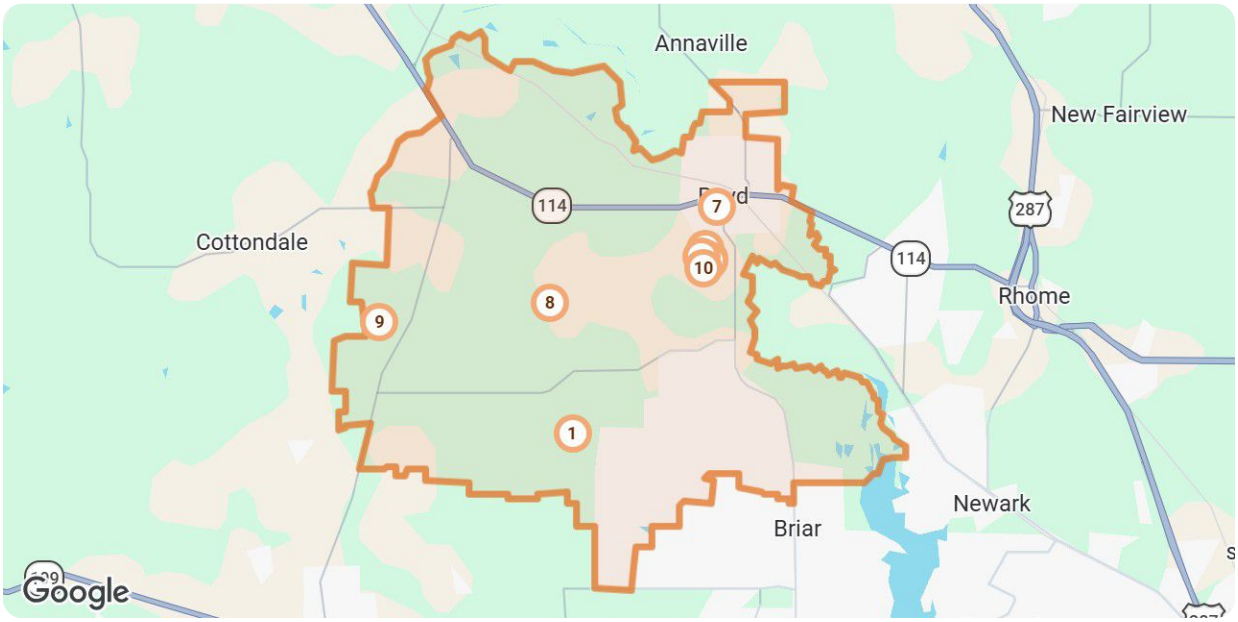
Pending: 8 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date	List Price / $ Per Sq Ft	Pending Date / Days in RPR
1  **145 Loveta Ln** **Boyd, TX 76023** MLS ID: 21223316 Pending / For Sale *Listing Courtesy of Coldwell Banker Apex, REALTORS*	Single Family	4/2	–	1 acre 2026	3/30/2026	$475,000 –/sq ft	10/27/2026 211 days
2  **107 Rj Smith Dr** **Boyd, TX 76023** MLS ID: 21386770 Pending / For Sale *Listing Courtesy of Coldwell Banker Apex, REALTORS*	Single Family	4/2	–	1.02 acres 2026	9/18/2026	$525,000 –/sq ft	10/27/2026 39 days
3  **156 Hibiscus Dr** **Boyd, TX 76023** MLS ID: 21346740 Pending / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	4/2	–	5,749 sqft 2026	7/31/2026	$252,990 –/sq ft	10/26/2026 87 days
4  **137 Lula Ln** **Boyd, TX 76023** MLS ID: 21217395 Pending / For Sale *Listing Courtesy of Silversage Realty*	Single Family	4/3	–	1 acre 2026	3/24/2026	$514,900 –/sq ft	10/26/2026 216 days
5  **140 Pinehurst Dr** **Boyd, TX 76023** MLS ID: 21375950 Pending / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	4/2	–	5,950 sqft 2026	9/3/2026	$250,990 –/sq ft	10/26/2026 53 days
6  **176 Pinehurst Dr** **Boyd, TX 76023** MLS ID: 21347122 Pending / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	3/2	–	5,906 sqft 2026	7/31/2026	$239,990 –/sq ft	10/26/2026 87 days
7  **104 Carls Ct** **Boyd, TX 76023** MLS ID: 21366386 Pending / For Sale *Listing Courtesy of Torri Realty*	Single Family	4/2	2,196	1.01 acres 2022	8/24/2026	$475,000 $216/sq ft	10/23/2026 60 days
8  **149 Pinehurst Dr** **Boyd, TX 76023** MLS ID: 21240085 Pending / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	4/2	1,477	5,950 sqft 2026	4/15/2026	$255,920 $173/sq ft	10/16/2026 184 days

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Boyd, TX 76023

Closed

Source: Public Records and Listings



Legend

Closed

	Closed: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / $ Per Sq Ft	List to Sold Price %
1	 **118 Pinehurst Dr** **Boyd, TX 76023** MLS ID: 21346713 Closed / For Sale *Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	4/2	–	5,980 sqft 2026	11/9/2026 100 days	$235,000 –/sq ft	↓ 12.13%
2	 **937 County Road 4790** **Boyd, TX 76023** MLS ID: 21362888 Closed / For Sale *Courtesy of Weichert REALTORS, Team Realty*	Single Family	4/2	2,128	13.82 acres 2000	11/4/2026 42 days	$410,000 $193/sq ft	↓ 4.63%
3	 **156 Pinehurst Dr** **Boyd, TX 76023** MLS ID: 21268192 Closed / For Sale *Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	4/2	–	5,924 sqft 2026	10/30/2026 75 days	$248,990 –/sq ft	↓ 0.4%
4	 **124 Greengate Dr** **Boyd, TX 76023** MLS ID: 21367403 Closed / For Sale *Courtesy of PREFERRED PROPERTIES*	Single Family	3/2	1,333	5,052 sqft 2022	10/27/2026 19 days	$232,500 $174/sq ft	–
5	 **124 Pinehurst Dr** **Boyd, TX 76023** MLS ID: 21375938 Closed / For Sale *Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	4/2	–	5,972 sqft 2026	10/27/2026 18 days	$245,000 –/sq ft	↓ 2.39%

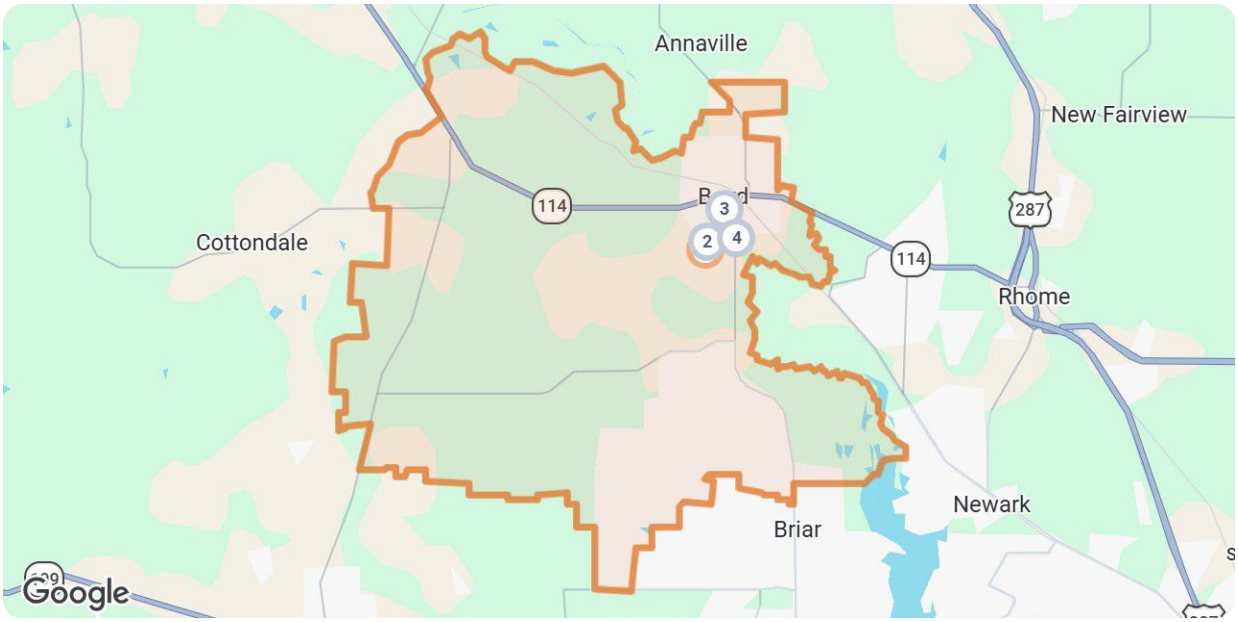
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Closed: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / $ Per Sq Ft	List to Sold Price %
6  **164 Pinehurst Dr** **Boyd, TX 76023** MLS ID: 21346781 Closed / For Sale *Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	5/2	–	5,932 sqft 2026	10/27/2026 52 days	$264,990 –/sq ft	–
7  **262 Birch Forest Ln** **Boyd, TX 76023** MLS ID: 21240036 Closed / For Sale *Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	4/2	–	6,499 sqft 2026	10/23/2026 121 days	$239,990 –/sq ft	↓ 4%
8  **1255 County Road 4680** **Boyd, TX 76023** Closed / Public Record	Single Family	–/3	2,800	6.02 acres 2019	10/21/2026 – days	– $284/sq ft	–
9  **207 Knox Ave** **Boyd, TX 76023** Closed / Public Record	Single Family	–/1	2,043	8,407 sqft 2004	10/20/2026 – days	– $176/sq ft	–
10  **113 Mccrae Ln** **Boyd, TX 76023** MLS ID: 21252069 Closed / For Sale *Courtesy of Keller Williams Legacy*	Single Family	4/3	1,344	1.1 acres 2018	10/20/2026 142 days	$320,000 $238/sq ft	↑ 2.73%

Distressed

Source: Public Records and Listings



Legend

- Closed
- Off Market, Hold, Withdrawn, Expired, or Canceled

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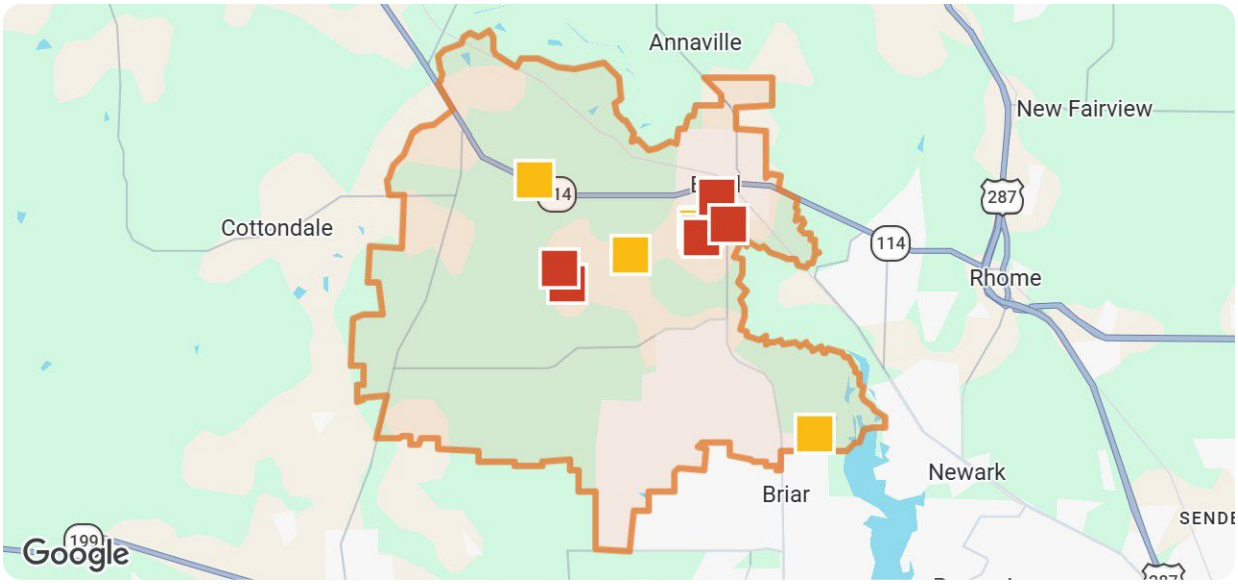
	Distressed: 5 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft	Distressed Date / Type
1	 **119 Dove St** **Boyd, TX 76023** Closed / Public Record	Single Family	–/2	2,096	1.05 acres 2019	– – days	– $174/sq ft	9/21/2026 Notice of Foreclosure Sale
2	 **124 Greengate Dr** **Boyd, TX 76023** Closed / Public Record	Single Family	–/–	1,333	5,053 sqft 2022	– – days	– $178/sq ft	9/1/2026 Notice of Foreclosure Sale
3	 **144 Running River Dr** **Boyd, TX 76023** Off Market / Public Record	Single Family	–/–	1,097	4,622 sqft 2023	– – days	– $219/sq ft	8/27/2026 Notice of Foreclosure Sale
4	 **413 S Allen St** **Boyd, TX 76023** Off Market / Public Record	Single Family	–/1	912	0.28 acres –	– – days	– $221/sq ft	9/14/2026 Notice of Foreclosure Sale
5	 **156 Mccrae Ln** **Boyd, TX 76023** Off Market / Public Record	Single Family	–/2	1,708	1.12 acres 2018	– – days	– $203/sq ft	8/20/2026 Notice of Foreclosure Sale

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Boyd, TX 76023

Summary

For Lease Activity in the Last 3 Months



Legend

- For Lease
- For Lease Pending
- Distressed
- Recently Leased

	New	Pending	Closed	Distressed
Number of Properties	3	1	5	5
Lowest Listing Price / Est.Value	$1,350	$1,800	$1,535	$202,000
Median Listing Price / Est.Value	$1,850	$1,800	$1,850	$233,675
Highest Listing Price / Est.Value	$2,250	$1,800	$2,345	$347,530
Average Price / sqft	$1	$1	$1	$188
Median Price / sqft	$1	$1	$1	$211
Average Days in RPR	47	36	54	–
Median Days in RPR	61	36	38	–
Total Volume	$5,450	$1,800	$9,220	$1,016,880
Source	Listings	Listings	Public Records & Listings	Public Records & Listings

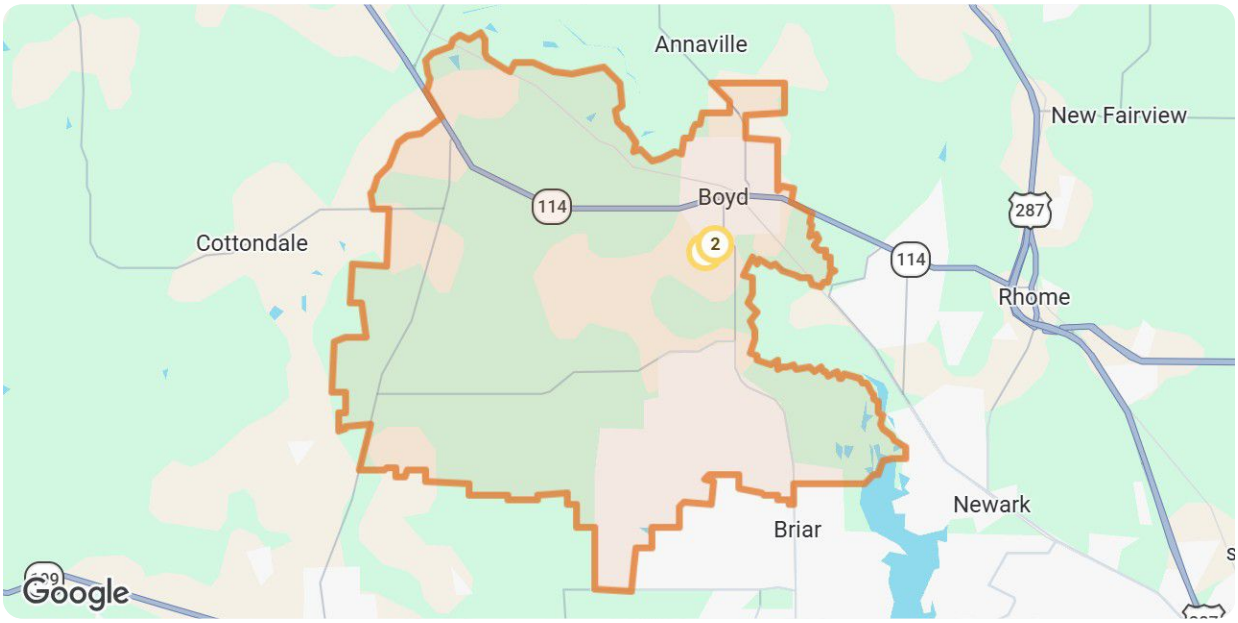
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Boyd, TX 76023

Market Activity Breakdown

New

Source: Listings



Legend

Active For Lease

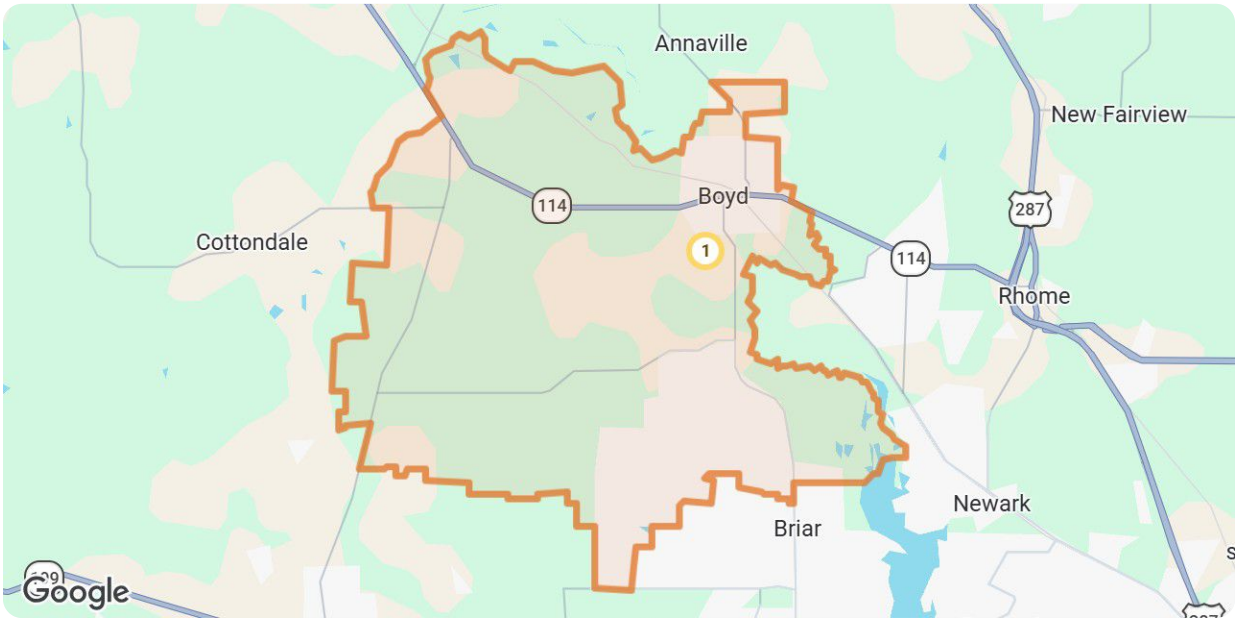
New: 3 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft
1  **118 Dove Meadow Ln, #A** **Boyd, TX 76023** MLS ID: 21427575 Active / For Lease *Courtesy of 221 Realty Advisors*	Condo/Townhouse/Apt.	–/1	720	10 acres	–	11/3/2026 14 days	$1,350 mo. $2/sq ft
2  **125 Running River Dr** **Boyd, TX 76023** MLS ID: 21389907 Active / For Lease *Courtesy of Texas Connect Realty, LLC*	Single Family	3/2	1,333	4,704 sqft	2023	9/17/2026 61 days	$1,850 mo. $1/sq ft
3  **200 Lantana Trl** **Boyd, TX 76023** MLS ID: 21385326 Active / For Lease *Courtesy of Lilly Garcia Realtors*	Single Family	4/2	1,838	5,749 sqft	2024	9/13/2026 65 days	$2,250 mo. $1/sq ft

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Boyd, TX 76023

Pending

Source: Listings



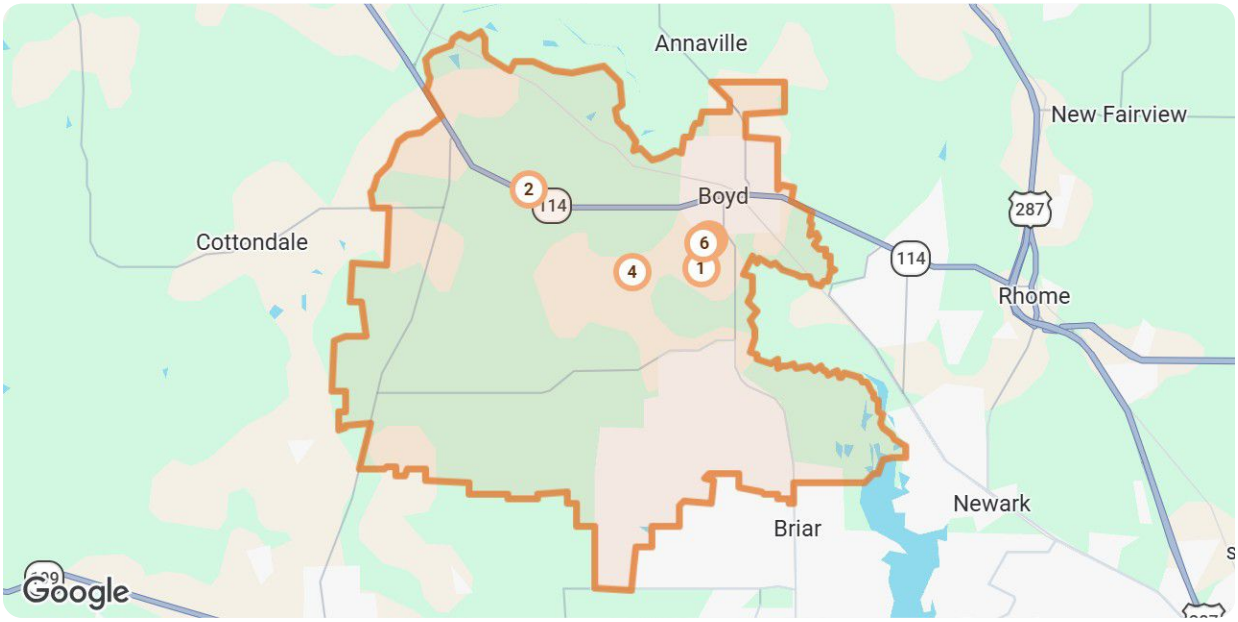
Legend

Active For Lease

Pending: 1 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date	List Price / $ Per Sq Ft	Pending Date / Days in RPR
1  **137 Running River Dr** **Boyd, TX 76023** MLS ID: 21392501 Pending / For Lease *Courtesy of Monument Realty*	Single Family	3/2	1,333	4,617 sqft 2023	9/21/2026	$1,800 mo. $1/sq ft	10/27/2026 36 days

Closed

Source: Public Records and Listings



Legend

Closed

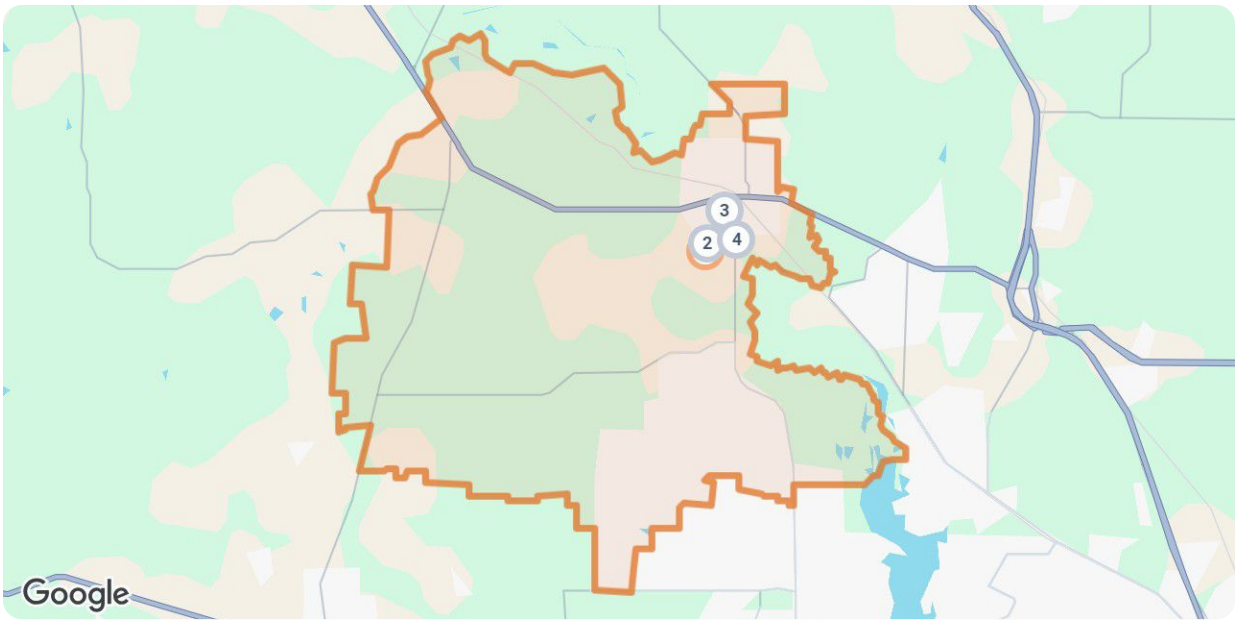
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Boyd, TX 76023

Closed: 5 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / $ Per Sq Ft	List to Sold Price %
1  **164 Greenhill Trl** **Boyd, TX 76023** MLS ID: 21324277 Closed / For Lease *Courtesy of Westrom Group Company*	Single Family	3/2	1,440	5,401 sqft 2025	11/4/2026 114 days	– $1/sq ft	–
2  **236 Private Road 4573** **Boyd, TX 76023** MLS ID: 21374587 Closed / For Lease *Courtesy of Leap Property Management*	Single Family	3/2	–	4,356 sqft 2008	10/8/2026 38 days	– –/sq ft	–
3  **131 Orchard Pines Pl** **Boyd, TX 76023** MLS ID: 21324825 Closed / For Lease *Courtesy of All County Property Mgmt Group*	Single Family	3/2	1,448	5,837 sqft 2023	10/5/2026 89 days	– $1/sq ft	–
4  **S Morton Ave** **Boyd, TX 76023** MLS ID: 21361790 Closed / For Lease *Courtesy of CENTURY 21 Judge Fite Mgmt. Co*	Single Family	2/2	1,104	0.27 acres 1996	8/27/2026 10 days	– $1/sq ft	–
5  **113 Orchard Pines Pl** **Boyd, TX 76023** MLS ID: 21350077 Closed / For Lease *Courtesy of Westrom Group Company*	Single Family	4/2	1,836	6,795 sqft 2023	8/24/2026 20 days	– $1/sq ft	–

Distressed

Source: Public Records and Listings



Legend

- Closed
- Off Market, Hold, Withdrawn, Expired, or Canceled

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Boyd, TX 76023

	Distressed: 5 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft	Distressed Date / Type
1	 **119 Dove St** **Boyd, TX 76023** Closed / Public Record	Single Family	–/2	2,096	1.05 acres 2019	– – days	– $174/sq ft	9/21/2026 Notice of Foreclosure Sale
2	 **124 Greengate Dr** **Boyd, TX 76023** Closed / Public Record	Single Family	–/–	1,333	5,053 sqft 2022	– – days	– $178/sq ft	9/1/2026 Notice of Foreclosure Sale
3	 **144 Running River Dr** **Boyd, TX 76023** Off Market / Public Record	Single Family	–/–	1,097	4,622 sqft 2023	– – days	– $219/sq ft	8/27/2026 Notice of Foreclosure Sale
4	 **413 S Allen St** **Boyd, TX 76023** Off Market / Public Record	Single Family	–/1	912	0.28 acres –	– – days	– $221/sq ft	9/14/2026 Notice of Foreclosure Sale
5	 **156 Mccrae Ln** **Boyd, TX 76023** Off Market / Public Record	Single Family	–/2	1,708	1.12 acres 2018	– – days	– $203/sq ft	8/20/2026 Notice of Foreclosure Sale

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