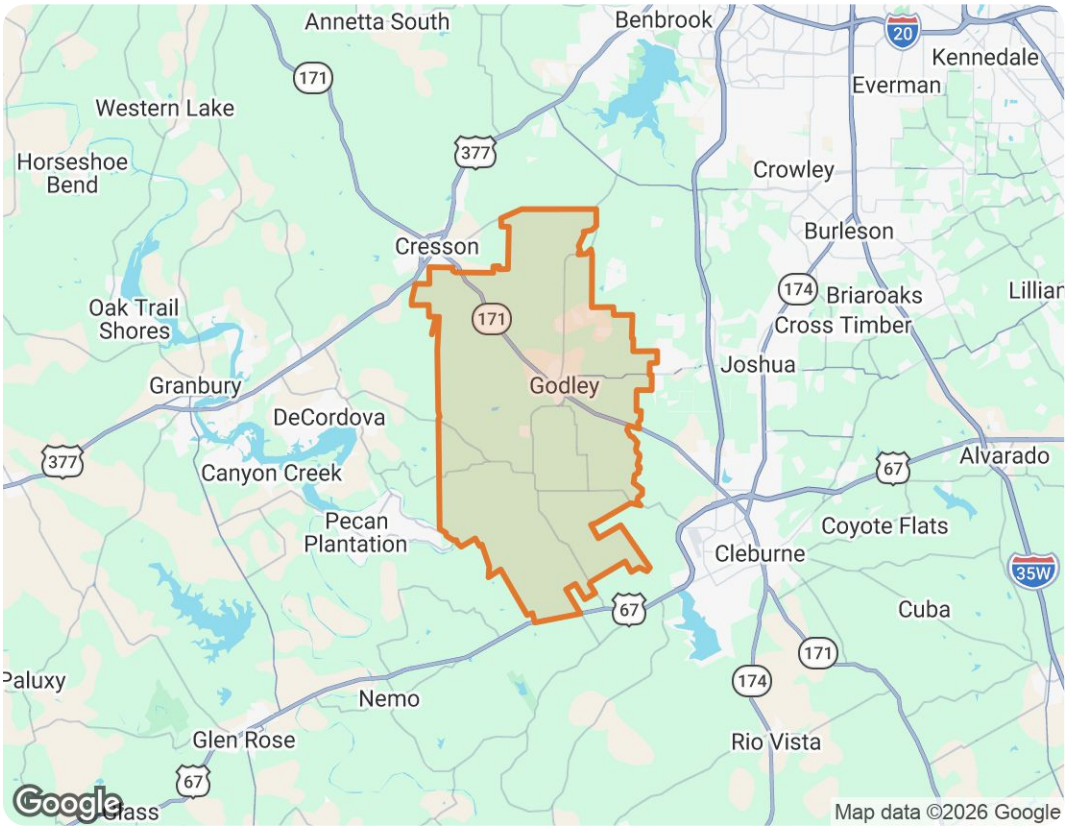
Godley, TX 76044





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Godley, TX 76044

Market Trends

Market Trends for Godley, TX 76044

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
6.22	**98.2%**	**51**	**$460,000**
↓ 4.89% MoM	↑ 1% MoM	↓ 26.09% MoM	↑ 2.22% 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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Godley, TX 76044

October 2026 Median Estimated Property Value

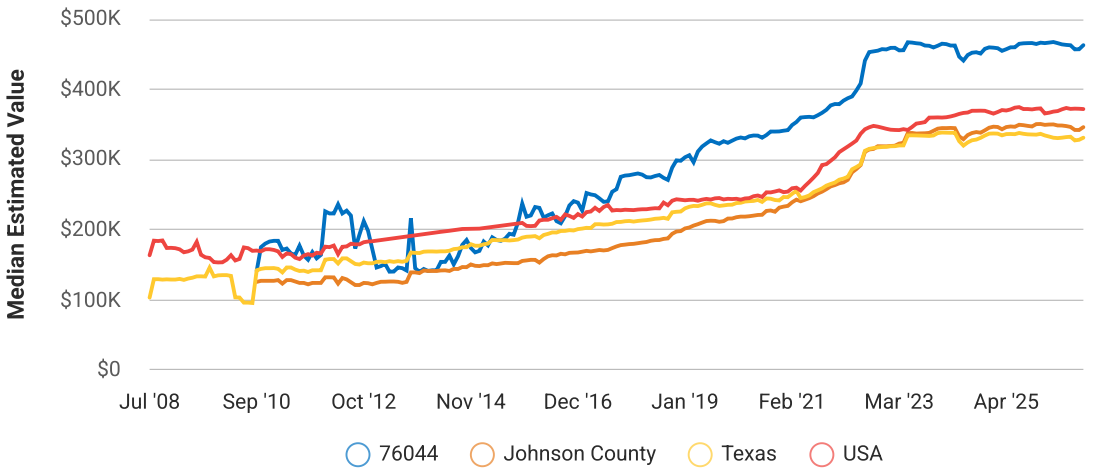
Single Family + Condo/Townhouse/Apt.

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
$462,880	+1.3%	-0.6%



October 2026 Active Listings

Godley, TX 76044

Single Family + Condo/Townhouse/Apt.

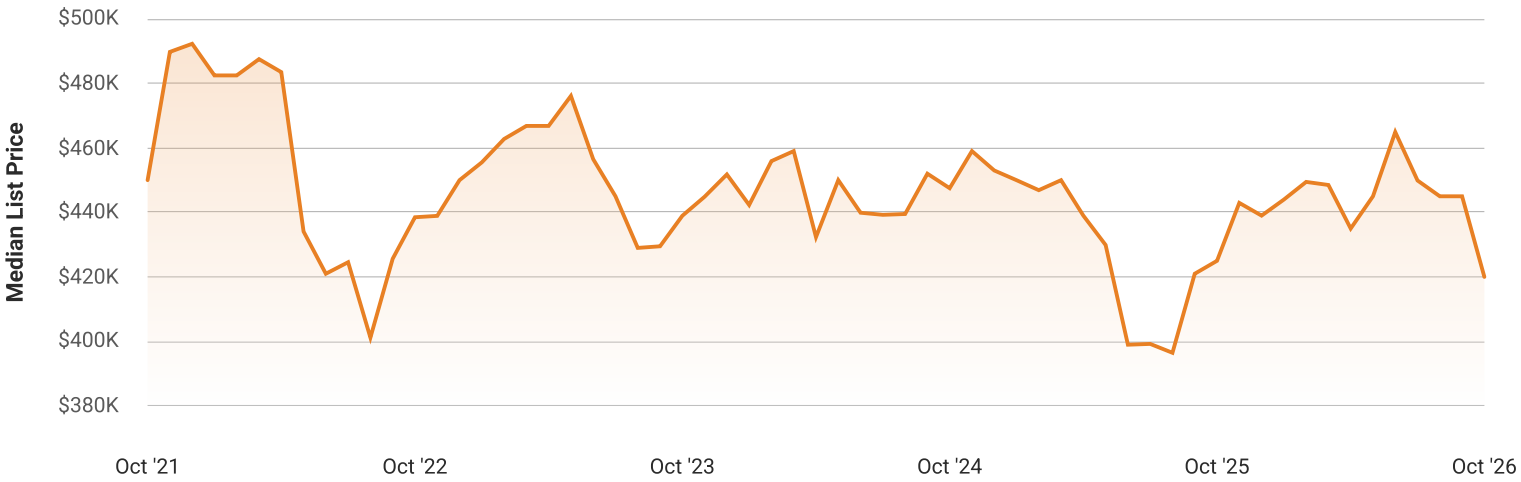
This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory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

Source: Listing sources

Update Frequency: Monthly

Median List Price - $420,000

↓ 5.6% Month over Month



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Godley, TX 76044

October 2026 Sold Listings

Godley, TX 76044

Single Family + Condo/Townhouse/Apt.

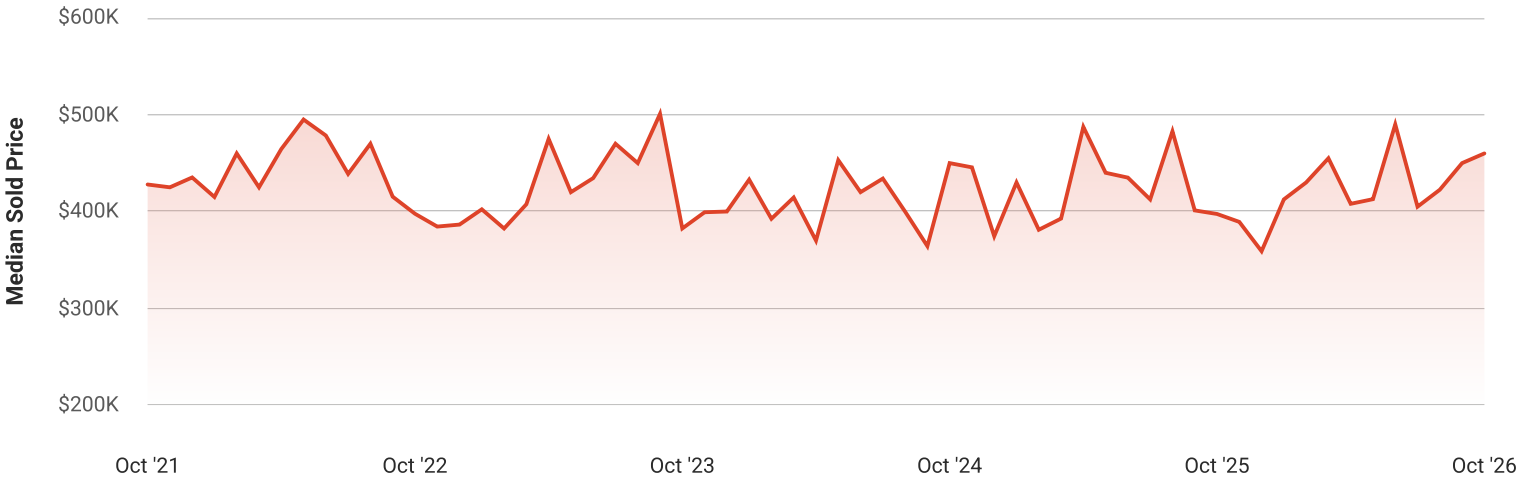
This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between 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 - $460,000

↑ 2.2% Month over Month



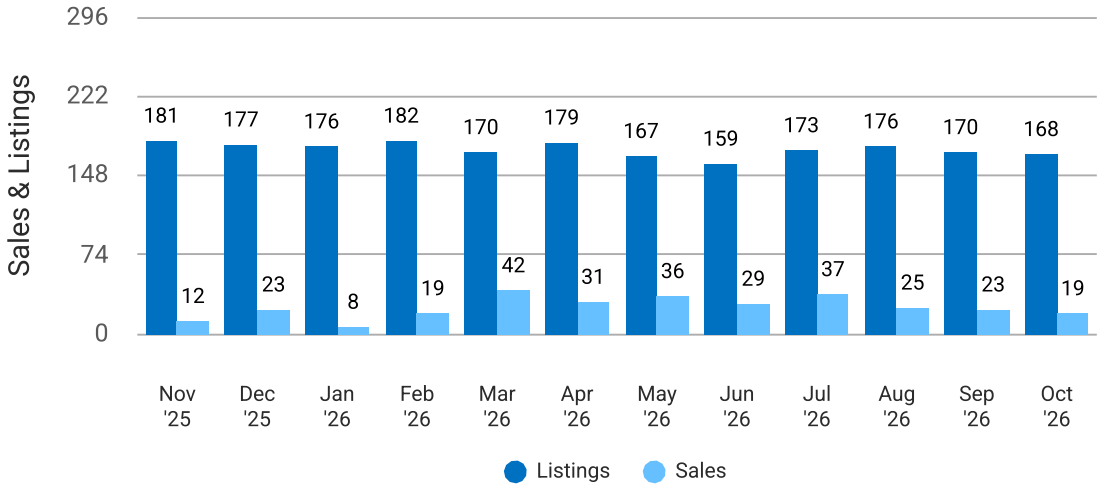
Total Sales and Active Listings in Godley, TX 76044

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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Godley, TX 76044

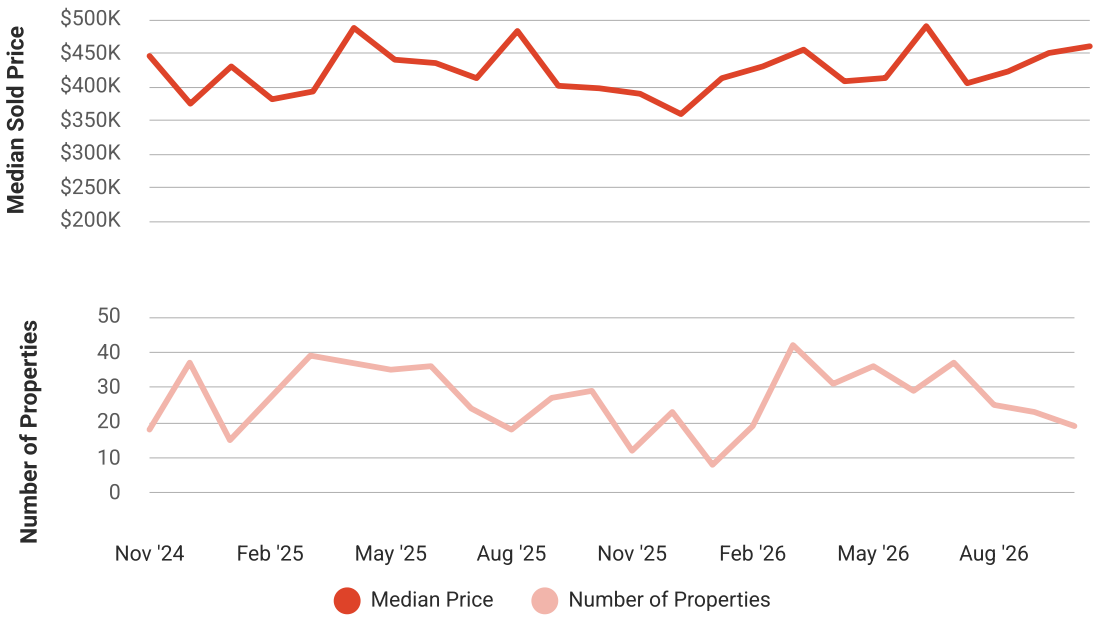
Median Sold Price vs Sold Listings in Godley, TX 76044

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



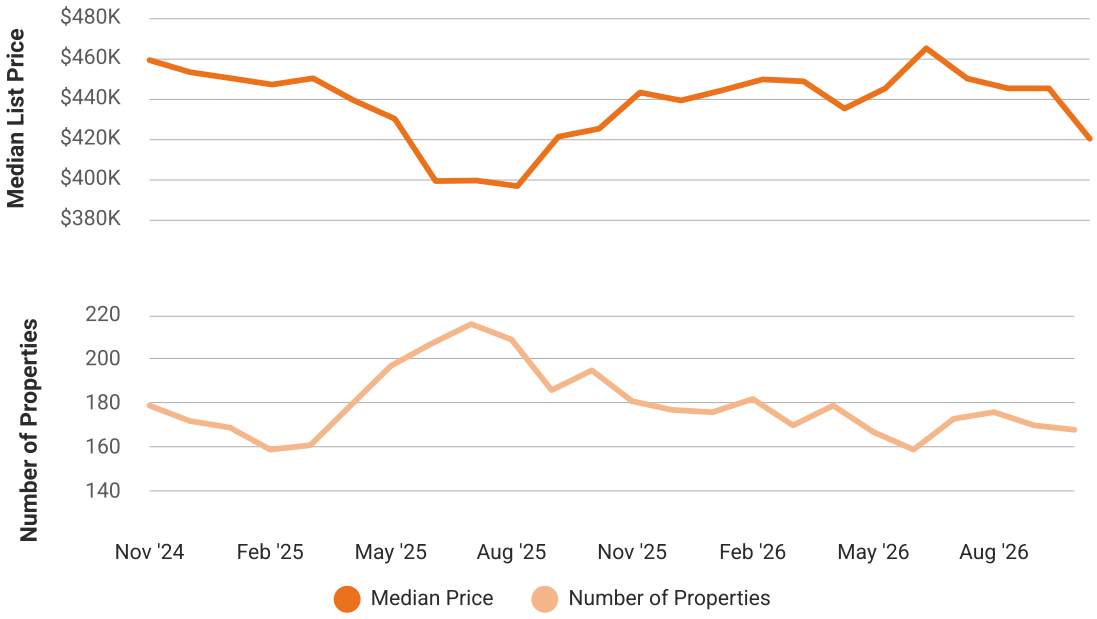
Median List Price vs Active Listings in Godley, TX 76044

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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Godley, TX 76044

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	$462,880	$457,070 +1.27%	$462,750 +0.03%	$465,900 -0.65%	$450,910 +2.65%	$462,000 +0.19%
Median Sold Price Last Updated: 10/31/2026	$460,000	$450,000 +2.22%	$405,000 +13.58%	$397,470 +15.73%	$450,000 +2.22%	$382,500 +20.26%
Median List Price Last Updated: 10/31/2026	$420,000	$444,995 -5.62%	$449,888 -6.64%	$425,000 -1.18%	$447,500 -6.15%	$438,950 -4.32%

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

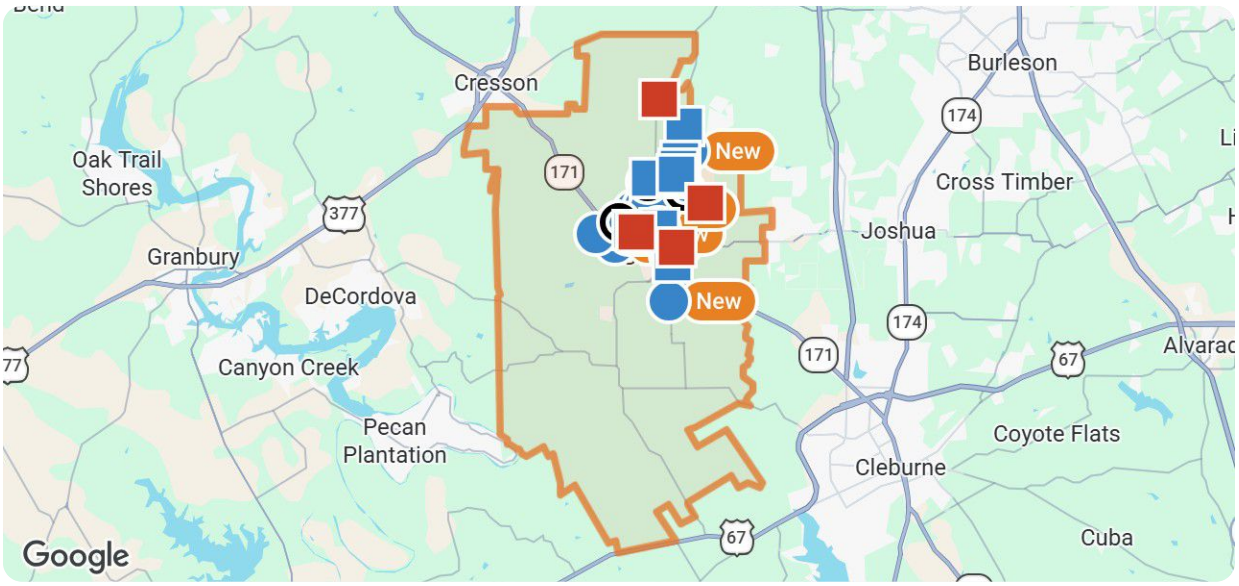
Sort Order: Date
Maximum Properties Per Change Type: 10
Change Types: New Listings, Pending, Closed, Distressed
Property Types: Single Family, Condo/Townhouse/Apt
Property Features: Sale Price: Any, Lease Price: Any, Beds: Any, Baths: Any, Living Area: Any, Lot Size (acre): Any, Year Built: Any

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Godley, TX 76044

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	10	10	5
Lowest Listing Price / Est.Value	$360,000	$258,990	$199,900	$217,000
Median Listing Price / Est.Value	$477,450	$432,500	$454,500	$400,300
Highest Listing Price / Est.Value	$675,000	$669,990	$553,000	$539,000
Average Price / sqft	$177	$164	$185	$221
Median Price / sqft	$170	$164	$184	$207
Average Days in RPR	5	96	119	–
Median Days in RPR	5	98	91	–
Total Volume	$4,687,900	$4,481,849	$4,226,789	$1,936,300
Source	Listings	Listings	Public Records & Listings	Public Records & Listings

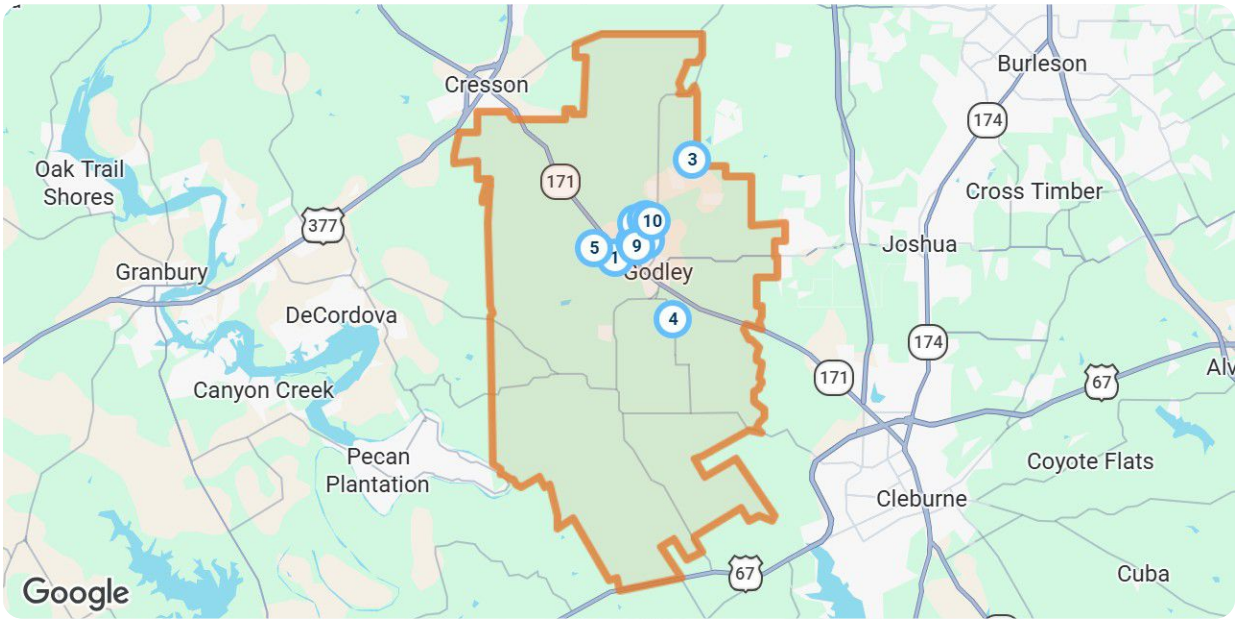
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Godley, TX 76044

Market Activity Breakdown

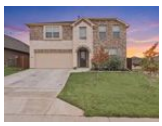
New

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  **8124 Korat Vis** **Godley, TX 76044** MLS ID: 21437476 Active / For Sale *Listing Courtesy of Garner Realty Group*	Single Family	4/3	2,306	9,408 sqft	2024	11/16/2026 1 day	$380,000 $165/sq ft
2  **925 Ridgehurst Dr** **Godley, TX 76044** MLS ID: 21434480 Active / For Sale *Listing Courtesy of Keller Williams Fort Worth*	Single Family	5/4	3,052	6,229 sqft	2024	11/16/2026 1 day	$365,000 $120/sq ft
3  **8309 County Road 1004** **Godley, TX 76044** MLS ID: 21436172 Active / For Sale *Listing Courtesy of Webb Kirkpatrick Real Estate, Inc*	Single Family	3/3	2,112	3.7 acres	1985	11/13/2026 4 days	$485,000 $230/sq ft
4  **8624 County Road 1229** **Godley, TX 76044** MLS ID: 21431876 Active / For Sale *Listing Courtesy of Keller Williams Fort Worth*	Single Family	4/2	2,274	1.09 acres	2019	11/12/2026 5 days	$479,900 $211/sq ft
5  **8500 Stallion Dr** **Godley, TX 76044** MLS ID: 21435373 Active / For Sale *Listing Courtesy of Fathom Realty LLC*	Single Family	3/3	–	1 acre	2026	11/12/2026 5 days	$675,000 –/sq ft

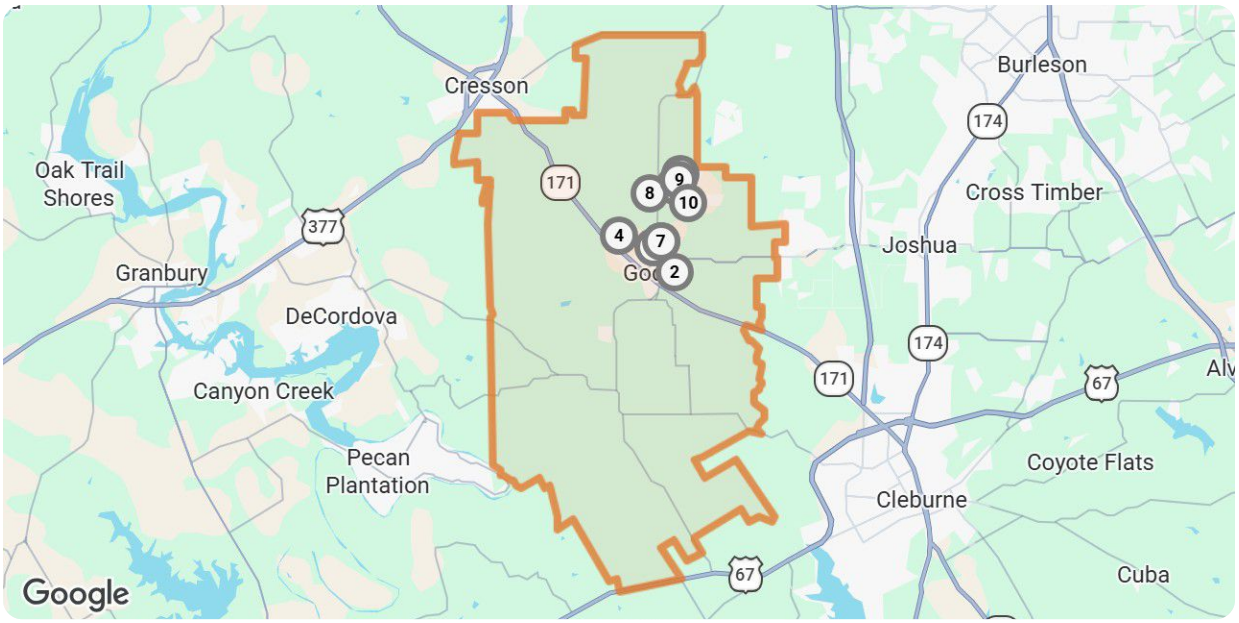
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Godley, TX 76044

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  **9445 Wildcat Rdg** **Godley, TX 76044** MLS ID: 21415977 Active / For Sale *Listing Courtesy of Keller Williams Fort Worth*	Single Family	3/3	–	0.42 acres	2026	11/12/2026 5 days	$475,000 –/sq ft
7  **1137 Country Glen Dr** **Godley, TX 76044** MLS ID: 21433862 Active / For Sale *Listing Courtesy of Abide Realty*	Single Family	4/3	2,582	6,054 sqft	2022	11/11/2026 6 days	$360,000 $139/sq ft
8  **11712 Blackfoot Ct** **Godley, TX 76044** MLS ID: 21430859 Active / For Sale *Listing Courtesy of The Atkins Agency*	Single Family	4/3	2,609	0.26 acres	2024	11/10/2026 7 days	$459,000 $176/sq ft
9  **1249 Grand Meadows Dr** **Godley, TX 76044** MLS ID: 21433156 Active / For Sale *Listing Courtesy of VYBE Realty*	Single Family	5/4	3,481	6,621 sqft	2024	11/10/2026 7 days	$490,000 $141/sq ft
10  **9308 Wildcat Rdg** **Godley, TX 76044** MLS ID: 21430857 Active / For Sale *Listing Courtesy of The Atkins Agency*	Single Family	4/4	2,246	0.4 acres	2022	11/10/2026 7 days	$519,000 $231/sq ft

Pending

Source: Listings



Legend

Pending

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Godley, TX 76044

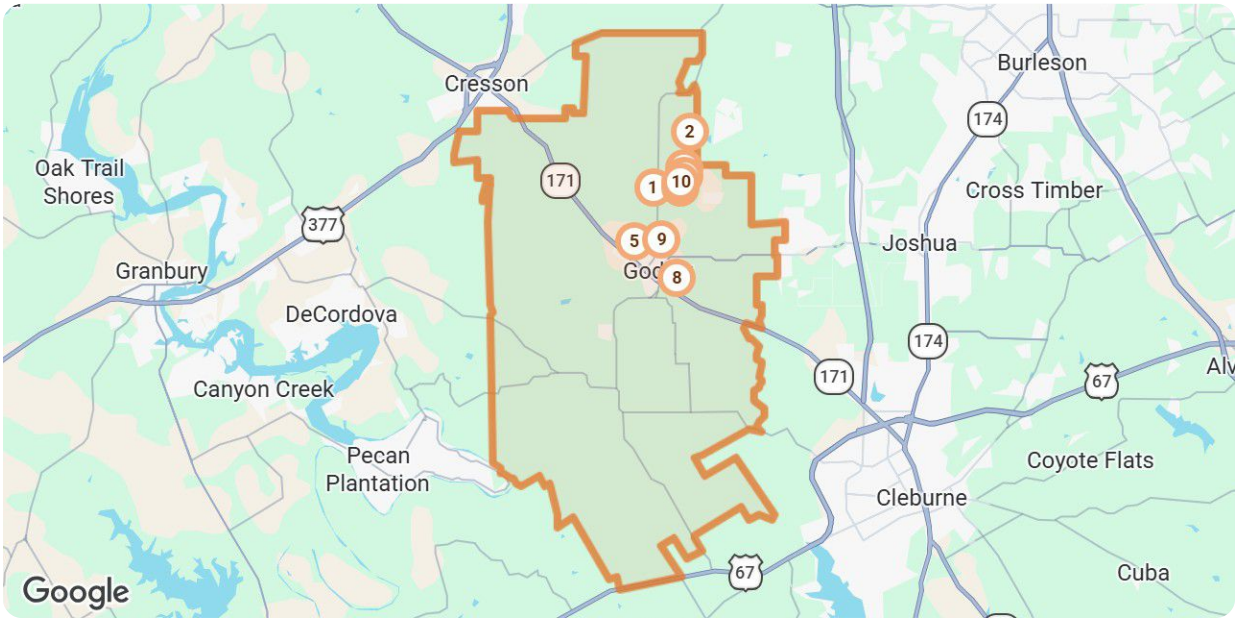
Pending: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date	List Price / $ Per Sq Ft	Pending Date / Days in RPR
1  **425 Avian Way** **Godley, TX 76044** MLS ID: 21284889 Pending / For Sale *Listing Courtesy of William Roberds*	Single Family	5/4	–	6,098 sqft 2026	5/29/2026	$374,990 –/sq ft	11/16/2026 171 days
2  **756 Archer St** **Godley, TX 76044** MLS ID: 21410903 Pending / For Sale *Listing Courtesy of Century 21 Mike Bowman, Inc.*	Single Family	4/3	–	8,712 sqft 2026	10/13/2026	$328,490 –/sq ft	11/10/2026 28 days
3  **12721 Buckshot Dr** **Godley, TX 76044** MLS ID: 21360238 Pending / For Sale *Listing Courtesy of Visions Realty & Investments*	Single Family	4/4	–	0.52 acres 2026	8/20/2026	$669,990 –/sq ft	11/10/2026 82 days
4  **1616 Dwelling Pl** **Godley, TX 76044** MLS ID: 21299715 Pending / For Sale *Listing Courtesy of HomesUSA.com*	Single Family	5/3	–	6,969 sqft 2025	6/11/2026	$258,990 –/sq ft	11/9/2026 151 days
5  **1000 Brenham Dr** **Godley, TX 76044** MLS ID: 21281197 Pending / For Sale *Listing Courtesy of Charitable Realty*	Single Family	4/3	3,313	9,234 sqft 2019	5/26/2026	$465,000 $140/sq ft	11/3/2026 161 days
6  **117 Mikasi St** **Godley, TX 76044** MLS ID: 21406157 Pending / For Sale *Listing Courtesy of HomesUSA.com*	Single Family	4/3	–	0.5 acres 2025	10/7/2026	$514,999 –/sq ft	11/2/2026 26 days
7  **437 Avian Way** **Godley, TX 76044** MLS ID: 21324756 Pending / For Sale *Listing Courtesy of William Roberds*	Single Family	4/3	–	6,534 sqft 2026	7/8/2026	$319,990 –/sq ft	10/30/2026 114 days
8  **121 Tall Pine Dr** **Godley, TX 76044** MLS ID: 21405323 Pending / For Sale *Listing Courtesy of Keller Williams Brazos West*	Single Family	3/2	2,126	0.5 acres 2020	10/8/2026	$400,000 $188/sq ft	10/29/2026 21 days
9  **144 Chapowits Dr** **Godley, TX 76044** MLS ID: 21237733 Pending / For Sale *Listing Courtesy of Fathom Realty, LLC*	Single Family	4/3	–	0.52 acres 2026	4/13/2026	$529,900 –/sq ft	10/23/2026 193 days
10  **6951 Eagle Creek Dr** **Godley, TX 76044** MLS ID: 21400052 Pending / For Sale *Listing Courtesy of eXp Realty LLC*	Single Family	4/4	–	1.17 acres 2026	10/6/2026	$619,500 –/sq ft	10/23/2026 17 days

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Godley, TX 76044

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  **110 Oak View Dr** **Godley, TX 76044** MLS ID: 21391363 **Closed / For Sale** *Courtesy of Real Broker, LLC*	Single Family	4/3	2,314	0.5 acres 2021	11/17/2026 57 days	$515,000 $223/sq ft	–
2  **6305 Friesian Dr** **Godley, TX 76044** MLS ID: 21404291 **Closed / For Sale** *Courtesy of JPAR Cleburne*	Single Family	3/2	1,568	1 acre 2005	11/16/2026 42 days	$199,900 $127/sq ft	–
3  **12701 Caliber Dr** **Godley, TX 76044** MLS ID: 21259074 **Closed / For Sale** *Courtesy of Visions Realty & Investments*	Single Family	4/3	–	0.52 acres 2026	11/13/2026 178 days	$494,900 –/sq ft	↓ 8.35%
4  **108 Prairie Wolf Ct** **Godley, TX 76044** MLS ID: 21267051 **Closed / For Sale** *Courtesy of HomesUSA.com*	Single Family	4/4	–	0.5 acres 2025	11/13/2026 160 days	$537,999 –/sq ft	–
5  **921 Ridgehurst Dr** **Godley, TX 76044** MLS ID: 21338815 **Closed / For Sale** *Courtesy of Visions Realty & Investments*	Single Family	4/2	–	6,224 sqft 2026	11/13/2026 91 days	$340,000 –/sq ft	↓ 2.86%

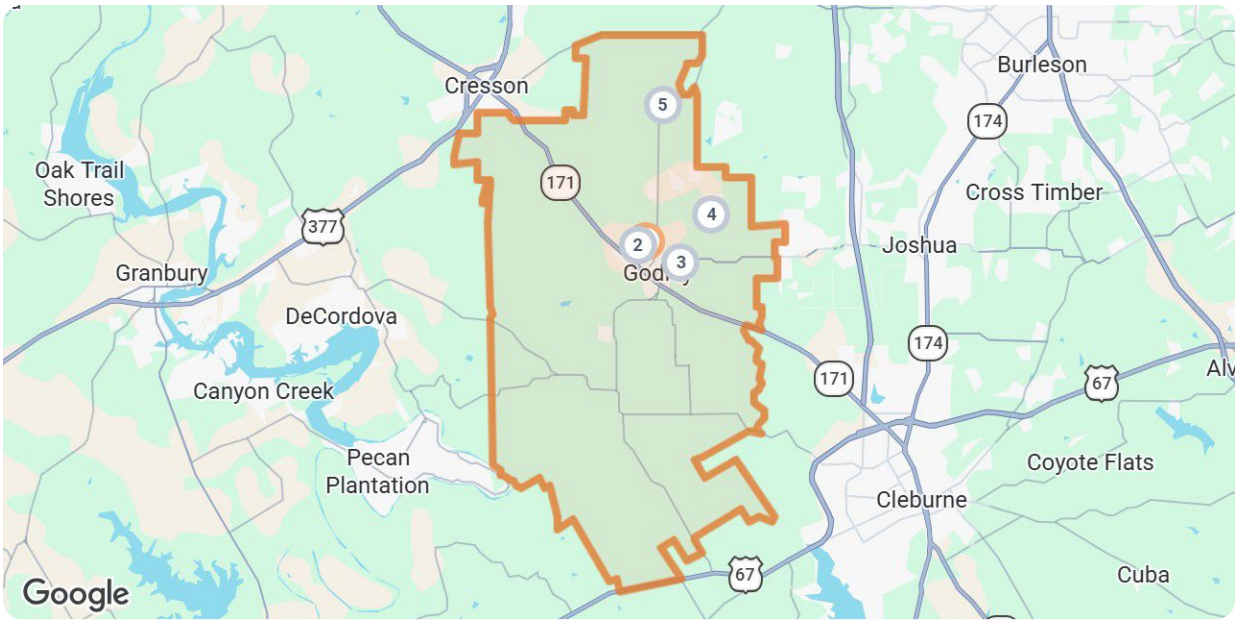
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Godley, TX 76044

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  **101 Grey Wolf Ct** **Godley, TX 76044** MLS ID: 21415857 Closed / For Sale *Courtesy of Arise Capital Real Estate*	Single Family	3/2	2,396	1.08 acres 2024	11/12/2026 – days	$553,000 $231/sq ft	↑ 2.41%
7  **12717 Caliber Dr** **Godley, TX 76044** MLS ID: 21390816 Closed / For Sale *Courtesy of HAMILTON LEGACY REALTY*	Single Family	4/3	2,319	0.52 acres 2022	11/10/2026 5 days	$479,000 $207/sq ft	–
8  **116 William Ln** **Godley, TX 76044** MLS ID: 21185865 Closed / For Sale *Courtesy of Fathom Realty LLC*	Single Family	4/3	2,429	6,272 sqft 2023	11/10/2026 258 days	$390,000 $161/sq ft	↓ 1.24%
9  **421 Avian Way** **Godley, TX 76044** MLS ID: 21371058 Closed / For Sale *Courtesy of William Roberds*	Single Family	3/2	–	6,098 sqft 2026	11/6/2026 46 days	$286,990 –/sq ft	–
10  **12729 Caliber Dr** **Godley, TX 76044** MLS ID: 21183720 Closed / For Sale *Courtesy of Dynamic Real Estate Group*	Single Family	4/3	2,651	0.52 acres 2024	11/6/2026 236 days	$430,000 $162/sq ft	↓ 3.37%

Distressed

Source: Public Records and Listings



Legend

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

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Godley, TX 76044

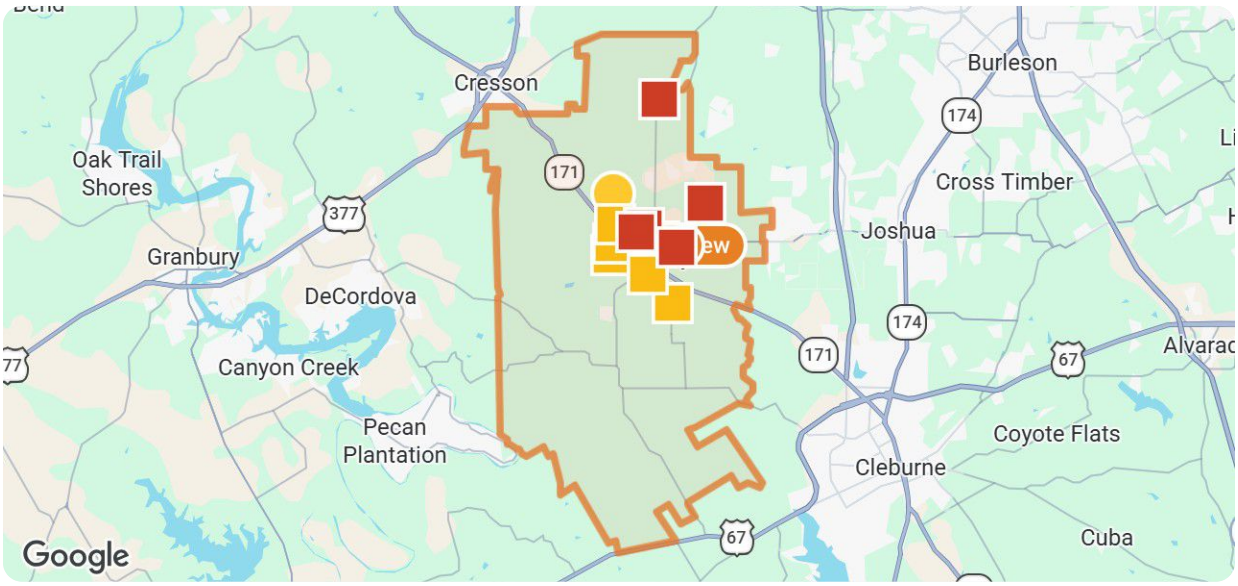
	Distressed: 5 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft	Distressed Date / Type
1	 **1137 Country Glen Dr** **Godley, TX 76044** Closed / Public Record	Single Family	4/3	2,582	6,059 sqft 2022	– – days	– $144/sq ft	8/26/2026 Notice of Foreclosure Sale
2	 **1024 Hickory Chase Dr** **Godley, TX 76044** Off Market / Public Record	Single Family	4/2	2,360	6,599 sqft 2023	– – days	– $170/sq ft	9/15/2026 Notice of Foreclosure Sale
3	 **116 Lone Star Way** **Godley, TX 76044** Off Market / Public Record	Single Family	4/3	2,598	1.08 acres 2018	– – days	– $207/sq ft	9/14/2026 Notice of Foreclosure Sale
4	 **10053 County Road 1006** **Godley, TX 76044** Off Market / Public Record	Single Family	2/1	900	5 acres 2004	– – days	– $402/sq ft	9/10/2026 Notice of Foreclosure Sale
5	 **15124 Fm 2331** **Godley, TX 76044** Off Market / Public Record	Single Family	3/1	1,716	9.7 acres 1994	– – days	– $244/sq ft	8/27/2026 Notice of Foreclosure Sale

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Godley, TX 76044

Summary

For Lease Activity in the Last 3 Months



Legend

- For Lease
- Distressed
- Recently Leased

	New	Closed	Distressed
Number of Properties	4	9	5
Lowest Listing Price / Est.Value	$2,500	$1,350	$217,000
Median Listing Price / Est.Value	$2,500	$2,400	$400,300
Highest Listing Price / Est.Value	$2,850	$3,000	$539,000
Average Price / sqft	$1	$1	$221
Median Price / sqft	$1	$1	$207
Average Days in RPR	32	68	–
Median Days in RPR	34	64	–
Total Volume	$10,350	$21,770	$1,936,300
Source	Listings	Public Records & Listings	Public Records & Listings

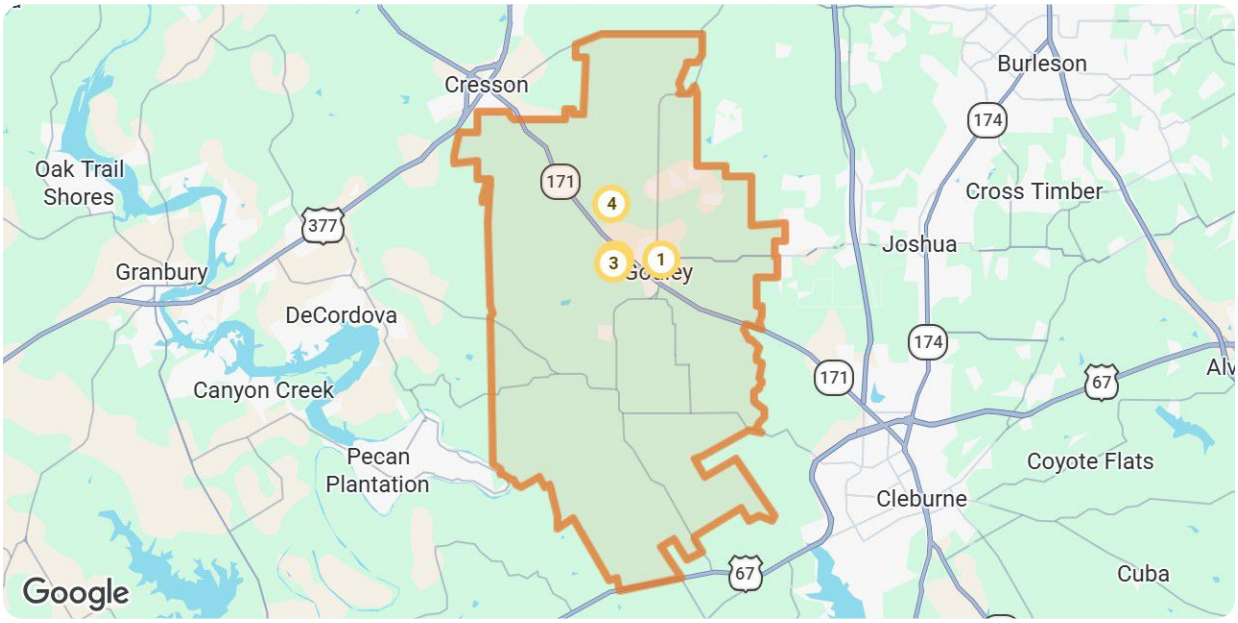
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Godley, TX 76044

Market Activity Breakdown

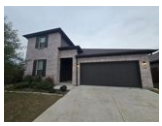
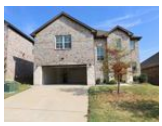
New

Source: Listings



Legend

Active For Lease

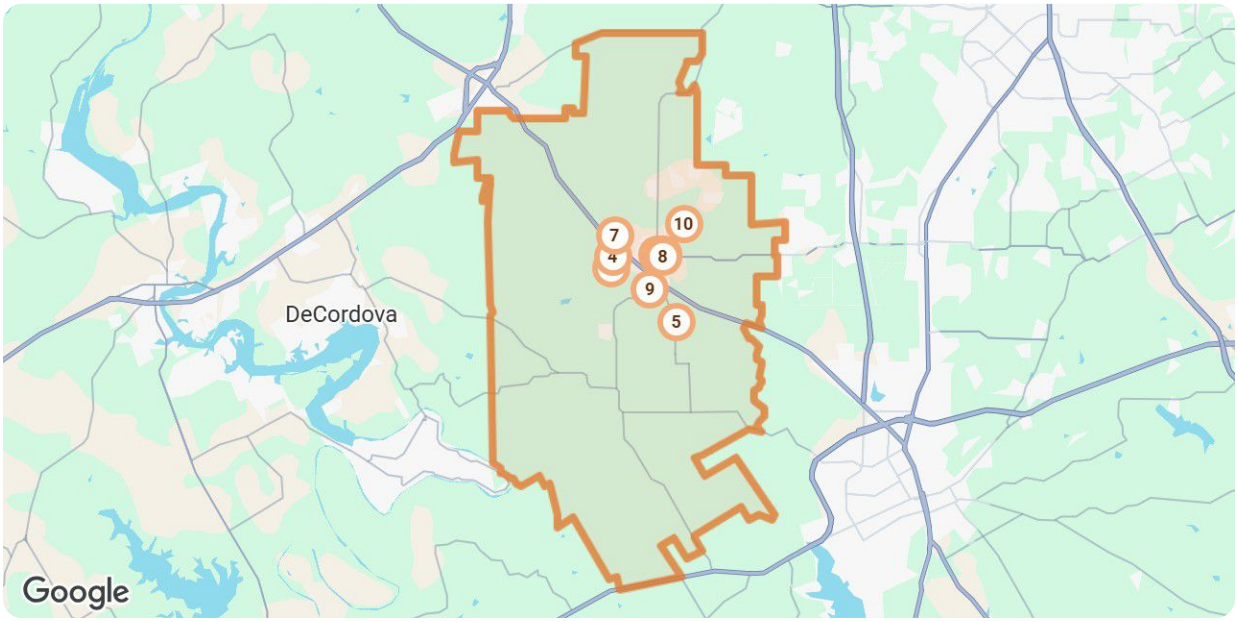
New: 4 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft
1  **201 Bluff Ct** **Godley, TX 76044** MLS ID: 21435193 Active / For Lease *Courtesy of Polo Club Management, Inc.*	Single Family	3/4	2,024	0.25 acres	2025	11/12/2026 5 days	$2,500 mo. $1/sq ft
2  **8109 Korat Vis** **Godley, TX 76044** MLS ID: 21419839 Active / For Lease *Courtesy of Keller Williams Brazos West*	Single Family	4/3	2,306	9,670 sqft	2023	10/23/2026 25 days	$2,500 mo. $1/sq ft
3  **8208 Leopard Pass** **Godley, TX 76044** MLS ID: 21400879 Active / For Lease *Courtesy of Fathom Realty LLC*	Single Family	5/4	3,329	5,575 sqft	2022	10/6/2026 42 days	$2,850 mo. $1/sq ft
4  **9518 County Road 913** **Godley, TX 76044** MLS ID: 21394231 Active / For Lease *Courtesy of Fathom Realty LLC*	Single Family	3/2	2,498	9.4 acres	1975	9/24/2026 54 days	$2,500 mo. $1/sq ft

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Godley, TX 76044

Closed

Source: Public Records and Listings



Legend

Closed

Closed: 9 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  **544 Highview Ct** **Godley, TX 76044** MLS ID: 21303189 Closed / For Lease *Courtesy of Keller Williams Brazos West*	Single Family	4/3	–	7,797 sqft 2025	10/1/2026 98 days	– –/sq ft	–
2  **516 Highpoint Dr** **Godley, TX 76044** MLS ID: 21381861 Closed / For Lease *Courtesy of HAMILTON LEGACY REALTY*	Condo/Townhouse/Apt.	2/1	2,101	0.45 acres 1986	9/29/2026 20 days	– $1/sq ft	–
3  **620 Godley Rnch** **Godley, TX 76044** MLS ID: 21338393 Closed / For Lease *Courtesy of McCaw Properties*	Single Family	3/2	1,868	7,492 sqft 2022	9/18/2026 58 days	– $1/sq ft	–
4  **8200 Korat Vis** **Godley, TX 76044** MLS ID: 21317543 Closed / For Lease *Courtesy of Principled Property Management*	Single Family	4/2	2,116	5,837 sqft 2024	9/7/2026 64 days	– $1/sq ft	–
5  **7437 Aniston Way** **Godley, TX 76044** MLS ID: 21298354 Closed / For Lease *Courtesy of NTex Realty, LP*	Single Family	4/2	2,510	1.16 acres 2021	9/4/2026 84 days	– $1/sq ft	–

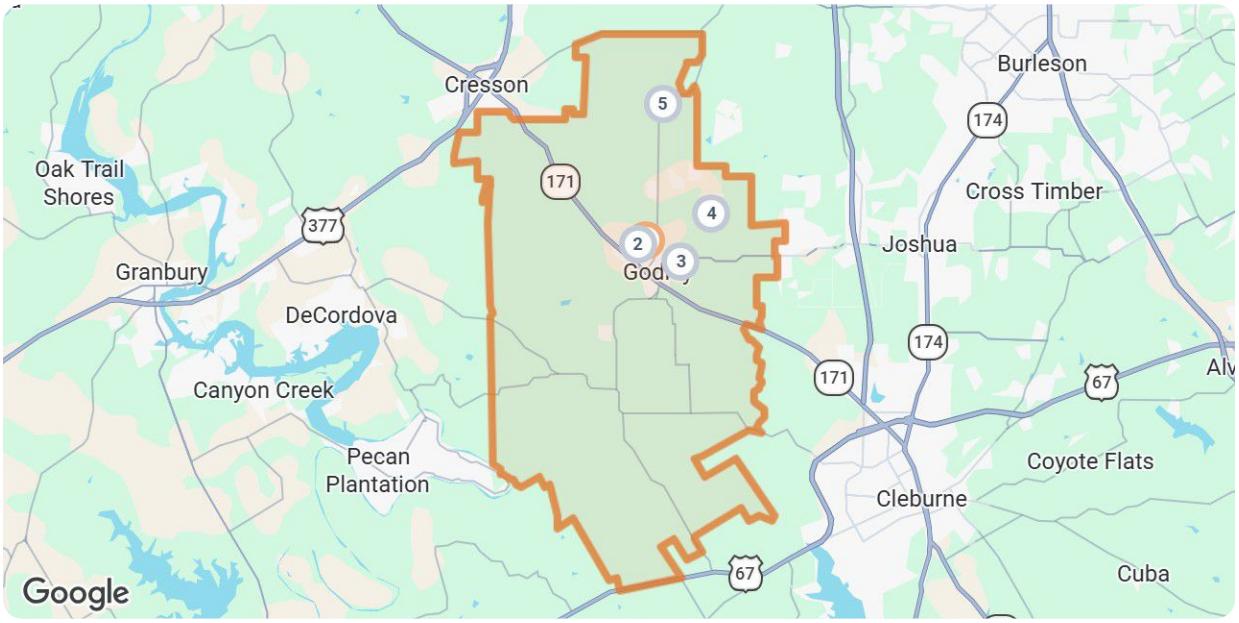
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Closed: 9 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / $ Per Sq Ft	List to Sold Price %
6  **540 Highview Ct** **Godley, TX 76044** MLS ID: 21330552 Closed / For Lease *Courtesy of Polo Club Management, Inc.*	Single Family	3/2	1,786	7,797 sqft 2025	9/4/2026 43 days	– $1/sq ft	–
7  **232 Restoration Ave** **Godley, TX 76044** MLS ID: 21311745 Closed / For Lease *Courtesy of Keller Williams Brazos West*	Single Family	4/3	3,206	7,230 sqft 2024	9/2/2026 39 days	– $1/sq ft	–
8  **532 Highview Ct** **Godley, TX 76044** MLS ID: 21303214 Closed / For Lease *Courtesy of Keller Williams Brazos West*	Single Family	4/2	2,818	7,840 sqft 2024	8/29/2026 65 days	– $1/sq ft	–
9  **226 Harp Ave** **Godley, TX 76044** MLS ID: 21233958 Closed / For Lease *Courtesy of HAMILTON LEGACY REALTY*	Single Family	3/2	1,737	8,624 sqft 2022	8/28/2026 141 days	– $1/sq ft	–

Distressed

Source: Public Records and Listings



Legend

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

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  **1137 Country Glen Dr** **Godley, TX 76044** Closed / Public Record	Single Family	4/3	2,582	6,059 sqft 2022	– – days	– $144/sq ft	8/26/2026 Notice of Foreclosure Sale

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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
2	 **1024 Hickory Chase Dr** **Godley, TX 76044** Off Market / Public Record	Single Family	4/2	2,360	6,599 sqft 2023	– – days	– $170/sq ft	9/15/2026 Notice of Foreclosure Sale
3	 **116 Lone Star Way** **Godley, TX 76044** Off Market / Public Record	Single Family	4/3	2,598	1.08 acres 2018	– – days	– $207/sq ft	9/14/2026 Notice of Foreclosure Sale
4	 **10053 County Road 1006** **Godley, TX 76044** Off Market / Public Record	Single Family	2/1	900	5 acres 2004	– – days	– $402/sq ft	9/10/2026 Notice of Foreclosure Sale
5	 **15124 Fm 2331** **Godley, TX 76044** Off Market / Public Record	Single Family	3/1	1,716	9.7 acres 1994	– – days	– $244/sq ft	8/27/2026 Notice of Foreclosure Sale

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