

The Voice of Real Estate™ in Abilene

December 2024



Dates to Remember

December 3rd Program luncheon

December 2nd 9:00 Membership Committee

New Member Orientation - January 2nd & 3rd

December 12th at 8:30 am Budget Committee

December 16th at 8:30 am Executive Committee

January 21st Business Luncheon

December 19th at 8:30 am Board of Directors

January 30th at 1:00 PM Housing Opportunities

MERRY CHRISTMAS



2024 OFFICERS

- Gary Bone, President
- Staci Boren, President-Elect
- Maegan Brest, Membership Vice President
- Steve Stovall Program, Vice President
- Cristy Vines, Recording Secretary

2024 DIRECTORS

- Steve Stovall, Place 1 (2022-2024)
- Beki Kofoed, Place 2 (2022-2024)
- Tonya Harbin, Place 3 (2022-2024)
- Shay Senter, Place 4 (2023-2025)
- Clay McCullar, Place 5 (2023-2025)
- Rob Cunningham, Place 6 (2023-2025)
- Paige Robinson, Place 7 (2024-2026)
- Cheyenne Toliver, Place 8 (2024-2026)
- Suzanne Fulkerson, Place 9 (2024-2026)
- Judith Puryear, Immediate Past President (2023)
- Shelly Woods, WCR President (2024)
- Tammy Kister, MLS Chairman NTREIS Secretary/Treasurer (2023-2024)
- Jamie Dalzell TAR Director
- Julie Hagin NTREIS Immediate President 2023 Liaison
- Kay Spiva FPC Jodey Arrington Liaison

**Overall
Number of
Members as of
November 2024**

**Brokers: 171
REALTORS®: 684
TOTAL R®
MEMBERS: 855
AFFILIATES: 129**

**Thank
you
And
Welcome
to
AAOR!**

Membership Changes for November 2024

October 30, 2024

NEW REALTORS®

Chelsie Boyd

Absolute Real Estate Mgt.

Mason McCann

Epique Realty

Amanda Williams

Re/Max Big Country

INACTIVE REALTORS

Daniel West

Pinnacle Group

Shelby Brown

Augusta Realtors

Austin Kesler

Moore Property Group

INACTIVE BROKERS

Brent Porter

Pinnacle Group

NEW BROKER

Brooke Atkins

Atkins Realty (Secondary)

TRANSFERS

Lance Vines

Homefinders to KW Synergy

NEW AFFILIATES

Kristopher Bales

Cardboard Collectors

Michaela Hoelscher

Hoelscher Photography

INACTIVE AFFILIATES

SMP Mortgage

New Member Orientation:

January 2nd & 3rd

Happy
Birthday
Month of December

Ashley Hernandez 12-1

James Cowsert 12-1

Whitney Wright 12-1

Debbie Staggs 12-2

Jerry Conring 12-3

Ken Hogan 12-3

Alex Mange 12-4

Priscilla Jaques 12-4

Rob Cunningham 12-4

Joyce Roulston 12-6

Jason Heufelder 12-7

Jonathan Castereno 12-8

Selina Delahanty 12-8

Courtney Walton 12-10

Jaqueline Smith 12-11

Jennifer Snodgrass 12-12

Shelby Brown 12-12

Stephen Johnson 12-13

Aric Ramzanali 12-13

Amy Dykman 12-14

Judith Hartman 12-14

Joshua Smith 12-14

Dale Scoggins 12-15

Lance Vines 12-15

Shannon Cox-Sanchez 12-15

Russell Oglesby 12-16

Deborah Taillett 12-16

Hannah Holmes 12-19

Suzanne Burke 12-20

Thomas Hughes 12-19

Beki Kofoed

Amy Quintana 12-21

Brandi Prado 12-21

Justin Castereno 12-21

Kaleb Hellums 12-21

James Glidden 12-24

Nichole Seale 12-24

Molly Sims 12-25

Gena Fleming 12-26

Christina Norman 12-28

Cindy Robinson 12-28

December Boone 12-28

Nicole Alonzo 12-29

Belinda Ancinec 12-31

Cheylynn Barkley 12-31

Jadyn Harris 12-31

Terri Scott 12-31

DECEMBER BIRTHDAY DRAWING

Winner is: Jonathan Castereno

Come by the office to get your gift card!

Abilene Housing Report

October 2024



Median price

\$242,500

↑ **7.7%**

Compared to October 2023

Price Distribution



Active listings

↑ **17.6%**

542 in October 2024



Closed sales

↓ **0.8%**

121 in October 2024



Days on market

Days on market 72

Days to close 32

Total 104

30 days more than October 2023



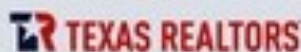
Months of inventory

4.2

Compared to 3.4 in October 2023

About the data used in this report

Data used in this report come from the Texas REALTOR® Data Relevance Project, a partnership among the Texas Association of REALTORS® and local REALTOR® associations throughout the state. Analysis is provided through a research agreement with the Real Estate Center at Texas A&M University.



Texas Real Estate Research Center

ABILENE
ASSOCIATION OF REALTORS®

Taylor County Housing Report

October 2024



Median price

\$250,000

↑ **4.2%**

Compared to October 2023

Price Distribution



Active listings

↑ **16.2%**

683 in October 2024



Closed sales

↓ **12.7%**

137 in October 2024



Days on market

Days on market 72

Days to close 33

Total 105

23 days more than October 2023



Months of inventory

4.4

Compared to 3.6 in October 2023

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TEXAS REALTORS

Texas Real Estate Research Center

ABILENE ASSOCIATION - REALTORS®

Jones County Housing Report

October 2024



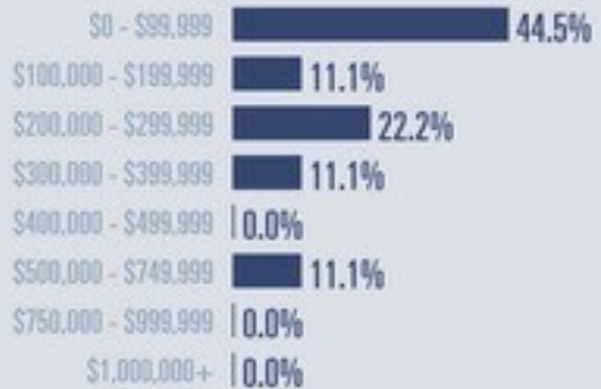
Median price

\$162,500

↓ **9.7%**

Compared to October 2023

Price Distribution



Active listings

↑ **24.1%**

72 in October 2024



Closed sales

↑ **12.5%**

9 in October 2024



Days on market

Days on market 66

Days to close 43

Total 109

32 days more than October 2023



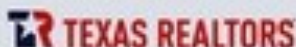
Months of inventory

7.4

Compared to 4.5 in October 2023

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Texas Real Estate Research Center

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Callahan County Housing Report

October 2024



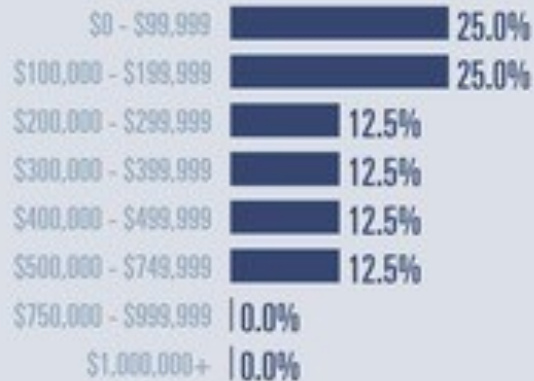
Median price

\$237,500

↑ **20.3%**

Compared to October 2023

Price Distribution



Active listings

↑ **46.9%**

72 in October 2024



Closed sales

↓ **20%**

8 in October 2024



Days on market

Days on market 66

Days to close 68

Total 134

36 days more than October 2023



Months of inventory

6.4

Compared to 3.7 in October 2023

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TEXAS REALTORS



Texas Real Estate Research Center

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Shackelford County Housing Report

October 2024



Median price

\$275,000

↑ **49.5%**

Compared to October 2023

Price Distribution

\$0 - \$99,999	0.0%
\$100,000 - \$199,999	0.0%
\$200,000 - \$299,999	100.0%
\$300,000 - \$399,999	0.0%
\$400,000 - \$499,999	0.0%
\$500,000 - \$749,999	0.0%
\$750,000 - \$999,999	0.0%
\$1,000,000+	0.0%



Active listings

↑ **128.6%**

16 in October 2024



Closed sales

↓ **75%**

1 in October 2024



Days on market

Days on market 12

Days to close 45

Total 57

5 days less than October 2023



Months of inventory


17.5


Compared to 3.4 in October 2023

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ABILENE 
ASSOCIATION + REALTORS®

 TEXAS REALTORS

 Texas Real Estate Research Center

THE ABILENE ASSOCIATION OF REALTORS INVITES YOU TO THE

DECADES OF PROM AWARDS PARTY



DECEMBER 7, 2024 | 6 PM TO 11:45 PM
ABILENE COUNTRY CLUB
4039 S. TREADAWAY





ABILENE ASSOCIATION OF REALTORS DECADES OF PROM AWARD BANQUET 2024



The 40's Glamour Package- \$2000

- **Table Setting:** A bottle of Whiskey and two bottles of Wine on your table
- **Program Acknowledgment:** Recognition inside the event programs
- **Sponsor Entry:** Your company's name on the sponsorship entry board
- **Flag Representation:** Two flags displayed outside the venue
- **Social Media Spotlight:** Your company highlighted in a dedicated social media post
- **Banquet Recognition:** Acknowledgment during the banquet program
- **Reserved Seating:** Two reserved tables = 12 tickets Limited to 2 sponsors

The 60's Groovy Package - \$1500

- **Table Setting:** Two bottles of wine on your table
- **Program Acknowledgment:** Recognition inside the event programs
- **Sponsor Entry:** Your company's name on the sponsorship entry board
- **Flag Representation:** One flag displayed outside the venue
- **Social Media Exposure:** Your company featured in a social media post
- **Banquet Recognition:** Acknowledgment during the banquet program
- **Reserved Seating:** One table = 8 tickets

The 70's Disco Fever Package - \$1000

- **Program Acknowledgment:** Recognition inside the event programs
- **Sponsor Entry:** Your company's name on the sponsorship entry board
- **Flag Representation:** One flag displayed outside the venue
- **Social Media Exposure:** Your company featured in a social media post
- **Banquet Recognition:** Acknowledgment during the banquet program
- **Reserved Seating:** 4 tickets

The 80's Neon Nights Package- \$500

- **Program Acknowledgment:** Recognition inside the event program
- **Sponsor Entry:** Your company's name on the sponsorship entry board
- **Social Media Exposure:** Your company featured in a social media post
- **Banquet Recognition:** Acknowledgment during the banquet program
- **Reserved Seating:** 2 tickets

Additional Sponsorships

Powder room sponsor: \$200
Awards table: \$200
Auction table: \$250

Equal to The 80's Neon Nights Package

Valet Parking: \$650
Band: \$700
Dance floor/stage: \$850



Deadline for Sponsorships Nov. 23rd

NAR, NXT

2024

Boston, Massachusetts

Association Executive Ken Hogan, Kay Spiva, Gary Bone, Maegan Brest, and Staci Boren are all geared up to gain insights from industry-leading experts and explore the latest advancements in real estate technology. Excitement and curiosity are in the air as they prepare to bring back cutting-edge knowledge to elevate our industry!"



Maegan Brest and Staci Boren stand proudly in front of a giant REALTOR® symbol. They represent the spirit and professionalism of the real estate community, capturing a moment that blends pride with their commitment to growth and excellence.

2024 TEXAS REALTORS® PARTY AND LEADERSHIP SUMMIT

Round Rock Texas



Beki Kofoed, Maegan Brest, Paige Walton, Tammy Kister, Terri Scott, and Steve Stovall gather at the Leadership Summit in Round Rock, TX, where they are focused on honing their leadership skills. This dedicated group is committed to becoming exceptional leaders for the Abilene Association of Realtors, working together to bring fresh insights and strengthened guidance back to our community."



Abilene Country Club

October 2024

Maegan Brest warmly inducts the newest REALTOR® members of the Abilene Association of Realtors as they take their pledge to uphold the standards and values of the profession.