South Padre Island
Housing Report
October 2026

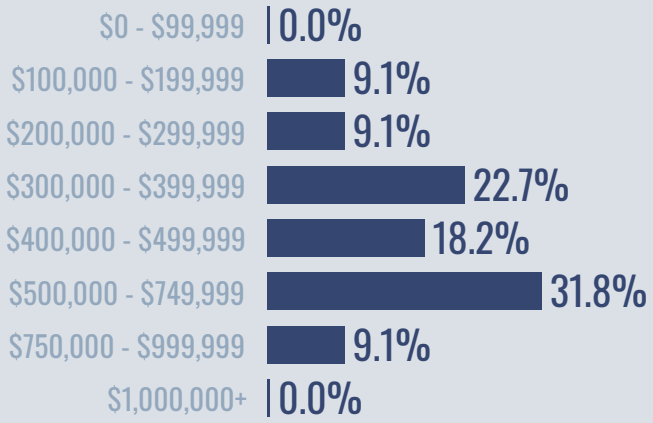
Median price

$430,000

↓15.7%

Compared to October 2025

Price Distribution



Active listings

↓2.2%

360 in October 2026

Closed sales

↓20.7%

23 in October 2026

Days on market

Days on market	124
Days to close	20
Total	144

52 days less than October 2025

Months of inventory

14.5

Compared to 14.9 in October 2025

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 REALTORS

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South Padre Island Board of REALTORS®
Serving the Laguna Madre Area

Port Isabel
Housing Report

October 2026

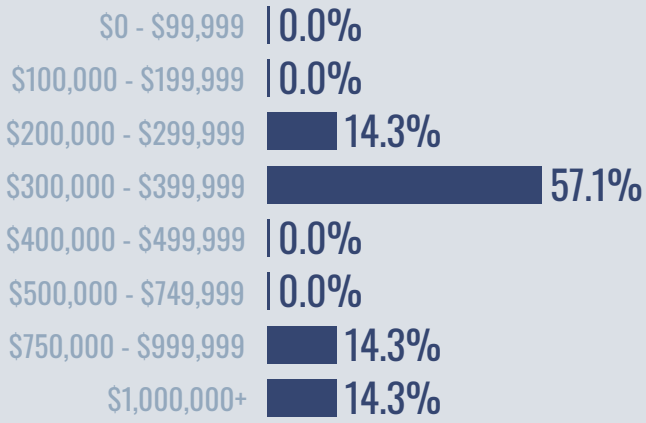
Median price

$370,000

▲ 45.7%

Compared to October 2025

Price Distribution



Active listings

▲ 51.3%

59 in October 2026

Closed sales

▲ 133.3%

7 in October 2026

Days on market

Days on market	109
Days to close	15
Total	124

22 days less than October 2025

Months of inventory

16.1

Compared to 16.7 in October 2025

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South Padre Island Board of REALTORS®
Serving the Laguna Madre Area

Laguna Vista
Housing Report

October 2026

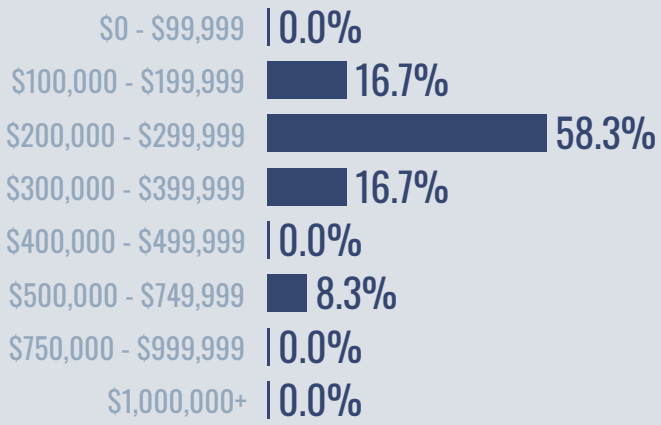
Median price

$243,000

▼36.1%

Compared to October 2025

Price Distribution



Active listings

▼31.6%

67 in October 2026

Closed sales

Flat 0%

12 in October 2026

Days on market

Days on market	171
Days to close	14
Total	185

14 days more than October 2025

Months of inventory

5.3

Compared to 8.2 in October 2025

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South Padre Island Board of REALTORS®
Serving the Laguna Madre Area

Bayview
Housing Report

October 2026

Median price

$269,999

↓ 22.9%

Compared to October 2025

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

↓ 66.7%

2 in October 2026

Closed sales

↑ 200%

3 in October 2026

Days on market

Days on market	58
Days to close	26
Total	84

161 days less than October 2025

Months of inventory

1.2

Compared to 9.0 in October 2025

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South Padre Island Board of REALTORS®
Serving the Laguna Madre Area

Cameron County
Housing Report

October 2026

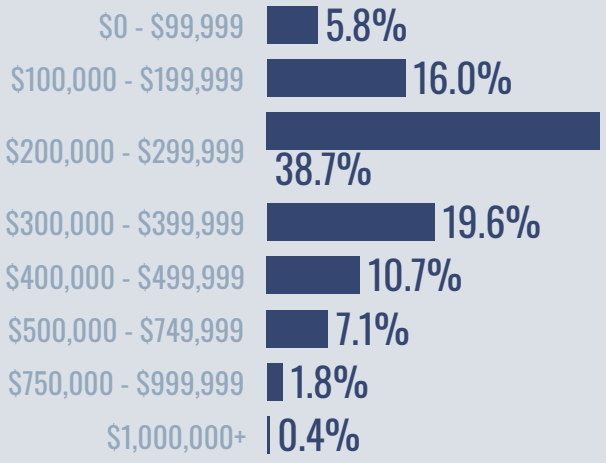
Median price

$270,000

▲ 3%

Compared to October 2025

Price Distribution



Active listings

▼ 5.2%

1,554 in October 2026

Closed sales

▼ 8.2%

245 in October 2026

Days on market

Days on market	94
Days to close	29
Total	123

2 days less than October 2025

Months of inventory

6.7

Compared to 7.3 in October 2025

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South Padre Island Board of REALTORS®
Serving the Laguna Madre Area