

Cameron County Housing Report

2025 Q4



Median price

\$262,350

↑ 2.9%

Compared to same quarter last year

Price Distribution



Active listings



5%

1,588 in 2025 Q4



Closed sales

↑ 13.5%

691 in 2025 Q4



Days on market

Days on market	96
Days to close	29
Total	125

4 days more than 2024 Q4



Months of inventory

7.0

Compared to 7.1 in 2024 Q4

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.



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South Padre Island Housing Report

2025 Q4



Median price

\$505,000

↑ 18.8%

Compared to same quarter last year

Price Distribution



Active listings



15.3%

340 in 2025 Q4



Closed sales



24.2%

77 in 2025 Q4



Days on market

Days on market 196

Days to close 17

Total 213

43 days more than 2024 Q4



Months of inventory

13.4

Compared to 13.1 in 2024 Q4

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Port Isabel Housing Report

2025 Q4



Median price

\$393,500

↓ 18 %

Compared to same quarter last year

Price Distribution



Active listings



20.7 %

35 in 2025 Q4



Closed sales

↑ 300 %

8 in 2025 Q4



Days on market

Days on market 180

Days to close 22

Total 202

9 days more than 2024 Q4



Months of inventory

13.5

Compared to 12.0 in 2024 Q4

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Laguna Vista Housing Report

2025 Q4



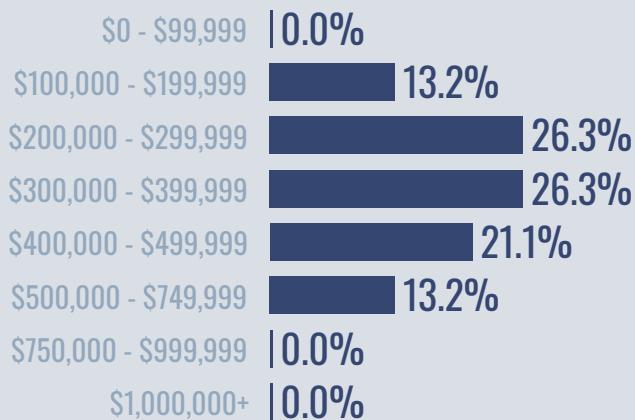
Median price

\$347,500

↑ 3.7%

Compared to same quarter last year

Price Distribution



Active listings



20.2%

101 in 2025 Q4



Closed sales



25.8%

39 in 2025 Q4



Days on market

Days on market 123

Days to close 11

Total 134

34 days less than 2024 Q4



Months of inventory

7.9

Compared to 8.1 in 2024 Q4

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Bayview Housing Report

2025 Q4



Median price

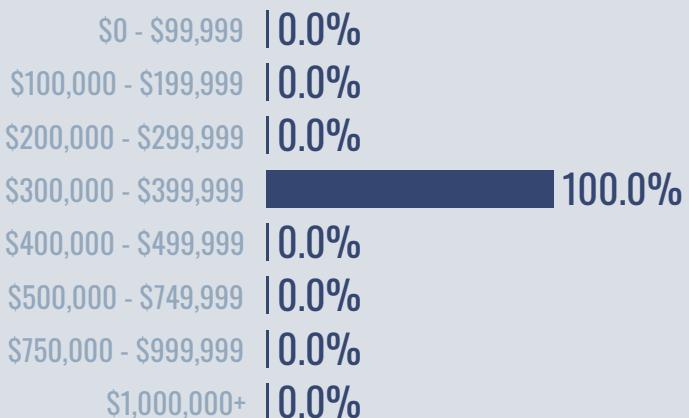
\$340,000



24.1 %

Compared to same quarter last year

Price Distribution



Active listings



50 %

4 in 2025 Q4



Closed sales



50 %

2 in 2025 Q4



Days on market

Days on market	134
Days to close	13
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Total	147

29 days less than 2024 Q4



Months of inventory

6.9

Compared to 10.7 in 2024 Q4

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