

South Padre Island Housing Report

July 2025



Median price

\$540,000

↑ **36%**

Compared to July 2024

Price Distribution

\$0 - \$99,999	0.0%
\$100,000 - \$199,999	0.0%
\$200,000 - \$299,999	17.2%
\$300,000 - \$399,999	20.7%
\$400,000 - \$499,999	6.9%
\$500,000 - \$749,999	27.6%
\$750,000 - \$999,999	10.3%
\$1,000,000+	17.2%



Active listings

↑ **37.8%**

423 in July 2025



Closed sales

↑ **121.4%**

31 in July 2025



Days on market

Days on market 152

Days to close 12

Total 164

18 days less than July 2024



Months of inventory

17.4

Compared to 13.3 in July 2024

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.

