

South Padre Island Housing Report

September 2026



Median price

\$365,000

↓ **18.9%**

Compared to September 2025

Price Distribution

\$0 - \$99,999	0.0%
\$100,000 - \$199,999	0.0%
\$200,000 - \$299,999	32.0%
\$300,000 - \$399,999	28.0%
\$400,000 - \$499,999	16.0%
\$500,000 - \$749,999	16.0%
\$750,000 - \$999,999	4.0%
\$1,000,000+	4.0%



Active listings

↓ **10.9%**

353 in September 2026



Closed sales

↓ **13.3%**

26 in September 2026



Days on market

Days on market 155

Days to close 14

Total 169

6 days more than September 2025



Months of inventory

14.1

Compared to 16.4 in September 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.



Port Isabel Housing Report

September 2026

Price Distribution



Median price

\$317,000

↓ **64.8%**

Compared to September 2025

\$0 - \$99,999	0.0%
\$100,000 - \$199,999	0.0%
\$200,000 - \$299,999	0.0%
\$300,000 - \$399,999	100.0%
\$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

↑ **39.5%**

60 in September 2026



Closed sales

Flat **0%**

1 in September 2026



Days on market

Days on market 194

Days to close 0

Total 194

93 days more than September 2025



Months of inventory

18.0

Compared to 20.6 in September 2025

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Laguna Vista Housing Report

September 2026

Price Distribution

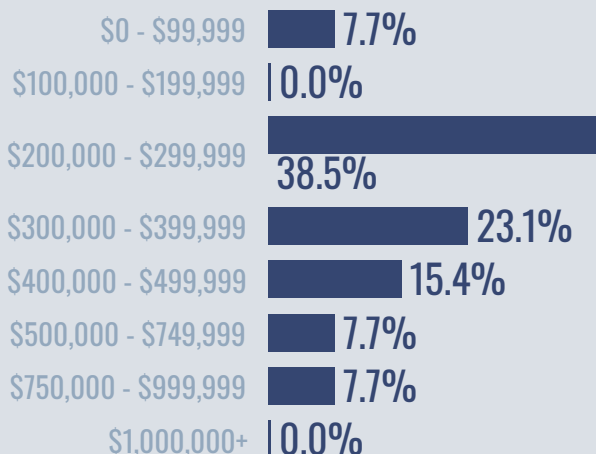


Median price

\$350,000

↓ **9.1%**

Compared to September 2025



Active listings

↓ **28.6%**

70 in September 2026



Closed sales

↑ **85.7%**

13 in September 2026



Days on market

Days on market 168

Days to close 10

Total 178

7 days less than September 2025



Months of inventory

5.6

Compared to 8.1 in September 2025

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Bayview Housing Report

September 2026



Median price

\$269,999

↑ **100%**

Compared to September 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

↑ **20%**

6 in September 2026



Closed sales

↑ **100%**

1 in September 2026



Days on market

Days on market 20

Days to close 27

Total 47

47 days more than September 2025



Months of inventory

4.0

Compared to 6.7 in September 2025

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Cameron County Housing Report

September 2026



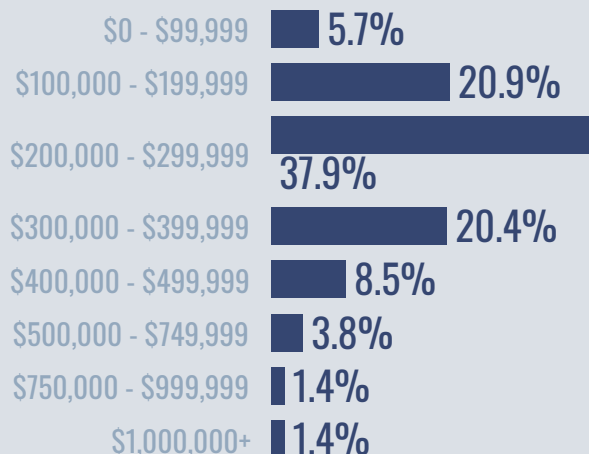
Median price

\$265,000

↑ **1.2%**

Compared to September 2025

Price Distribution



Active listings

↓ **6%**

1,526 in September 2026



Closed sales

Flat **0%**

230 in September 2026



Days on market

Days on market 87

Days to close 28

Total 115

3 days less than September 2025



Months of inventory

6.5

Compared to 7.3 in September 2025

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