

Cameron County Housing Report

2025



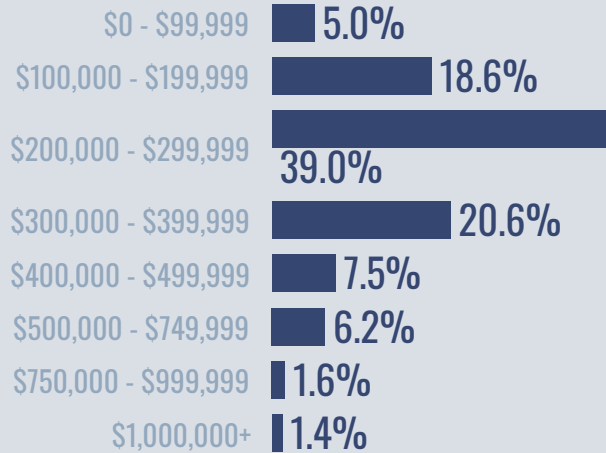
Median price

\$268,000

↑ **3.1%**

Compared to 2024

Price Distribution



Active listings

↑ **18.5%**

1,659 in 2025



Closed sales

↑ **5.9%**

2,725 in 2025



Days on market

Days on market 96

Days to close 28

Total 124

9 days more than 2024



Months of inventory

7.0

Compared to 7.1 in 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.



South Padre Island Housing Report

2025



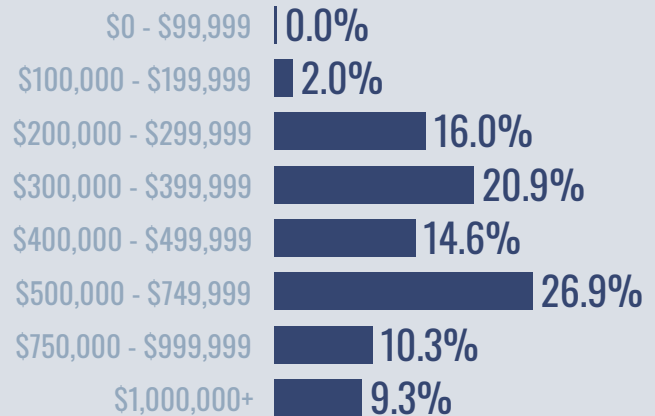
Median price

\$480,000

↑ **11.6%**

Compared to 2024

Price Distribution



Active listings

↑ **32.4%**

372 in 2025



Closed sales

↑ **12.2%**

304 in 2025



Days on market

Days on market 160

Days to close 16

Total 176

34 days more than 2024



Months of inventory

13.4

Compared to 13.1 in 2024

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Port Isabel Housing Report

2025



Median price

\$375,000

↓ **10.7%**

Compared to 2024

Price Distribution

\$0 - \$99,999	0.0%
\$100,000 - \$199,999	6.5%
\$200,000 - \$299,999	32.3%
\$300,000 - \$399,999	12.9%
\$400,000 - \$499,999	25.8%
\$500,000 - \$749,999	19.4%
\$750,000 - \$999,999	3.2%
\$1,000,000+	0.0%



Active listings

↑ **78.3%**

41 in 2025



Closed sales

↑ **6.9%**

31 in 2025



Days on market

Days on market 149

Days to close 17

Total 166

32 days more than 2024



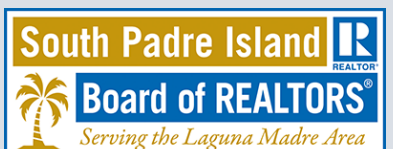
Months of inventory

13.5

Compared to 12.0 in 2024

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Laguna Vista Housing Report

2025



Median price

\$332,500

↓ **0.8%**

Compared to 2024

Price Distribution

\$0 - \$99,999	0.7%
\$100,000 - \$199,999	15.8%
\$200,000 - \$299,999	26.3%
\$300,000 - \$399,999	23.0%
\$400,000 - \$499,999	18.4%
\$500,000 - \$749,999	14.5%
\$750,000 - \$999,999	0.7%
\$1,000,000+	0.7%



Active listings

↑ **15.3%**

98 in 2025



Closed sales

↑ **22.4%**

153 in 2025



Days on market

Days on market 137

Days to close 18

Total 155

16 days more than 2024



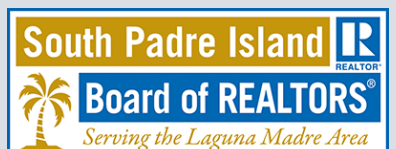
Months of inventory

7.9

Compared to 8.1 in 2024

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Bayview Housing Report

2025



Median price

\$520,000

↓ **6.3%**

Compared to 2024

Price Distribution

\$0 - \$99,999	0.0%
\$100,000 - \$199,999	0.0%
\$200,000 - \$299,999	0.0%
\$300,000 - \$399,999	28.6%
\$400,000 - \$499,999	14.3%
\$500,000 - \$749,999	42.9%
\$750,000 - \$999,999	14.3%
\$1,000,000+	0.0%



Active listings

↓ **14.3%**

6 in 2025



Closed sales

↓ **22.2%**

7 in 2025



Days on market

Days on market 151

Days to close 30

Total 181

33 days more than 2024



Months of inventory

6.9

Compared to 10.7 in 2024

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