

Brazoria County, TX

County · TX · Texas

SELLER'S MARKET

\$318K

MEDIAN SALE PRICE

+205.7%

1-YR CHANGE

1,122

SALES (12 MO)

\$332K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 72 / 100

Buyer's market

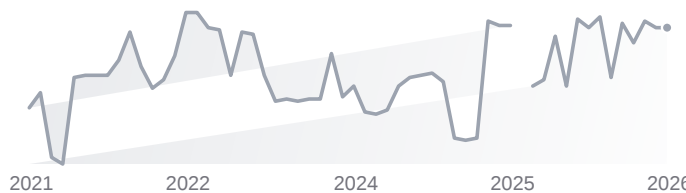
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

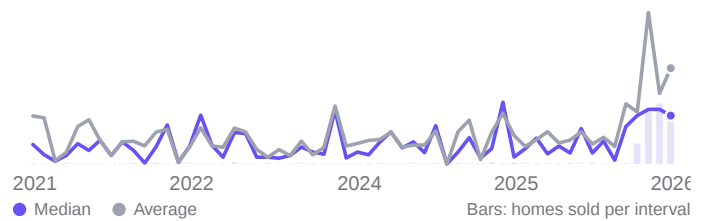
Market temperature (0–100)

72 / 100



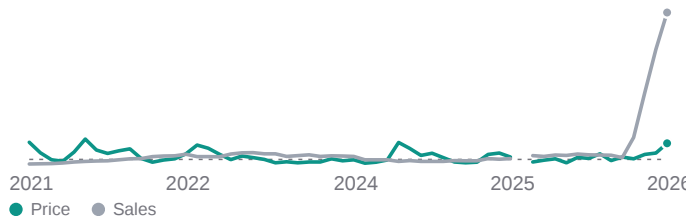
Sale prices

Median \$294K · Average \$572K



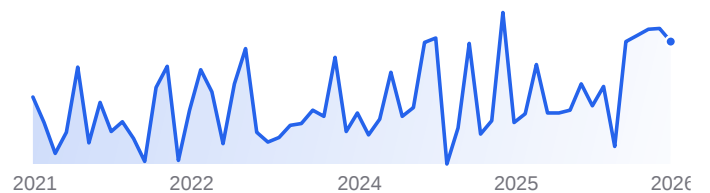
Growth (year over year)

Price +205.7% · Sales +1868.4%



Price per square foot

\$145/ft²



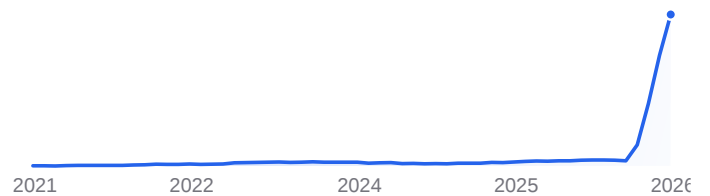
Sale premium vs estimated value

-4.1%



Annual turnover (share of homes sold)

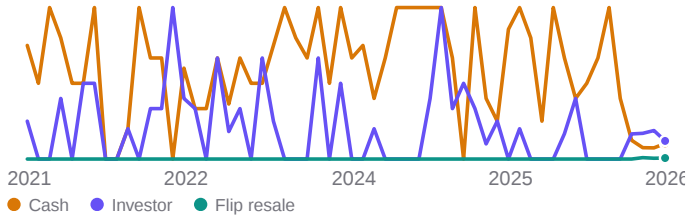
0.8%



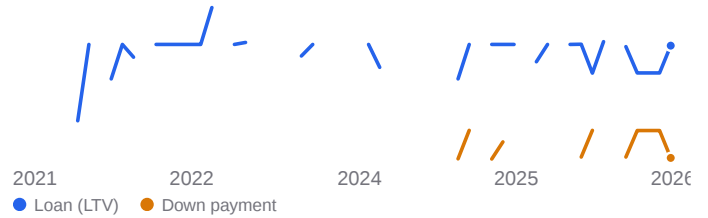
BUYERS & OUTCOMES

Buyer mix

Cash 10% · Investor 12% · Flip resale 0.7%

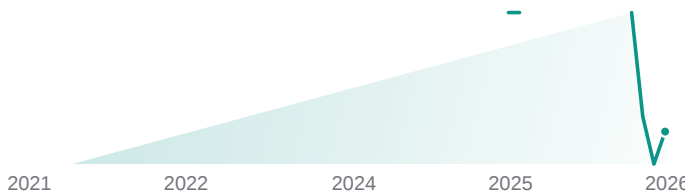


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



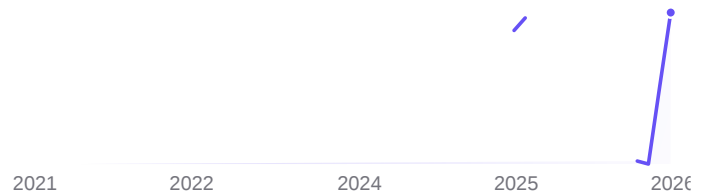
Sellers who sold at a gain

86%



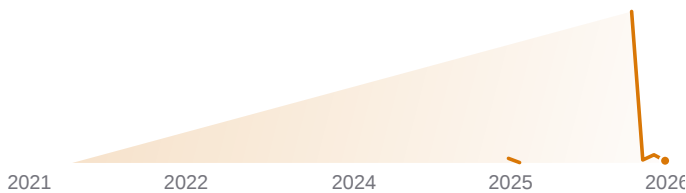
Typical hold before selling

11.4 yrs



Median annualized return at resale

+6.9%



Preforeclosure filings

Filings 42 · Auction stage 42



HOUSING STOCK

Homes	133,339
Median value (AVM)	\$332K
Median size	1,914 ft²
Median bedrooms	3
Median year built	2000
Single family	86%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	49%
Underwater (LTV 125% or more)	1.1%
Owner occupied	83%
Company owned	6.9%
Median loan-to-value	51%
Typical ownership tenure	8.4 yrs

COMMUNITY

Population	416,929
Density	306 / mi²
Median household income	\$89K
Average household income	\$119K
Crime index (US avg 100)	84
Air pollution index (US avg 100)	91
Earthquake index (US avg 100)	18
Homes occupied	91%
Bachelor's or higher	21%
Poverty rate	7.7%
Unemployment	1.3%
Average temp	69°F
Annual precip	52 in
Sunshine	58%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.