

Grimes County, TX

County · TX · Texas

SELLER'S MARKET

\$219K

MEDIAN SALE PRICE

+387.3%

1-YR CHANGE

127

SALES (12 MO)

\$278K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 79 / 100

Buyer's market

Balanced

Seller's market

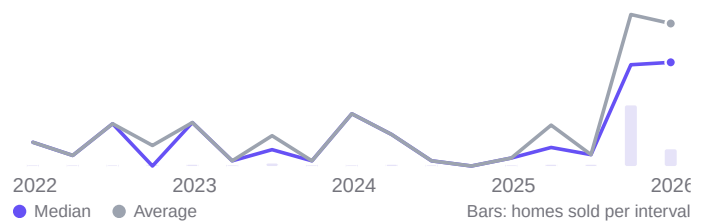
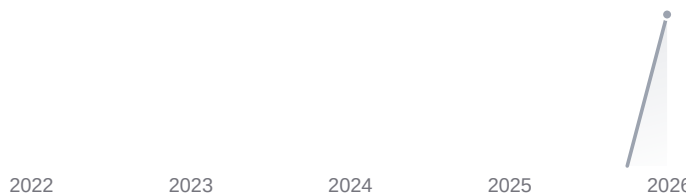
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

79 / 100

Sale prices

Median \$217K · Average \$290K

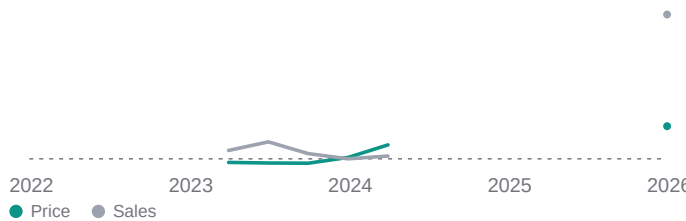


Growth (year over year)

Price +387.3% · Sales +1714.3%

Price per square foot

\$147/ft²

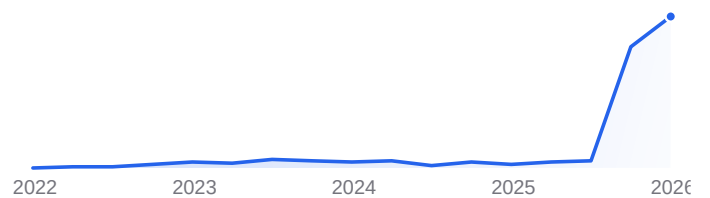
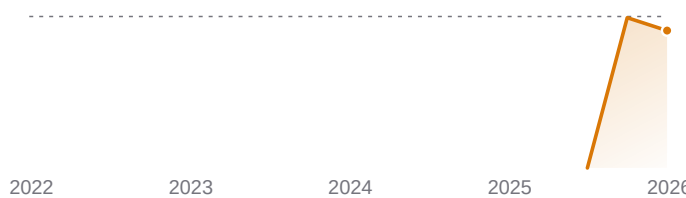


Sale premium vs estimated value

-6.2%

Annual turnover (share of homes sold)

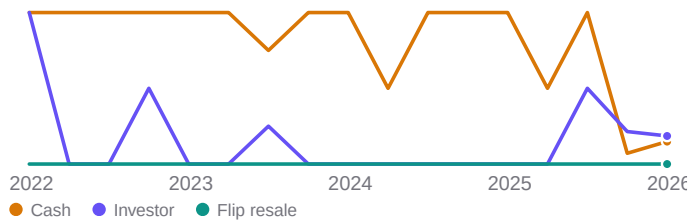
0.7%



BUYERS & OUTCOMES

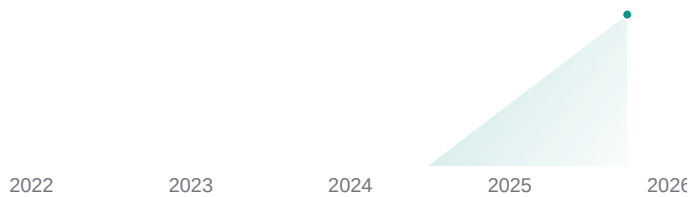
Buyer mix

Cash 15% · Investor 19% · Flip resale 0%



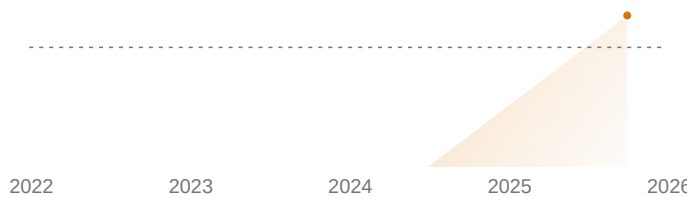
Sellers who sold at a gain

100%

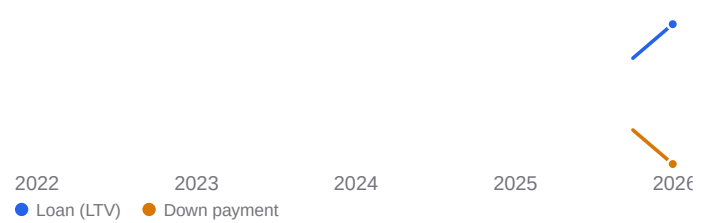


Median annualized return at resale

+2.8%



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



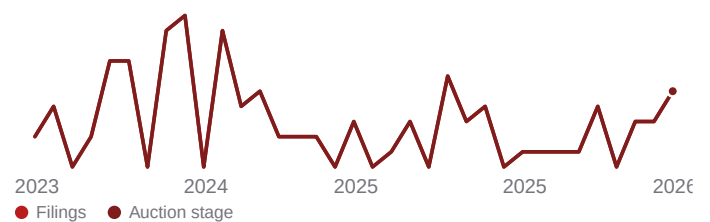
Typical hold before selling

14.9 yrs



Preforeclosure filings

Filings 6 · Auction stage 6



HOUSING STOCK

Homes	18,439
Median value (AVM)	\$278K
Median size	1,488 ft²
Median bedrooms	3
Median year built	2000
Single family	72%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	1.4%
Owner occupied	45%
Company owned	20%
Median loan-to-value	0%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	33,852
Density	43 / mi²
Median household income	\$63K
Average household income	\$86K
Crime index (US avg 100)	111
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	22
Homes occupied	87%
Bachelor's or higher	13%
Poverty rate	10.9%
Unemployment	1.3%
Average temp	68°F
Annual precip	45 in
Sunshine	62%

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