

River Ridge Ranch

Neighborhood · TX · Texas › Bell County

\$925K

MEDIAN SALE PRICE

1

SALES (12 MO)

\$813K

MEDIAN VALUE (AVM)

HOUSING STOCK

Homes	87
Median value (AVM)	\$813K
Median size	2,992 ft²
Median year built	2007
Single family	64%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	0%
Owner occupied	95%
Company owned	8.0%
Median loan-to-value	44%
Typical ownership tenure	9.6 yrs

COMMUNITY

Population	67
Density	37 / mi²
Median household income	\$72K
Average household income	\$99K
Crime index (US avg 100)	115
Air pollution index (US avg 100)	112
Earthquake index (US avg 100)	20
Homes occupied	90%
Bachelor's or higher	20%
Poverty rate	8.3%
Unemployment	1.3%
Average temp	66°F
Annual precip	33 in
Sunshine	60%

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