

Rio Vista 76093

ZIP code · TX · Texas > Johnson County > Rio Vista

\$279K

MEDIAN SALE PRICE

5

SALES (12 MO)

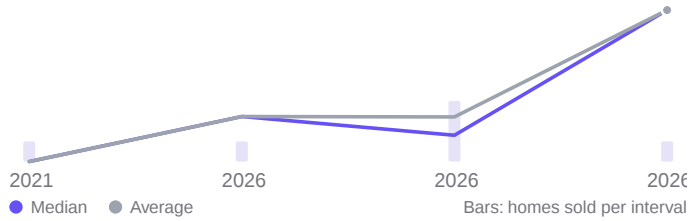
\$328K

MEDIAN VALUE (AVM)

MARKET TRENDS (5 YEARS)

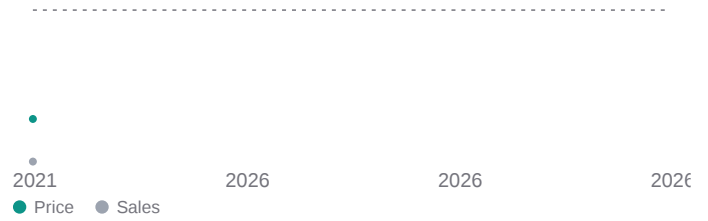
Sale prices

Median \$540K · Average \$540K



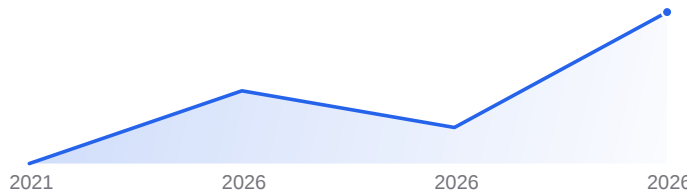
Growth (year over year)

Price -47.9% · Sales -66.7%



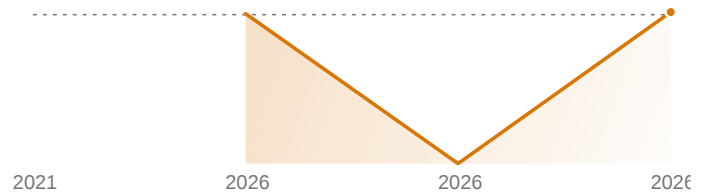
Price per square foot

\$260/ft²



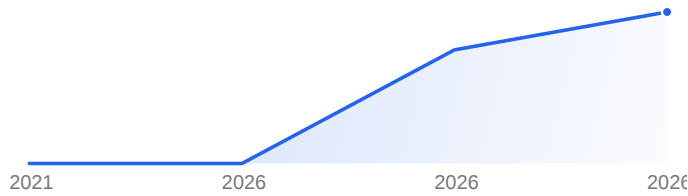
Sale premium vs estimated value

+1.0%



Annual turnover (share of homes sold)

0.5%

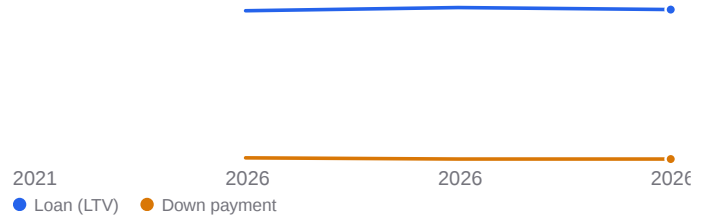
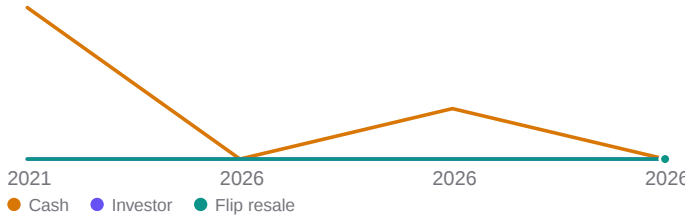


BUYERS & OUTCOMES

Buyer mix

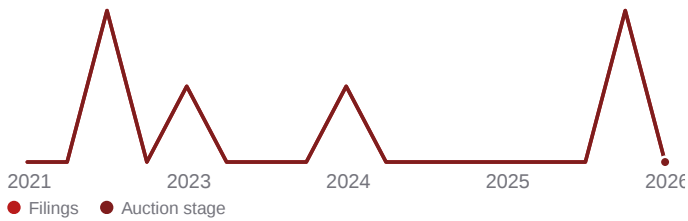
Cash 0% · Investor 0% · Flip resale 0%

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



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,057
Median value (AVM)	\$328K
Median size	1,575 ft²
Median bedrooms	3
Median year built	2000
Single family	45%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	51%
Underwater (LTV 125% or more)	1.7%
Owner occupied	80%
Company owned	12%
Median loan-to-value	50%
Typical ownership tenure	6.9 yrs

COMMUNITY

Population	1,962
Density	56 / mi²
Median household income	\$73K

Average household income	\$96K
Crime index (US avg 100)	116
Air pollution index (US avg 100)	135
Earthquake index (US avg 100)	22
Homes occupied	91%
Bachelor's or higher	9%
Poverty rate	11.4%
Unemployment	1.3%
Average temp	66°F
Annual precip	36 in
Sunshine	61%

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.