

Forestburg 76239

ZIP code · TX · Texas › Montague County

\$27K

MEDIAN SALE PRICE

1

SALES (12 MO)

\$410K

MEDIAN VALUE (AVM)

HOUSING STOCK

Homes	511
Median value (AVM)	\$410K
Median size	1,787 ft²
Median bedrooms	3
Median year built	1994
Single family	24%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	77%
Underwater (LTV 125% or more)	2.0%
Owner occupied	85%
Company owned	11%
Median loan-to-value	13%
Typical ownership tenure	12.1 yrs

COMMUNITY

Population	1,007
Density	9 / mi²
Median household income	\$82K
Average household income	\$99K
Crime index (US avg 100)	161
Air pollution index (US avg 100)	80
Earthquake index (US avg 100)	36
Homes occupied	81%
Bachelor's or higher	10%
Poverty rate	8.7%
Unemployment	1.0%
Average temp	64°F
Annual precip	35 in
Sunshine	64%

Market metrics are derived from recorded arms-length deeds through January 2021, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.