

San Angelo 76903

ZIP code · TX · Texas > Tom Green County > San Angelo

BUYER'S MARKET

\$160K

MEDIAN SALE PRICE

121

SALES (12 MO)

\$94K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 36 / 100



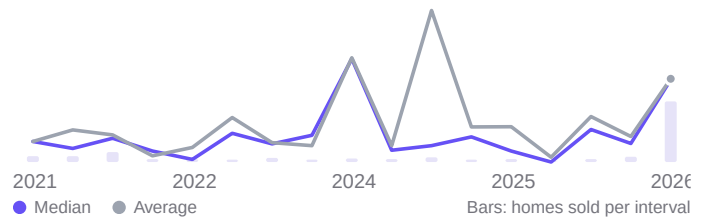
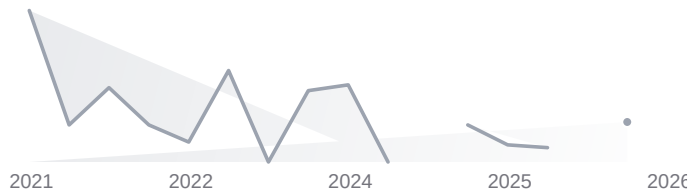
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

36 / 100

Sale prices

Median \$159K · Average \$160K

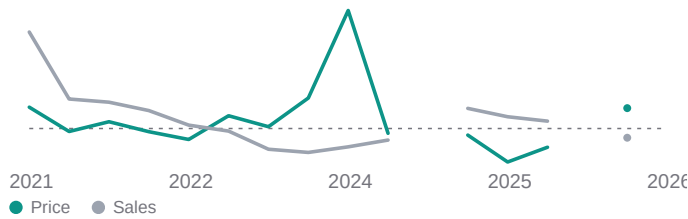


Growth (year over year)

Price +50.8% · Sales -22.7%

Price per square foot

\$135/ft²

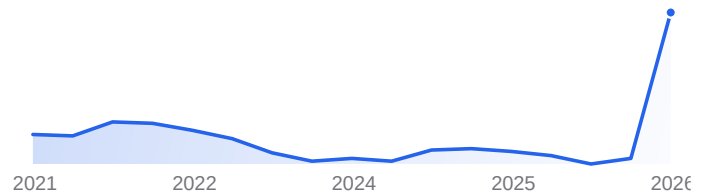


Sale premium vs estimated value

+43.2%

Annual turnover (share of homes sold)

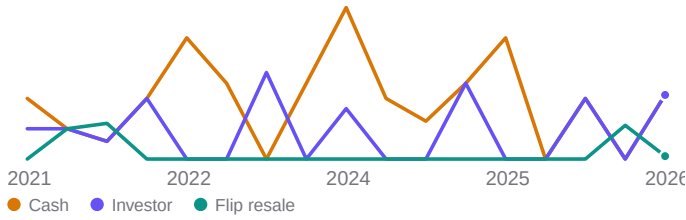
1.1%



BUYERS & OUTCOMES

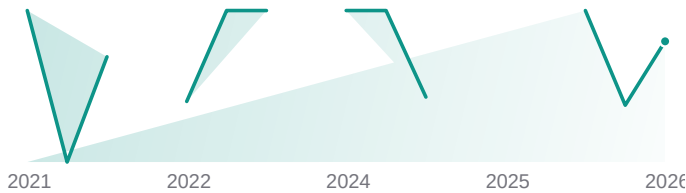
Buyer mix

Cash 21% · Investor 21% · Flip resale 1.0%



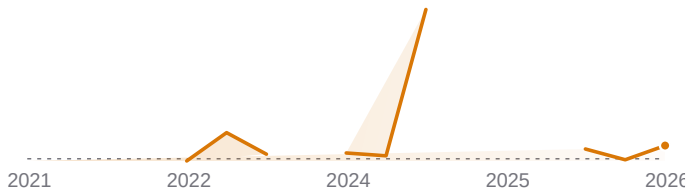
Sellers who sold at a gain

80%

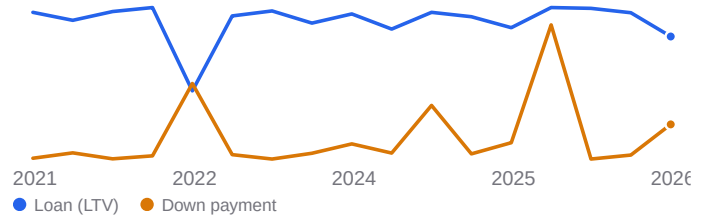


Median annualized return at resale

+8.9%

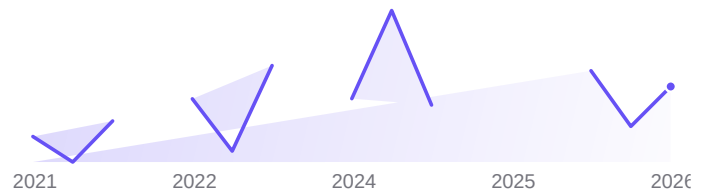


Financing (share of purchase price) Loan (LTV) 81% · Down payment 25%



Typical hold before selling

9.9 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	11,506
Median value (AVM)	\$94K
Median size	1,176 ft²
Median year built	1959
Single family	89%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	13%
Owner occupied	70%
Company owned	13%
Median loan-to-value	5%
Typical ownership tenure	10.1 yrs

COMMUNITY

Population	31,034
Density	1,260 / mi²
Median household income	\$49K
Average household income	\$64K
Crime index (US avg 100)	120
Air pollution index (US avg 100)	104
Earthquake index (US avg 100)	13
Homes occupied	88%
Bachelor's or higher	8%
Poverty rate	13.3%
Unemployment	0.8%
Average temp	65°F
Annual precip	22 in
Sunshine	65%

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.