

Bandera 78003

ZIP code · TX · Texas > Bandera County > Bandera

BALANCED MARKET

\$169K
 MEDIAN SALE PRICE

-56.9%
 1-YR CHANGE

23
 SALES (12 MO)

\$388K
 MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



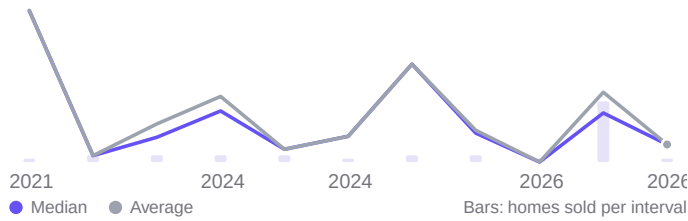
MARKET TRENDS (5 YEARS)

Sale prices

Median \$93K · Average \$93K

Growth (year over year)

Price -56.9% · Sales +666.7%

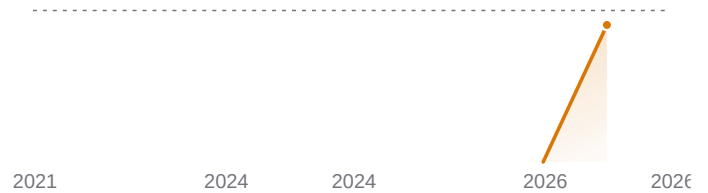


Price per square foot

\$77/ft²

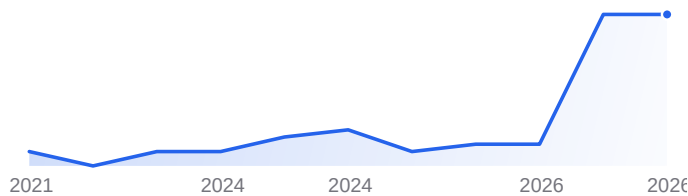
Sale premium vs estimated value

-8.6%



Annual turnover (share of homes sold)

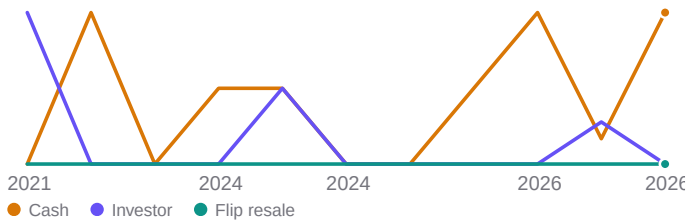
0.3%



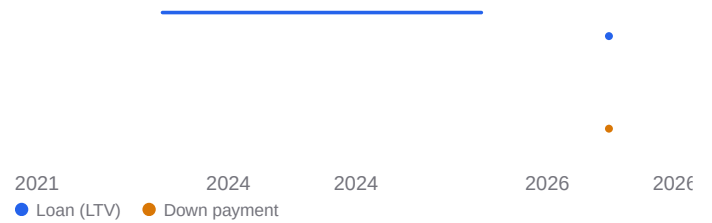
BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 0%

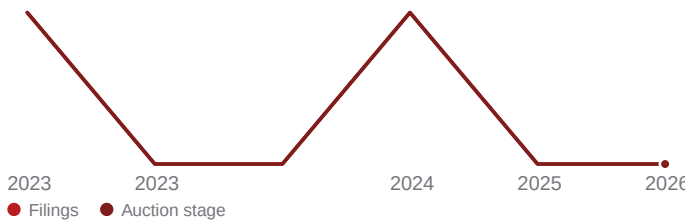


Financing (share of purchase price) Loan (LTV) 84% · Down payment 23%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	6,606
Median value (AVM)	\$388K
Median size	1,474 ft²
Median bedrooms	3
Median year built	2001
Single family	38%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	2.1%
Owner occupied	67%
Company owned	11%
Median loan-to-value	28%
Typical ownership tenure	8.5 yrs

COMMUNITY

Population	10,825
Density	45 / mi²
Median household income	\$60K

Average household income	\$78K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	77
Earthquake index (US avg 100)	16
Homes occupied	84%
Bachelor's or higher	14%
Poverty rate	18.0%
Unemployment	0.9%
Average temp	66°F
Annual precip	33 in
Sunshine	60%

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.