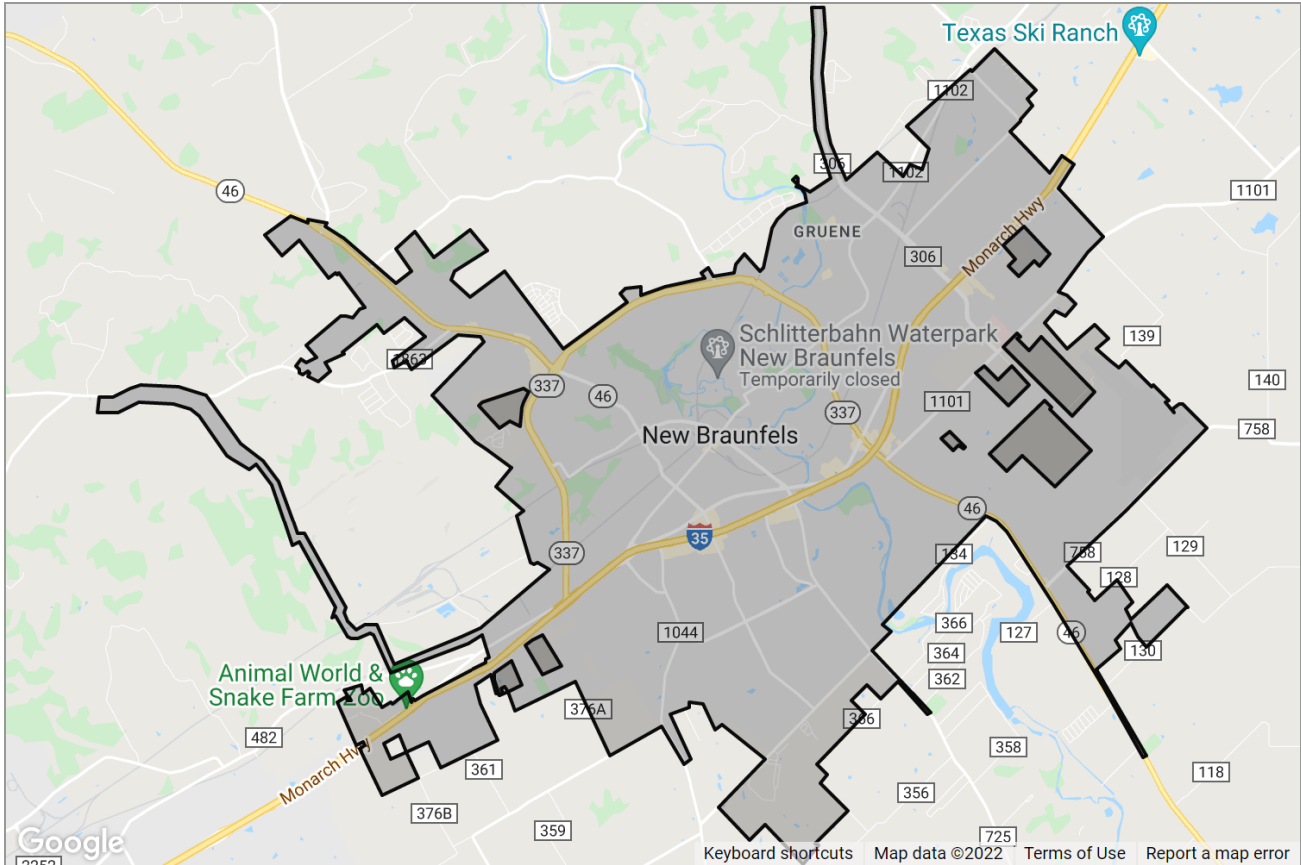NEIGHBORHOOD REPORT

New Braunfels, Texas

Presented by

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KS

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West Lake Hills, TX 78746

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Neighborhood: Housing Stats and Charts

	New Braunfels	Comal County	Texas	USA
Median Estimated Home Value	$349K	$383K	$272K	$313K
Estimated Home Value 12-Month Change	+21.5%	+10%	+8.3%	+20.9%
Median List Price	$408K	$459K	$336K	$130K
List Price 1-Month Change	-1.7%	-1.3%	+0.3%	-4.1%
List Price 12-Month Change	+16.5%	+25.7%	+16.7%	+3.6%
Median Home Age	26	24	33	42
Own	62%	75%	62%	64%
Rent	38%	25%	38%	36%
$ Value of All Buildings for which Permits Were Issued	–	$885M	$43B	$307B
% Change in Permits for All Buildings	–	+24%	+22%	+13%
% Change in $ Value for All Buildings	–	+32%	+15%	+10%

Median Sales Price vs. Sales Volume
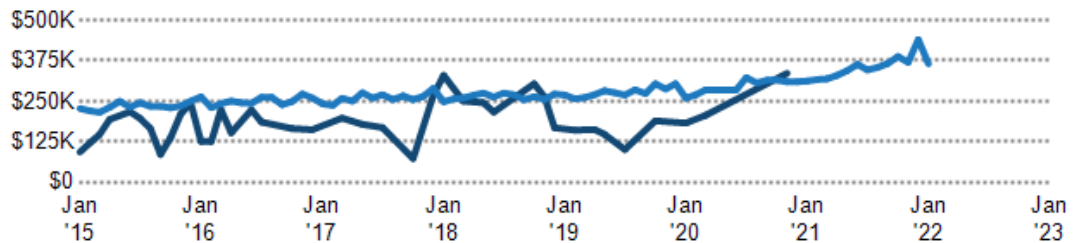
This chart compares the price trend and sales volume for homes in an area. Home prices typically follow sales volume, with a time lag, since sales activity is the driver behind price movements.

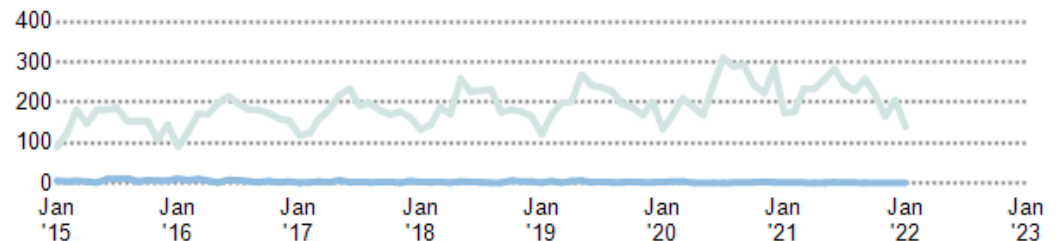Data Source: Public records and listings data

Update Frequency: Monthly

- Median Sales Price Public Records
- Median Sales Price Listings
- Sales Volume Public Records
- Sales Volume Listings
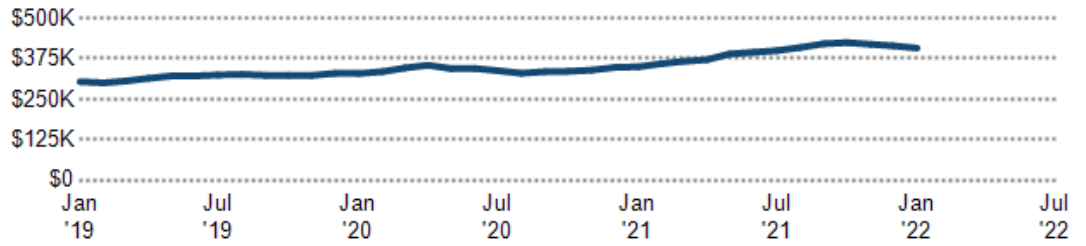
Median Listing Price vs. Listing Volume

This chart compares the listing price and listing volume for homes in an area. Listing prices often follow listing volume, with a time lag, because supply can drive price movements.

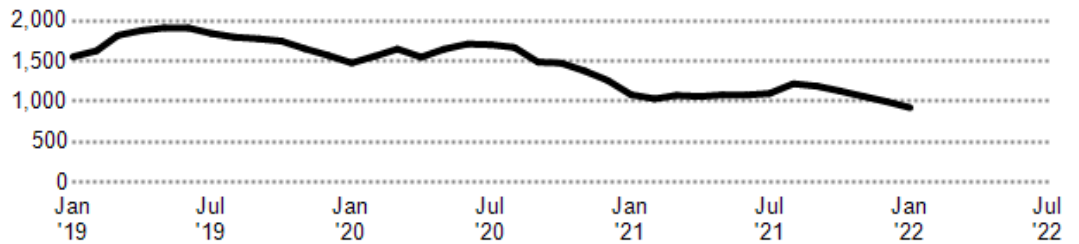Data Source: On- and off-market listings sources

Update Frequency: Monthly

- ■ Median List Price
- ■ Listing Volume

Median List Price

Listing Volume

Price Range of Homes Sold

This chart shows the distribution of homes reported sold in the past six months within different price ranges in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records data

Update Frequency: Monthly

- ■ Sales Count By Price Range

Range	Count
> $380K	1
< $160K	1

Price per Square Foot of Homes Sold

This chart shows the distribution of homes reported sold in the past six months at different prices per square foot (living area sourced from public records).

Data Source: Public records data

Update Frequency: Monthly

- ■ Sales Count By Price Per Sq Ft

Range	Count
> $120	1
< $20	1

Size of Homes Sold

This chart shows the distribution of homes reported sold in the past six months of different sizes in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

■ Sales Count By Living Area

2400 - 2600 sq. ft.	1
2200 - 2400 sq. ft.	1

Age Range of Homes Sold

This chart shows the distribution of homes reported sold in the past six months of different age ranges in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

■ Sales Count by Age of House

10 - 20	1
< 10	1

Number of Bedrooms in Homes Sold

This chart shows the distribution of homes reported sold in the past six months, according to the number of bedrooms, in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

■ Sales Count by Bedroom

4	1

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Neighborhood: People Stats and Charts

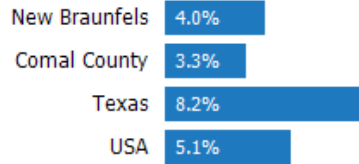|	New Braunfels	Comal County	Texas	USA
Population	79.4K	142K	28.3M	325M
Population Density per Sq Mi	1.81K	253	108	–
Population Change since 2010	+50.2%	+39%	+17.1%	+7.7%
Median Age	37	42	35	38
Male / Female Ratio	49%	49%	50%	49%

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Education Levels of Population

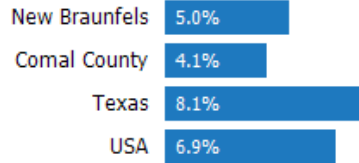This chart shows the educational achievement levels of adults in an area, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

Less Than 9th Grade

New Braunfels	4.0%
Comal County	3.3%
Texas	8.2%
USA	5.1%

9-12th Grade/No Diploma

New Braunfels	5.0%
Comal County	4.1%
Texas	8.1%
USA	6.9%

High School Graduate

New Braunfels	26.8%
Comal County	25.0%
Texas	25.0%
USA	27.0%

Associate Degree

New Braunfels	29.4%
Comal County	30.8%
Texas	28.8%
USA	28.9%

Bachelor's Degree

New Braunfels	24.3%
Comal County	24.2%
Texas	19.5%
USA	19.8%

At Least a College Education

New Braunfels	34.7%
Comal County	36.8%
Texas	29.9%
USA	32.2%

Grad/Professional Degree

New Braunfels	10.5%
Comal County	12.6%
Texas	10.4%
USA	12.4%

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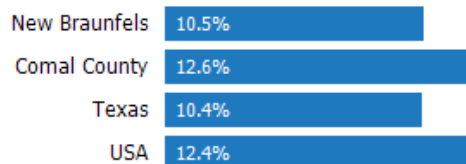
Population of Children by Age Group

This chart shows the distribution of the population of children by age range — from birth to 17 — in the area of your search.

Data Source: U.S. Census
Update Frequency: Annually

■ New Braunfels

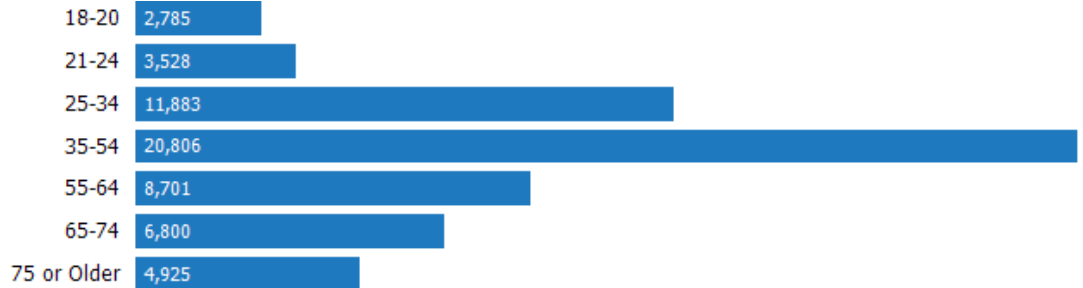| Age Group	Count
Toddlers	6,121
Elementary School	5,538
Middle School	5,411
High School	2,940

Population of Adults by Age Group

This chart shows the distribution of the population of adults by age range — from 18 to 75-plus — in the area of your search.

Data Source: U.S. Census
Update Frequency: Annually

■ New Braunfels

Age Group	Count
18-20	2,785
21-24	3,528
25-34	11,883
35-54	20,806
55-64	8,701
65-74	6,800
75 or Older	4,925

Households With Children

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Data Source: U.S. Census
Update Frequency: Annually

■ New Braunfels

Category	Count
Married with Children	7,056
Married without Children	8,775
Single with Children	2,717

Household Income Brackets

This chart shows annual household income levels within an area.

Data Source: U.S. Census
Update Frequency: Annually

■ New Braunfels

Income Bracket	Count
>$150K	3,944
$125K-$150K	1,861
$100K-$125K	2,874
$75K-$100K	4,885
$50K-$75K	5,375
$35K-$50K	3,611
$25K-$35K	2,494
<$25K	3,791

Presidential Voting Pattern

This chart shows how residents of a county voted in the 2020 presidential election.

Data Source: USElectionAtlas.org
Update Frequency: Quadrennially

Party	Percentage
Votes Democrat	22.2%
Votes Republican	76.3%

Neighborhood: Economic Stats and Charts

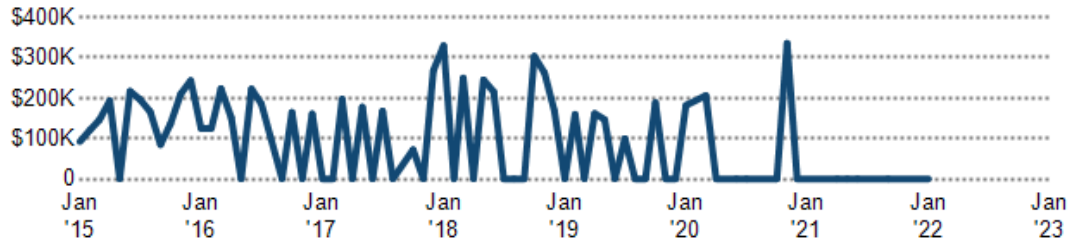|	New Braunfels	Comal County	Texas	USA
Income Per Capita	$33,405	$38,991	$31,277	$34,103
Median Household Income	$71,044	$79,936	$61,874	$62,843
Unemployment Rate	3.6%	3.6%	4.5%	4.2%
Unemployment Number	1.68K	2.83K	655K	–
Employment Number	45.4K	75.9K	13.8M	–
Labor Force Number	47.1K	78.7K	14.4M	–

Median Sales Price vs. Unemployment

This chart shows the relationship between employment and home prices in a metro area. Employment is a good measure of the strength of the local economy. Generally speaking, the better the job market, the more likely home prices are rising.
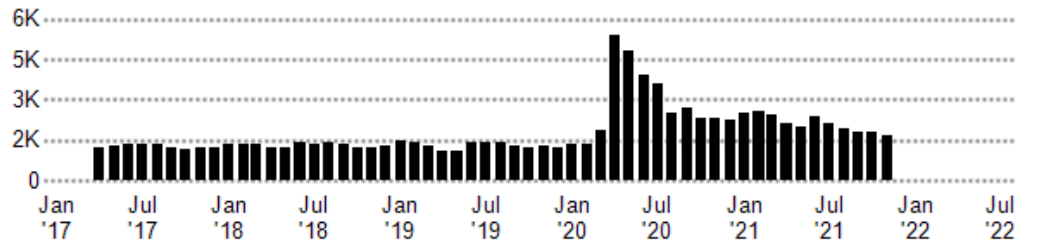
Data Source: Moody's Analytics: economy.com

Update Frequency: Monthly
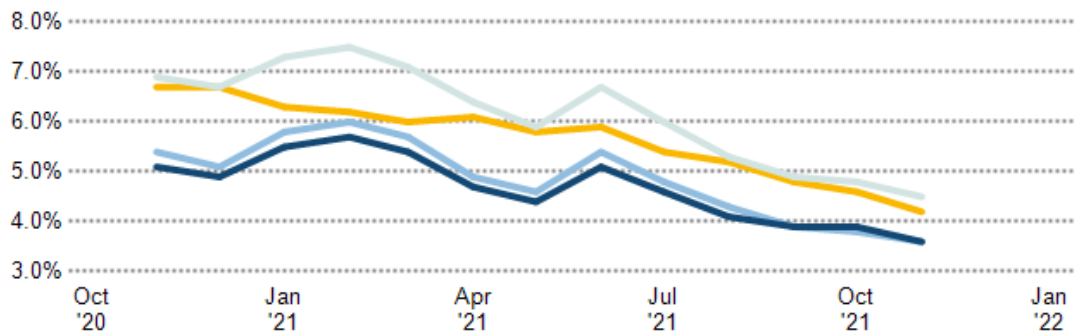
■ Median Sales Price
■ Unemployment

Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Data Source: Bureau of Labor Statistics

Update Frequency: Monthly

■ New Braunfels
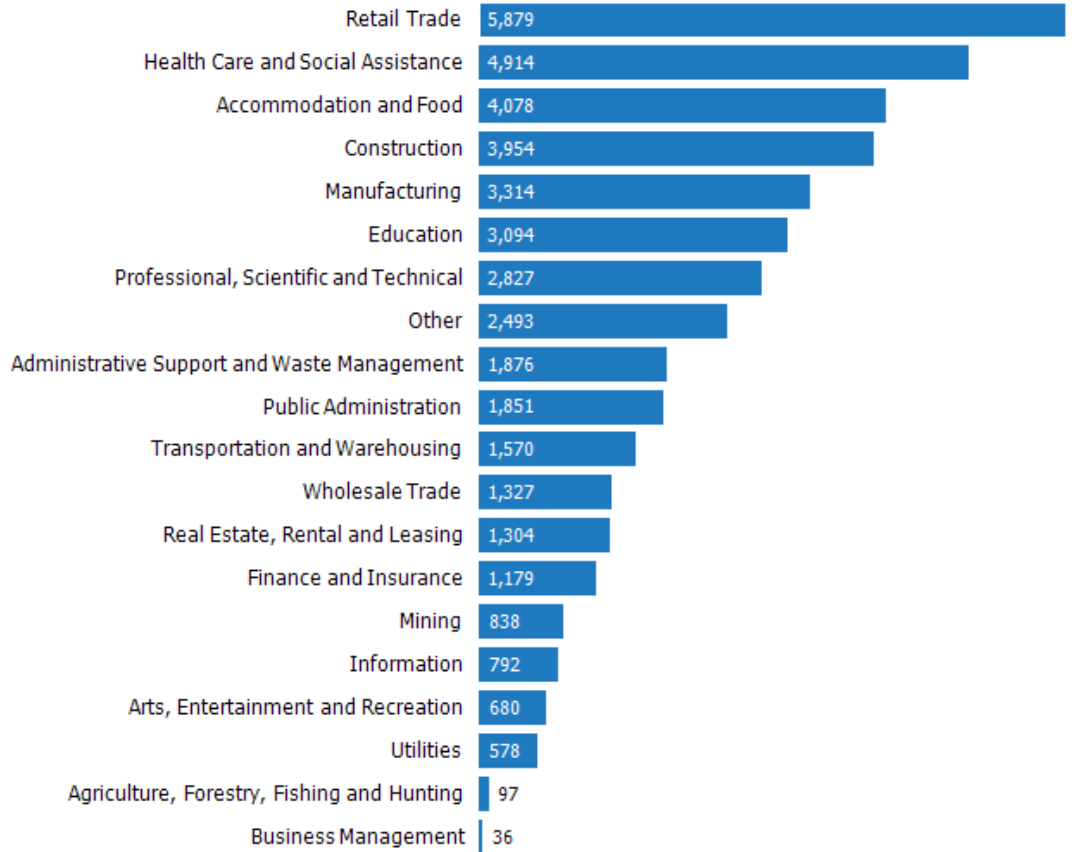■ Comal County
■ Texas
■ USA

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Occupational Categories

This chart shows categories of employment within an area.
Data Source: U.S. Census
Update Frequency: Annually

■ New Braunfels

Category	New Braunfels
Retail Trade	5,879
Health Care and Social Assistance	4,914
Accommodation and Food	4,078
Construction	3,954
Manufacturing	3,314
Education	3,094
Professional, Scientific and Technical	2,827
Other	2,493
Administrative Support and Waste Management	1,876
Public Administration	1,851
Transportation and Warehousing	1,570
Wholesale Trade	1,327
Real Estate, Rental and Leasing	1,304
Finance and Insurance	1,179
Mining	838
Information	792
Arts, Entertainment and Recreation	680
Utilities	578
Agriculture, Forestry, Fishing and Hunting	97
Business Management	36

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Neighborhood: Quality of Life Stats and Charts

Quality of Life in 78130
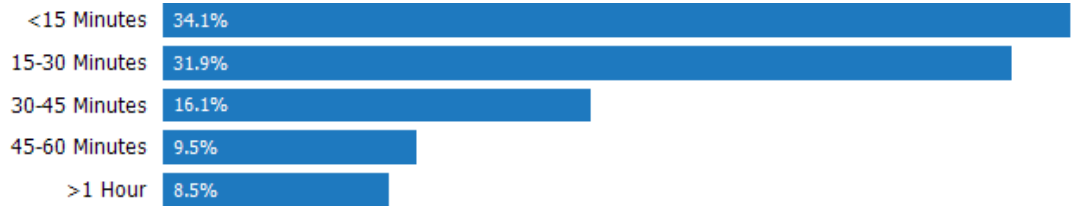
	New Braunfels	Comal County	Texas	USA
Elevation (in feet)	1,985	2,059	–	–
Annual Rainfall (in inches)	35.01	35.01	28.24	–
Annual Snowfall (in inches)	1.55	1.55	3.39	–
Days of Full Sun (per year)	113	113	127	–
Travel Time to Work (in minutes)	25	32	27	27
Water Quality - Health Violations	–	0	–	–
Water Quality - Monitoring and Report Violations	–	2	–	–
Superfund Sites	0	0	78	2,417
Brownfield Sites	No	No	Yes	Yes

Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Data Source: U.S. Census

Update Frequency: Annually

■ New Braunfels

<15 Minutes	34.1%
15-30 Minutes	31.9%
30-45 Minutes	16.1%
45-60 Minutes	9.5%
>1 Hour	8.5%

How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute.

Data Source: U.S. Census

Update Frequency: Annually

Drive/Carpool/Motorcycle	35,039
Work at Home	2,200
Walk	679
Public Transit	96
Bicycle	43

Average Monthly Temperature

This chart shows average temperatures in the area you searched.

Data Source: NOAA

Update Frequency: Annually

|	
Avg. January Min. Temp	36
Avg. January Max. Temp	64
Avg. July Min. Temp	70
Avg. July Max. Temp	95

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AARP Livability™ Index for 78130

This chart rates the overall livability of a selected ZIP code on a scale from 0 to 100. AARP Livability™ is a trademark of AARP Inc.

Data Source: AARP

Update Frequency: Annual

● 0-19 ● 20-39 ● 40-59 ● 60-79 ● 80-100

Total Score

50 / 100

A score over 50 is above average
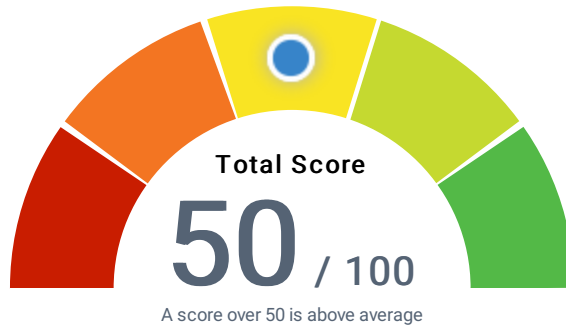
Housing **52**
Affordability & Access

Neighborhood **46**
Access to Life, Work & Play

Transportation **32**
Safe & Convenient Options

Environment **37**
Clean Air & Water

Health **64**
Prevention, Access & Quality

Engagement **56**
Civic & Social Involvement

Opportunity **61**
Inclusion & Possibilities

3/3/2022

About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.

- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.

- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.

- This report has been provided to you by a member of the NAR.

About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.

- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.

- **Market conditions and forecasts** based on listing and public records data.

- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.

- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.

- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.

- **School data and reviews** from Niche.

- **Specialty data sets** such as walkability scores, traffic counts and flood zones.

Update Frequency

- Listings and public records data are updated on a continuous basis.

- Charts and statistics calculated from listing and public records data are refreshed monthly.

- Other data sets range from daily to annual updates.

Learn more

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