

San Marcos: How Mortgage Rates Shape Buying Power in October

San Marcos · 2026-10-10

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Key numbers

September 2026

MEDIAN SALE PRICE

\$407,800

+21.9% vs. last year

n=40

MEDIAN DAYS ON MARKET

80

+11.1% vs. last year

n=40

SOLD VS. ORIGINAL LIST

90.8%

n=40

HOMES FOR SALE TODAY

415

months of inventory: 6.54

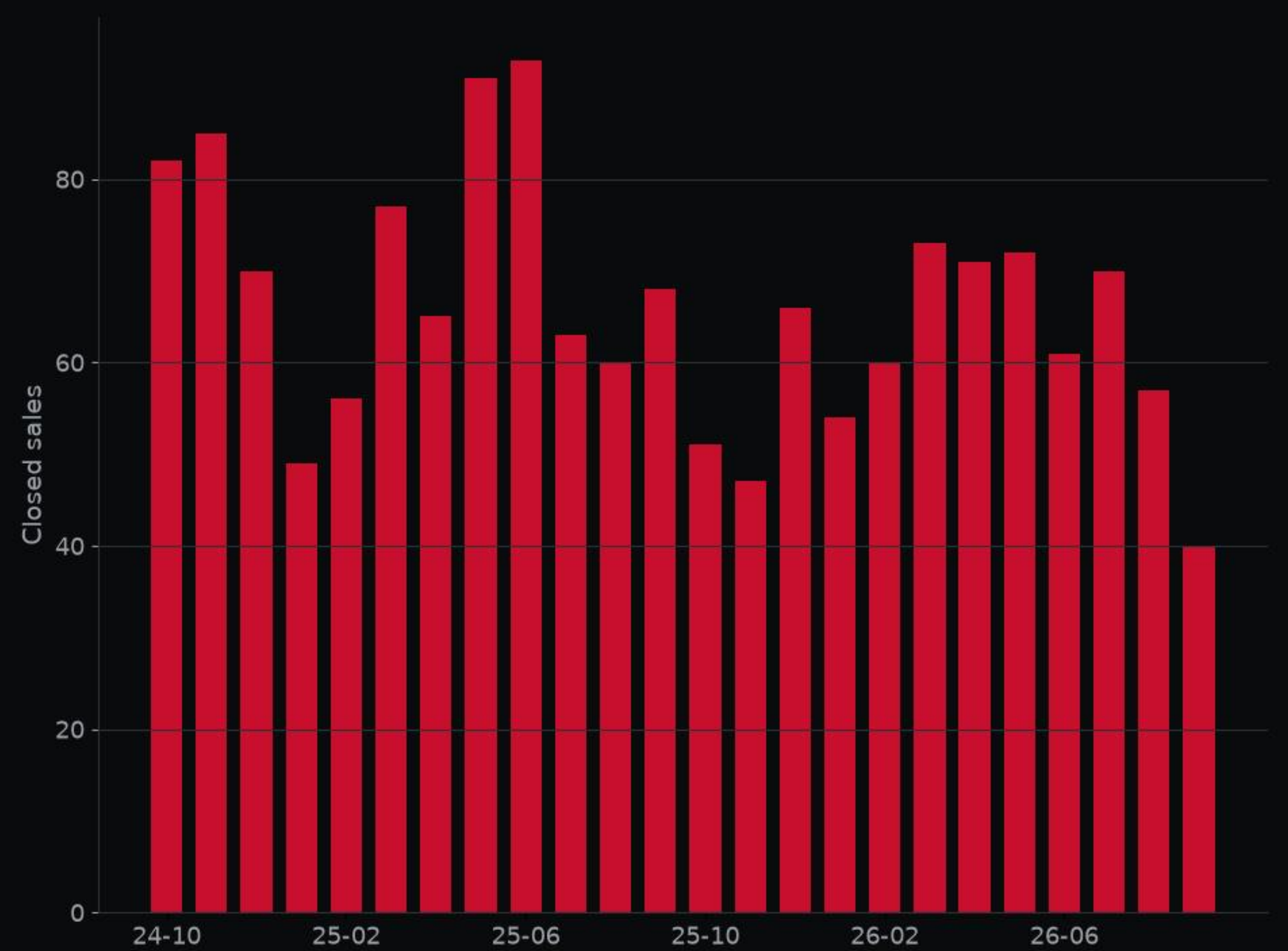
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months



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