Kyle Market Pulse: New Listings vs. Closings Gap

Martindale 78655 · 2026-11-24



Illustration generated by ALEX Intelligence · not a photo of a listing

Key numbers

rolling 12 months ending Oct 31, 2026

MEDIAN SALE PRICE

$392,180

+2.0% vs. last year

n=13

MEDIAN DAYS ON MARKET

108

+116.0% vs. last year

n=13

SOLD VS. ORIGINAL LIST

92.7%

n=13

HOMES FOR SALE TODAY

10

months of inventory: —

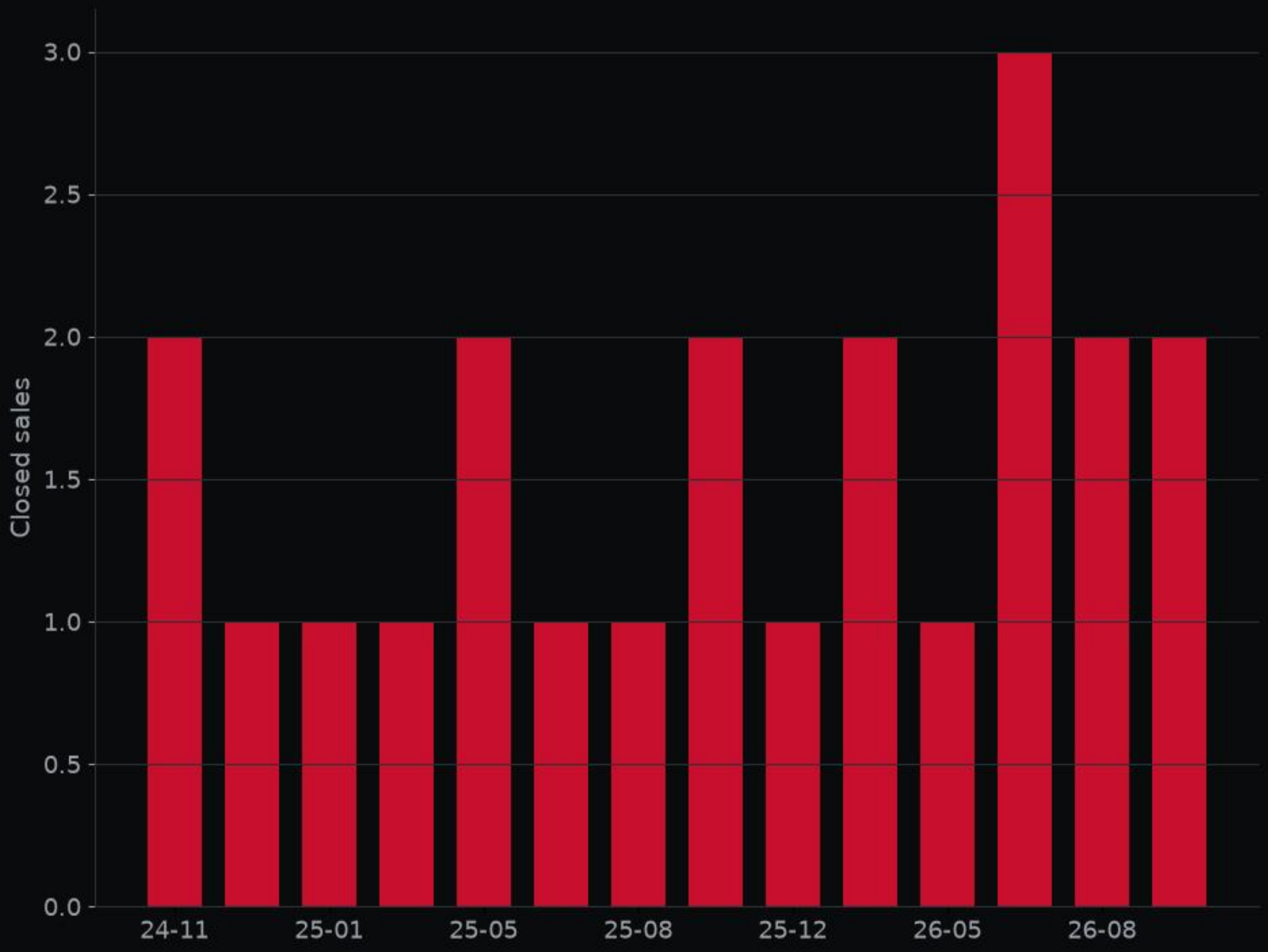
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months



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CONCEPT 1
RETAIL & RESTAURANT CENTER



- Multiple retail buildings for shops, services, and daily needs
- Restaurants with drive-thru and patio opportunities
- Coffee drive-thru for high traffic convenience
- Strong synergy with gas station next door
- Ideal for national or regional tenants

CONCEPT 2
MEDICAL & PROFESSIONAL CAMPUS



- Medical, dental, and wellness office buildings
- Professional offices for accountants, law, insurance, etc.
- Urgent care and pharmacy with drive-thru convenience
- Central plaza enhances patient & tenant experience
- Ideal for healthcare and professional campus

CONCEPT 3
FLEX / SHOWROOM / CONTRACTOR CAM



- Flex buildings for contractors, trades, services
- Showroom, office, and warehouse combinations
- Fenced yard area for equipment and storage
- Perfect for trade businesses and light industrial us
- Strong visibility and easy highway access

CONCEPT 4
SELF STORAGE & RV / BOAT STORAGE



- High demand self storage with climate-controlled units
- RV and boat storage (covered & uncovered)
- Office/retail for property management or supply store
- Low maintenance with strong income potential
- Excellent use of land with high return potential

CONCEPT 5
MIXED-USE MULTI-TENANT CENTER



- Blend of retail, dining, hospitality, and professional uses
- Hotel captures highway travelers and regional traffic
- Drive-thru coffee and restaurant for added convenience
- Great for investors seeking diversified income
- Creates a destination for the Martindale corridor



15476 San Marcos Highway · MLS #5487716

Community · Listed by Asset Realty

Deal of the Week

15476 San Marcos Highway · MLS #5487716

$999,999

3 bed · 2.5 bath · 2,473 sq ft

the top-scoring home for sale here this week on price per sq ft, price changes and time on market.

ALEX valuation: $472,000 (range $255,000–$989,000)

ALEX Intelligence estimate, not an appraisal.

Listed by Asset Realty

View on alex.realestate

Want a private showing? Call or text George · 713.918.9951

Want to see this home? Call or text George at 713.918.9951 for a private showing.

alex-companies.com/market-data

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