Beaconridge vs. Austin Neighbors: A Market Update

Beaconridge, Austin · 2026-11-17



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

Key numbers

rolling 12 months ending Oct 31, 2026

MEDIAN SALE PRICE

$380,000

-3.2% vs. last year

n=15

MEDIAN DAYS ON MARKET

66

+73.7% vs. last year

n=15

SOLD VS. ORIGINAL LIST

96.3%

n=15

HOMES FOR SALE TODAY

3

months of inventory: 1.8

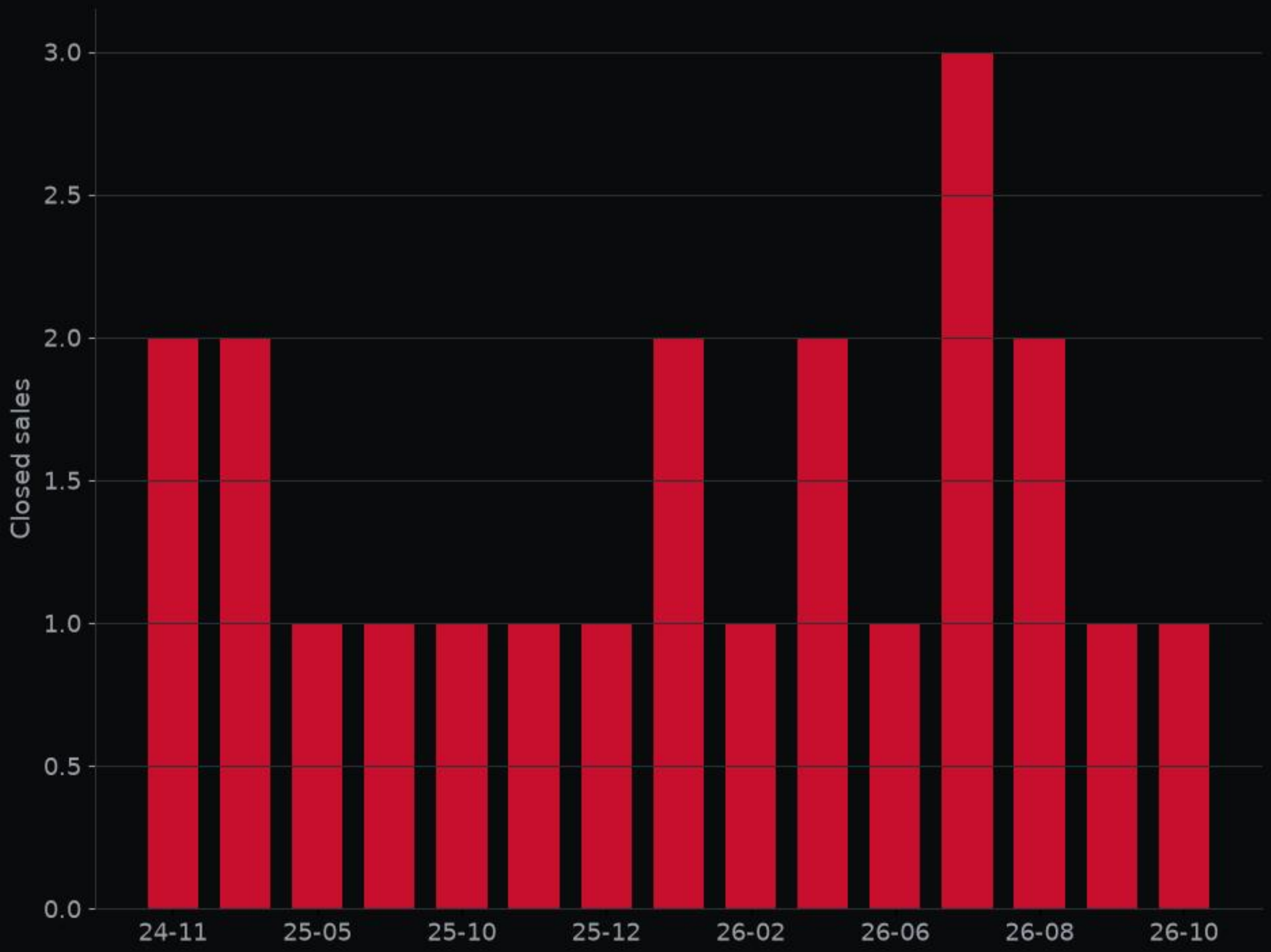
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months





604 Meadow Lea DR · MLS #3162843

Kitchen · Listed by Compass RE Texas, LLC



604 Meadow Lea DR · MLS #3162843

Living room · Listed by Compass RE Texas, LLC



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Bedroom · Listed by Compass RE Texas, LLC



604 Meadow Lea DR · MLS #3162843

Backyard · Listed by Compass RE Texas, LLC



604 Meadow Lea DR · MLS #3162843

Dining room · Listed by Compass RE Texas, LLC

Deal of the Week

604 Meadow Lea DR · MLS #3162843

$385,000

3 bed · 2 bath · 1,456 sq ft

the top-scoring home for sale here this week on price per sq ft, price changes and time on market; 10% under the local price per sq ft; price reduced 7% from original.

ALEX valuation: $381,000 (range $343,000–$412,000)

ALEX Intelligence estimate, not an appraisal.

Listed by Compass RE Texas, LLC

View on alex.realestate

Want a private showing? Call or text George · 713.918.9951

Want a closer look? Reply or call George at 713.918.9951 and we'll set up a showing.

alex-companies.com/market-data

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