Beaconridge Market Update: Sales Slow as Prices Dip in October

Beaconridge, Austin · 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

$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

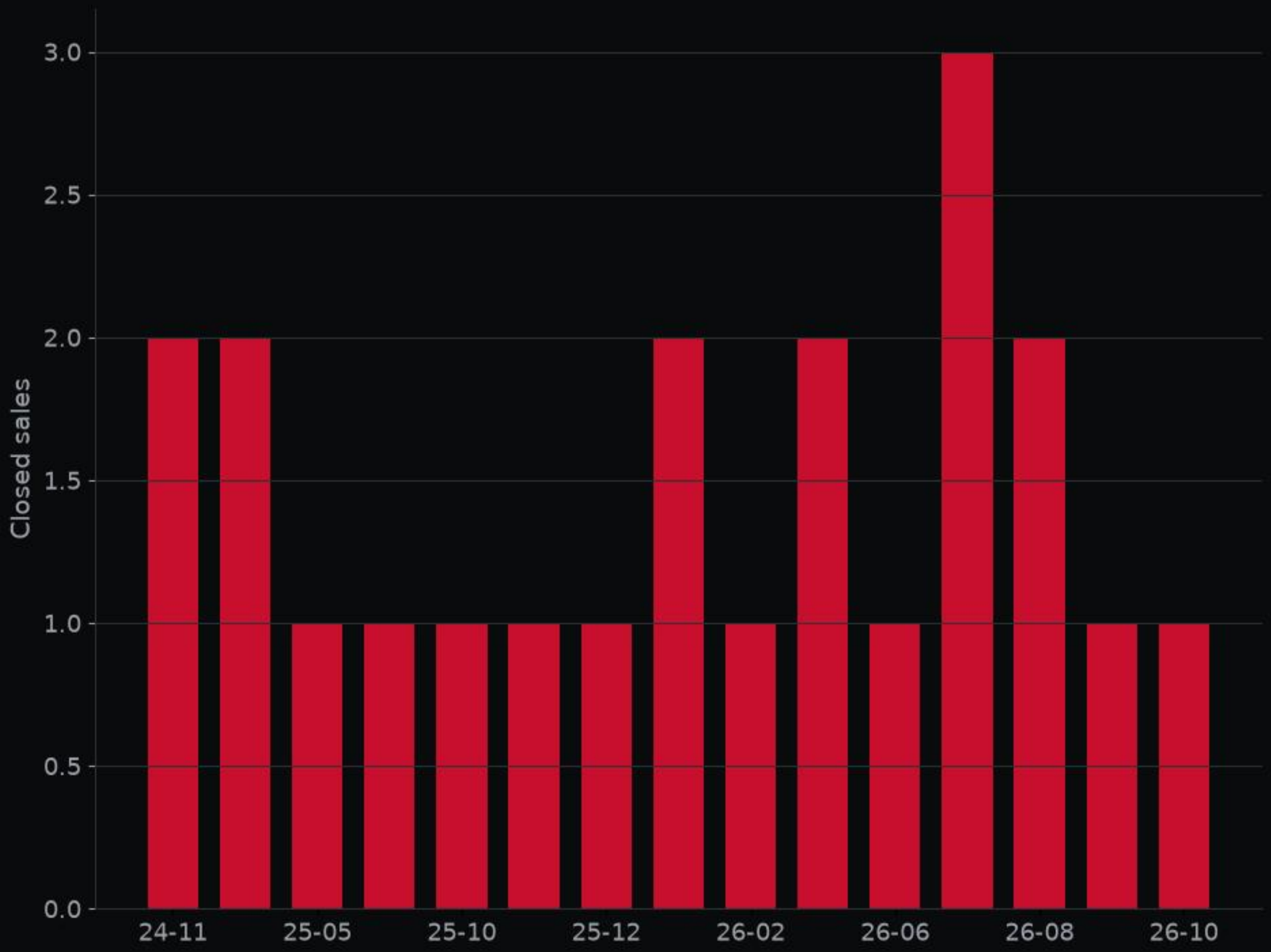
Median Sale Price by Month

Closed sales, last 24 months · actuals only



Homes Sold by Month

Closed sales, last 24 months





512 Mulberry DR · MLS #2602526

Kitchen · Listed by Douglas Elliman Real Estate



512 Mulberry DR · MLS #2602526

Living room · Listed by Douglas Elliman Real Estate



512 Mulberry DR · MLS #2602526

Bedroom · Listed by Douglas Elliman Real Estate



512 Mulberry DR · MLS #2602526

Backyard · Listed by Douglas Elliman Real Estate



512 Mulberry DR · MLS #2602526

Dining room · Listed by Douglas Elliman Real Estate

Deal of the Week

512 Mulberry DR · MLS #2602526

$354,900

3 bed · 2 bath · 1,323 sq ft

the top-scoring home for sale here this week on price per sq ft, price changes and time on market; 9% under the local price per sq ft; price reduced 5% from original.

ALEX valuation: $346,000 (range $311,000–$383,000)

ALEX Intelligence estimate, not an appraisal.

Listed by Douglas Elliman Real Estate

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

George Arnold Alexander III, MPA
Associate Broker · Texas License #574878-B
george@alex-companies.com · 713.918.9951

ALEX Real Estate
Alexander Tiffany Southwest, LLC dba ALEX.realestate
Texas Broker License #565194-BB

Data from Unlock MLS. Deemed reliable, not guaranteed.