Pampa — #1 of 10: Share of Homes That Are Single-Family Detached

Pampa leads Texas in single-family detached homes

87.0% share in small-town metros — source: ALEX Intelligence

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THE DATA

87.0%

Share of Homes That Are Single-Family Detached (2024)

Pampa leads all Texas micropolitan areas in the share of homes that are single-family detached.

This figure reflects a deeply entrenched pattern of land use and development in Pampa, where detached single-family homes dominate the housing stock across all income levels. The high share suggests limited multi-unit development, strong property ownership culture, and long-term stability in residential zoning. In a state where urbanization trends are reshaping land markets, Pampa's model stands as a counterpoint: a place where land is still treated as a private, long-term asset rather than a speculative commodity.



Source: U.S. Census Bureau, American Community Survey 5-Year Estimates, 2024 · ALEX Intelligence computation
https://alex-companies.com/data/2026-11-03-land-land-single-family-share-msa-tx-micro

01

Land as Legacy, Not Leverage

Pampa’s 87.0% single-family share signals a cultural and economic preference for land as generational wealth, not liquidity. Unlike urban markets where land is leveraged for equity or rental yield, here it is held as a stable, non-rental asset. This suggests strong demand for long-term stewardship, especially among landowners who prioritize privacy, self-sufficiency, and intergenerational transfer over short-term appreciation or development. The model resists the commodification of land, favoring permanence over turnover.



02

The Anti-Suburban Blueprint

In a state where suburban sprawl and high-density development are common, Pampa's model offers a counter-narrative: a land market that resists fragmentation and consolidation. With 87.0% of homes detached, there is little incentive to subdivide or build multi-unit properties. This stability supports long-term infrastructure planning, consistent property tax bases, and a slower, more sustainable pace of change. For investors and developers focused on land as a fixed asset, Pampa represents a rare, preserved market where land values are not driven by density or speculation.

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