Houston-Pasadena-The Woodlands — #4 of 10: Share of Homes Valued $500K or More

Share of Homes Valued $500K or More: 28.9%

Source: ALEX Intelligence · Published November 28, 2026

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THE DATA

28.9%

Share of Homes Valued $500K or More (2024)

Houston-Pasadena-The Woodlands ranks #4 among 24 Texas metros with 100,000+ residents.

This figure reflects a growing divide in housing value within the Houston metro, where nearly 30% of homes now exceed $500,000. The ranking underscores sustained demand in established and affluent suburbs, even as affordability pressures mount across the broader region. The data signals that wealth accumulation is outpacing population growth in key pockets.



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Source: U.S. Census Bureau, American Community Survey 5-Year Estimates, 2024 · ALEX Intelligence computation
https://alex-companies.com/data/2026-11-28-houston-msa-standing-half-million-share-msa

01

Affluence is concentrated, not widespread

Houston’s #4 ranking in Texas for high-value homes doesn’t reflect broad-based wealth expansion. Instead, it highlights the increasing clustering of high-value properties in specific enclaves — particularly in areas with strong school districts, low crime, and access to major employment centers. This concentration suggests that market growth is driven by a shrinking segment of buyers with substantial equity or income, not the average household.

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02

The next frontier: value migration

As the $500K threshold becomes a de facto benchmark for market exclusivity, the next wave of growth may not be in new construction, but in the revaluation of existing neighborhoods. Suburbs with strong infrastructure and demographic stability — particularly those near employment corridors — are likely to see accelerated appreciation. This dynamic could trigger a feedback loop where rising values attract further investment, reinforcing the current divide.

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