



Welcome to the AUSTINTEL Real Estate Insights Tool!

In this tool, you will find a variety of views to help you evaluate current listings in the Austin, Texas area. Please use the buttons to the right to navigate these views and have fun exploring!



Summary View: An Overview of current properties available in Austin, Texas, including metrics around pricing, living area size, and lot size.



Location View: An interactive map to help you find the right properties for your search. Hover on any property to learn more and filter to discover more.



School View: Evaluate Austin, Texas properties based on nearby schools and find communities in the area that fit your family's education preferences.



Feature View: Uncover more about the latest trends in Austin housing using AI tools to surface what home features are driving current home prices in the area.

Austin Housing Data Insights: Summary

View



Filter pane

Property Count

15,171

Median of Home Price

\$405,000

Median of Living Area (SqFt)

1,975

Median of Lot Area (SqFt)

8,276

Average Home Price: \$512,768
Most Expensive Home: \$13,500,000
Least Expensive Home: \$5,500

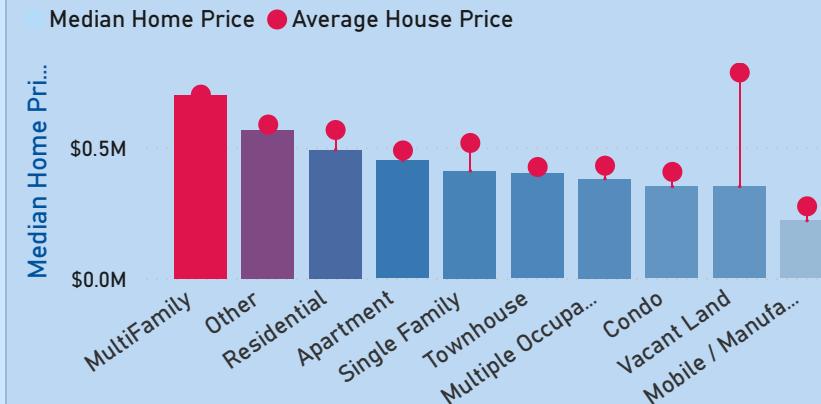
AVG of LivingArea (SqFt); 2.21K
Largest Living Area: 109K
Smallest Living Area: 300

AVG Lot Size (SqFt); 119K
Largest Lot: 2bn
Smallest Lot 100

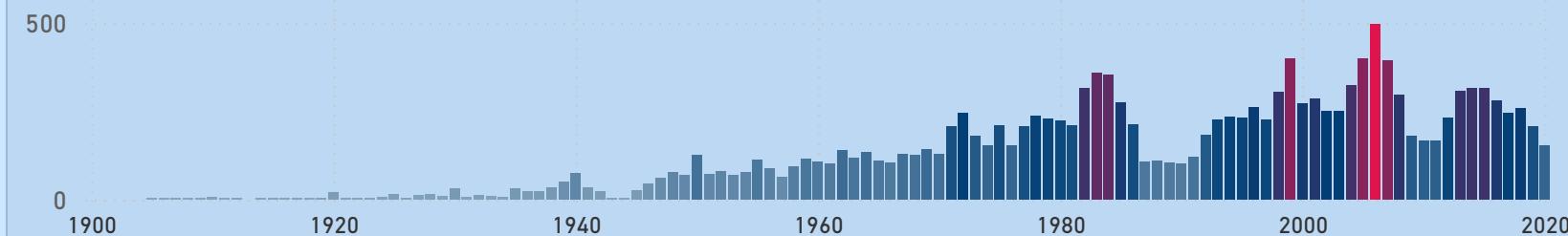
of Properties Available by Home Type

Single Family	14,241
Condo	470
Townhouse	174
Multiple Occupancy	96
Vacant Land	83
Apartment	37
Residential	37
Mobile / Manufactured	17
MultiFamily	10
Other	6

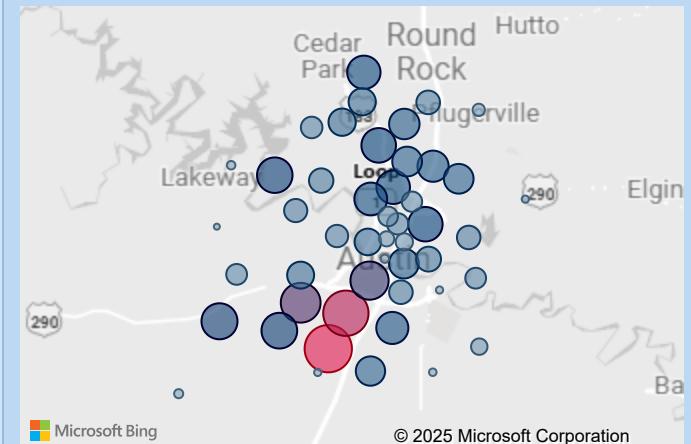
Difference between Median (Bars) & AVG Home Price (Markers) by Type



of Properties Available by Build Year



of Properties by Zip Code



of Properties Available by Feature

No	Has Association	47%	53%
Yes	Has Cooling	98%	
No	Has Garage	45%	55%
Yes	Has Heating	99%	
No	Has Spa	92%	
Yes	Has View	77%	23%



Austin Housing Data Insights: Location

View



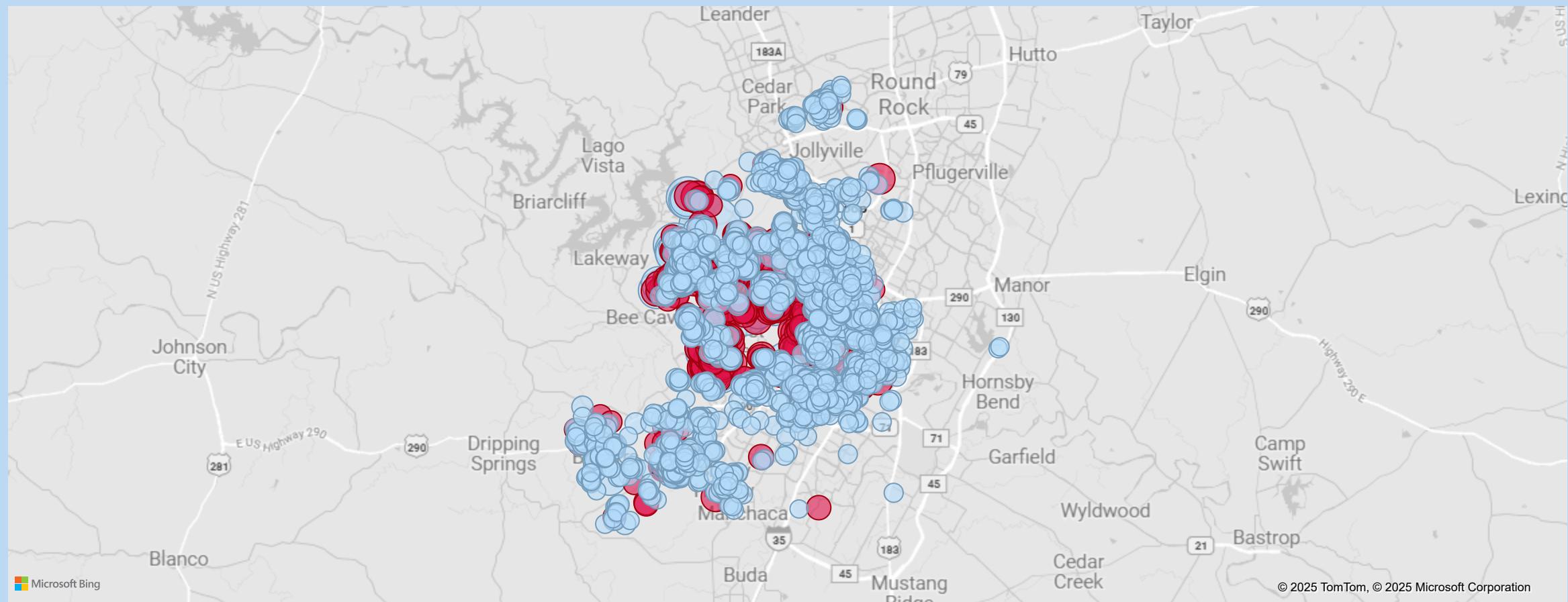
Filter pane

Pick a Range of Home Prices to Highlight in the Map Below. The Colour Will Update Based on Your Selection

\$1,019,016

\$3,204,414

This map shows all properties in the Austin Texas area. The dots are highlighted based on the home prices above, use the filter panel to reduce the number of properties



Microsoft Bing

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Austin Housing Data Insights: Schools

View



Filter pane

AVG. School Rating

5.8

AVG. School Size

1,239.6

Median Student per Teacher

14.8

AVG. Primary Schools

0.9

AVG. Elementary Schools

0.1

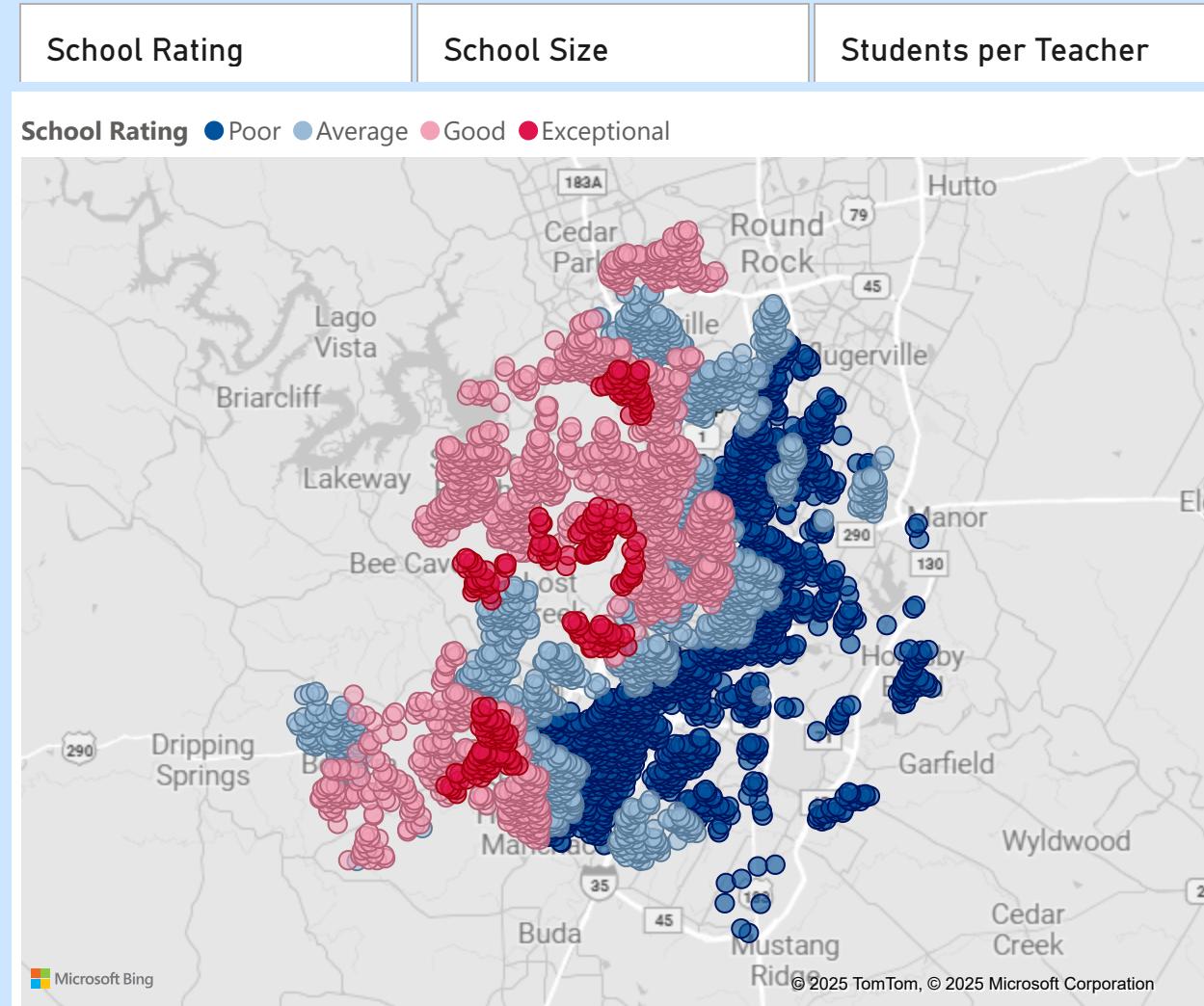
AVG. Middle Schools

1.1

AVG. High Schools

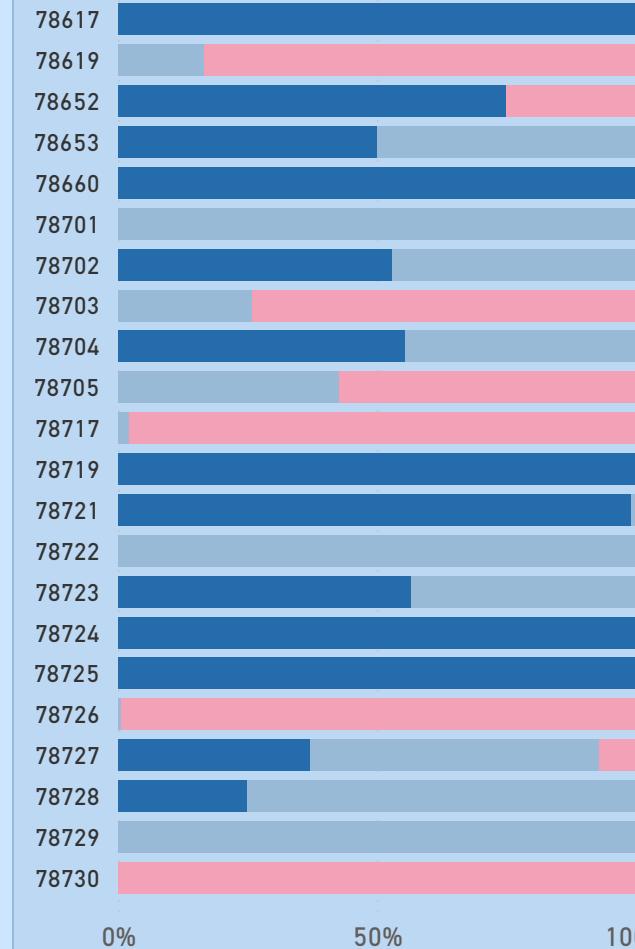
0.9

Click the Items Below to Change the Legend in the Bubble Map



Property Count % by School Rating

Same Legend as Bubble Map



In order to maximize usefulness of the bubble chart above. click on the zip codes in the stacked bar chart to deep dive into those postal

Austin Housing Data Insights: Features

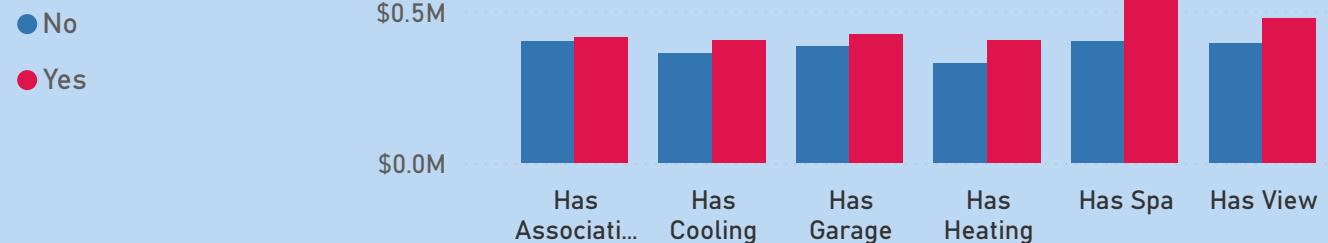
View



Filter pane

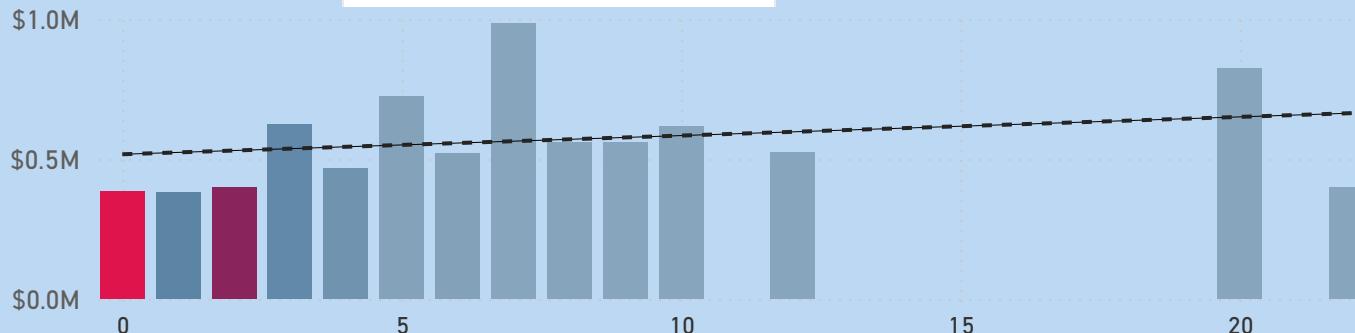
Does Median Listing Price Change Based on Different Features Being Available?

Properties Have Feature



Median Home Price by

All



Which Words Do Listing Agents Most Use to Describe Properties at Different Price Points?

Rank	< \$251K	\$251K - \$500K	\$501K - \$750K	\$751K - \$1M	\$1M - \$1.5M	\$1.5M - \$2M	\$2M+
1	New	New	Room	Room	Room	Room	Room
2	Kitchen	Kitchen	Kitchen	Kitchen	Kitchen	Kitchen	Living
3	Bedrooms	Room	Large	Master	Living	Living	Pool
4	Large	Large	Bedrooms	Large	Master	Pool	Kitchen
5	Room	Bedrooms	Master	Bedrooms	Bedrooms	Large	Private
6	Open	Master	Family	Living	Pool	Bedrooms	Lake
7	Living	Family	Living	Family	Large	Master	Views
8	Family	Living	New	Bath	Private	Built	From

Key influencers Top segments



What influences Listing Price to

Increase



?

When...

....the average of Listing Price increases by

of Bathrooms is more than 4.5

\$1.09M

Lot Size (Sq. Ft) is more than 28,314

\$795.9K

of Stories is more than 2

\$549.6K

of Bedrooms is more than 4

\$464.1K

Living Area (Sq. Ft) goes up 1062.04

\$296.2K

Year Built is more than 2017

\$288.3K