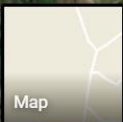
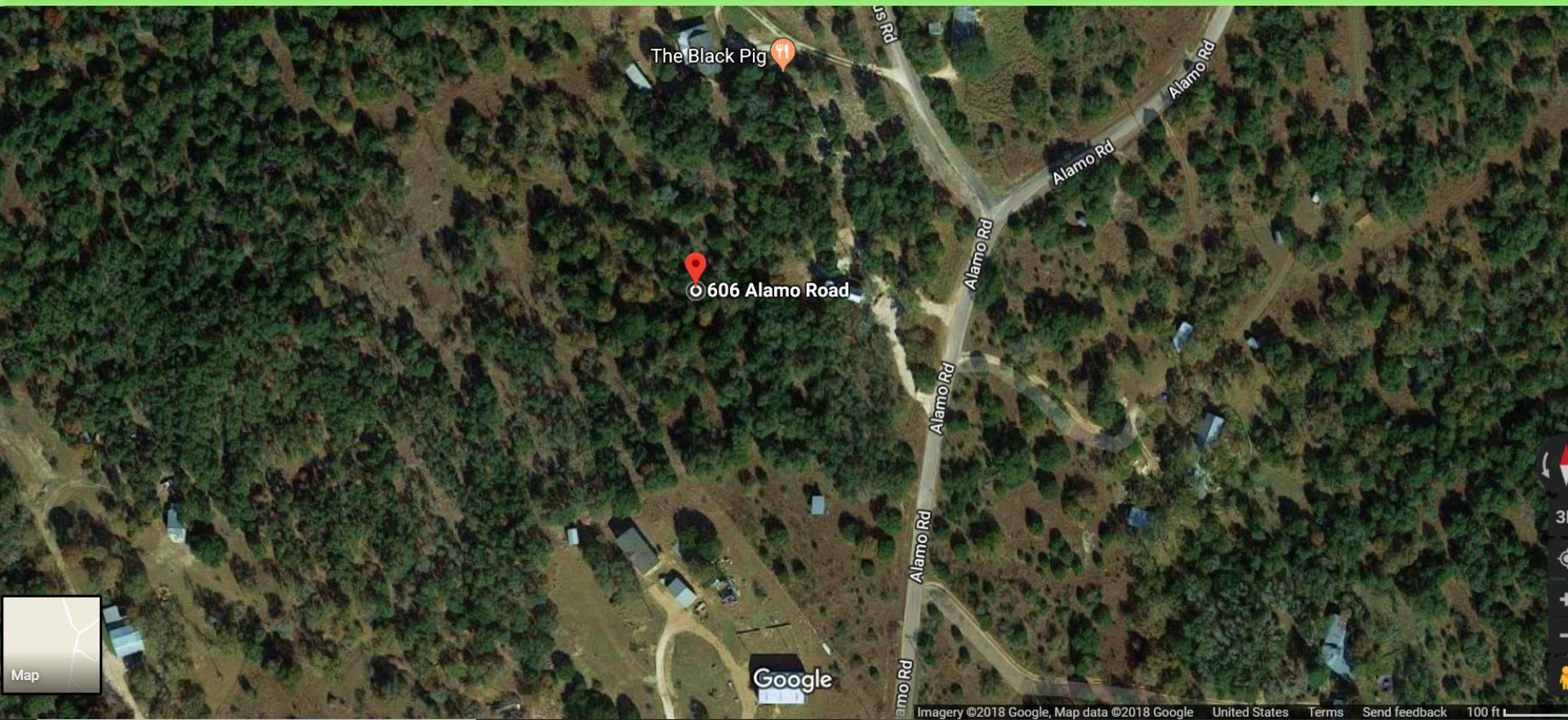
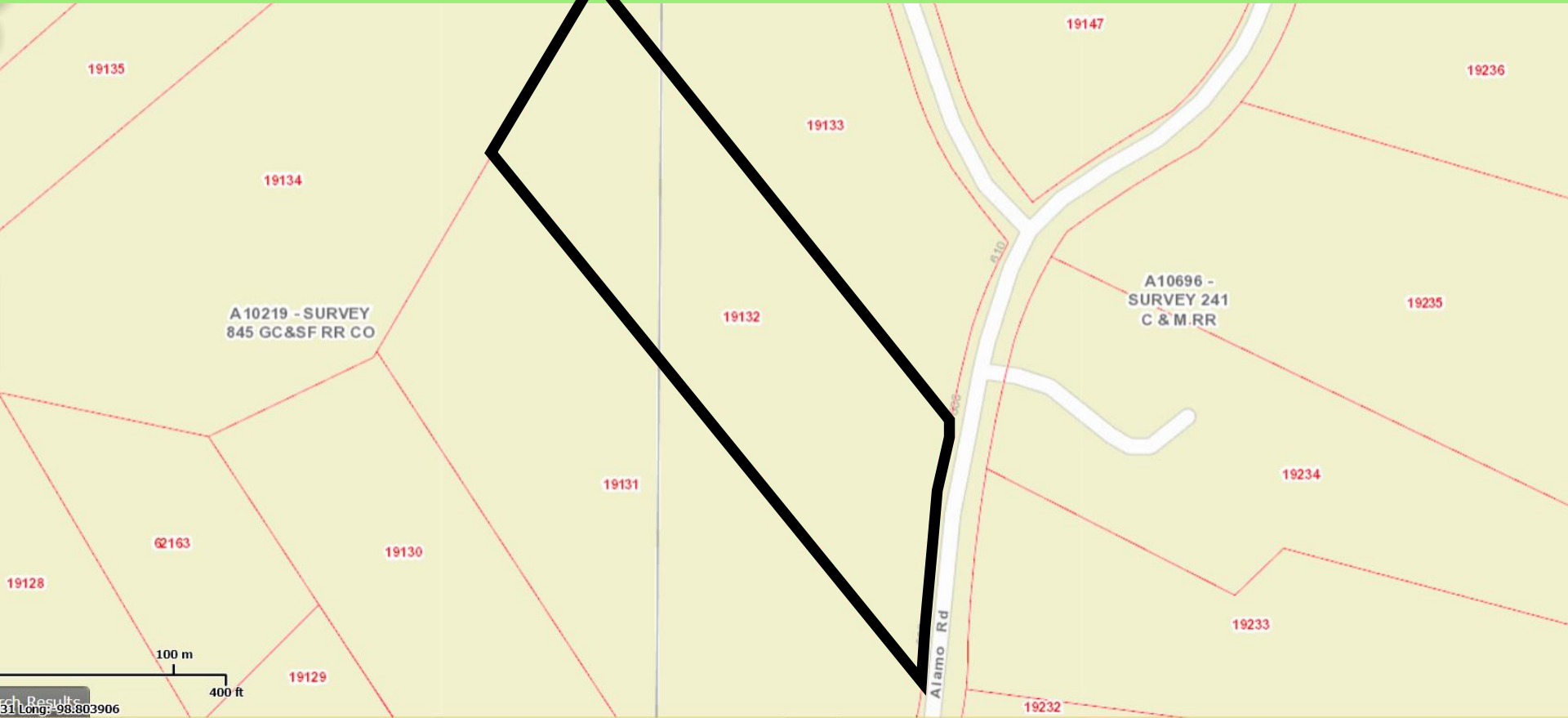


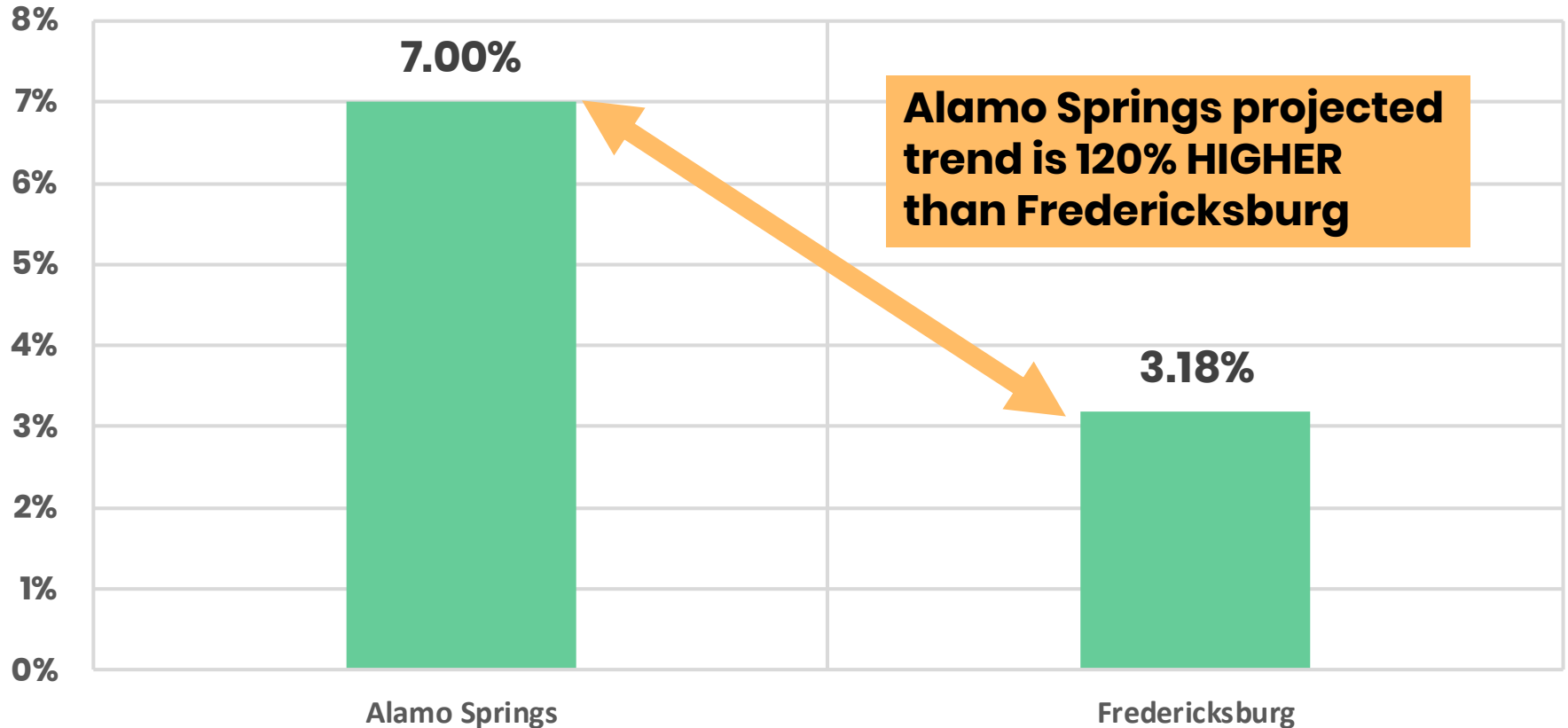
# Google Aerial View



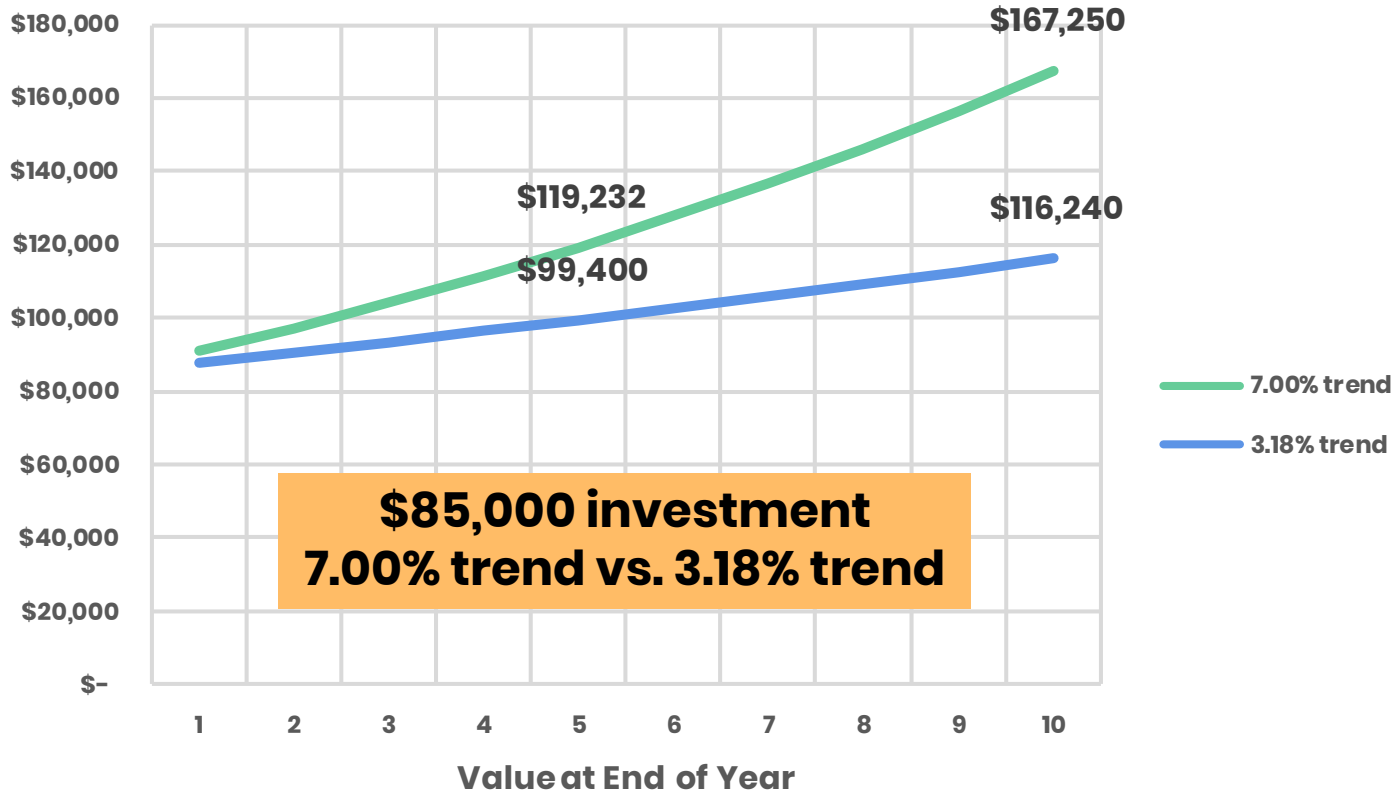
# Kendall County Appraisal District Map



# Property Value Trend Comparisons | ESRI Data



# Why Property Value Trend Matters



# Market Comparison

## ANNUAL POPULATION GROWTH

Alamo Springs  
289% HIGHER  
than  
Fredericksburg



## % HOME VALUES \$500,000+

Alamo Springs  
591% HIGHER  
than  
Fredericksburg



## % HOUSEHOLD INCOMES \$100,000+

Alamo Springs  
43% HIGHER  
than  
Fredericksburg



## % HOUSEHOLD NET WORTH \$500,000+

Alamo Springs  
47% HIGHER  
than  
Fredericksburg



## CRIME INDEX

Alamo Springs  
6% LOWER  
than  
Fredericksburg



## % ADULTS AT LEAST BACHELOR'S DEGREE

Alamo Springs  
14% LOWER  
than  
Fredericksburg



## % HOMES WITH CHILDREN

Alamo Springs  
4% HIGHER  
than  
Fredericksburg



## % HOMES OWNER OCCUPIED

Alamo Springs  
32% HIGHER  
than  
Fredericksburg



# Infographic Summary | Alamo Springs

## KEY FACTS

328

Population



Average  
Household Size

50.8

Median Age

\$66,362

Median Household  
Income

## EDUCATION

10%

No High  
School  
Diploma



32%  
High School  
Graduate



25%  
Some College



32%  
Bachelor's/Grad/Prof  
Degree

## BUSINESS



3

Total Businesses



18

Total Employees

## EMPLOYMENT



77%

White Collar



19%

Blue Collar

3%

Services

5.5%

Unemployment  
Rate

## INCOME



\$66,362

Median Household  
Income



\$33,544

Per Capita Income



\$283,089

Median Net Worth

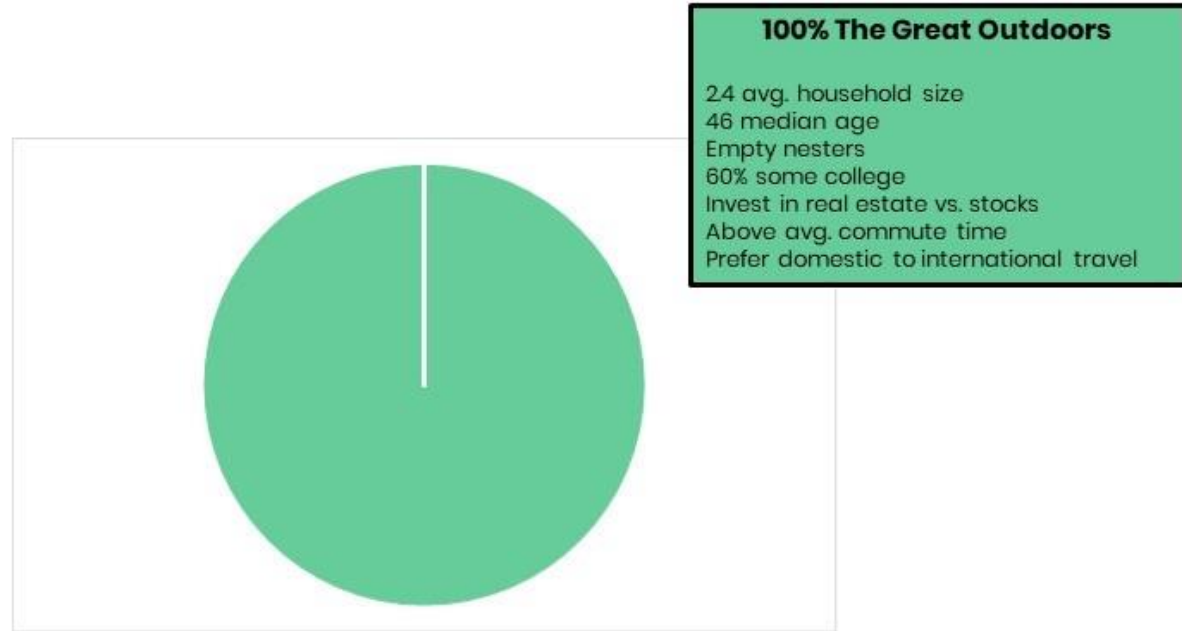
## Households By Income

The largest group: \$50,000 - \$74,999 (28.8%)

The smallest group: \$200,000+ (2.4%)

Indicator ▲	Value	Difference	
<\$15,000	3.2%	-1.5%	
\$15,000 - \$24,999	5.6%	-1.6%	
\$25,000 - \$34,999	6.0%	+1.1%	
\$35,000 - \$49,999	12.0%	+0.8%	
\$50,000 - \$74,999	28.8%	+13.8%	
\$75,000 - \$99,999	16.4%	+1.3%	
\$100,000 - \$149,999	17.6%	-0.6%	
\$150,000 - \$199,999	8.8%	-2.0%	
\$200,000+	2.4%	-10.5%	

# Lifestyles & Choices Households | Alamo Springs



# Lifestyles & Choices | Largest Tapestry Segment



LifeMode Group: Cozy Country Living

## The Great Outdoors

6C

### WHO ARE WE?

These neighborhoods are found in pastoral settings throughout the United States. Consumers are educated empty nesters living an active but modest lifestyle. Their focus is land. They are more likely to invest in real estate or a vacation home than stocks. They are active gardeners and partial to homegrown and home-cooked meals. Although retirement beckons, most of these residents still work, with incomes slightly above the US level.

### OUR NEIGHBORHOOD

- Over 55% of households are married-couple families; 36% are couples with no children living at home.
- Average household size is slightly smaller at 2.43.
- Typical of areas with rustic appeal, the housing inventory features single-family homes (76%) and mobile homes (16%); a significant inventory of seasonal housing is available (Index 398).
- Residents live in small towns and rural communities throughout the West, South, and Northeast regions of the country.
- More than half of all homes were constructed between 1970 and 2000.
- Most households have one or two vehicles; average travel time to work is slightly higher (28 minutes) despite a disproportionate number that work from home (Index 155).

### SOCIOECONOMIC TRAITS

- Nearly 60% have attended college or hold a degree.
- Unemployment is lower at 8% (Index 88), but so is labor force participation at 60%.
- Typical of neighborhoods with older residents, income from retirement and Social Security is common, but residents also derive income from self-employment and investments.
- Residents are very do-it-yourself oriented and cost conscious.
- Many service their own autos, work on home improvement and remodeling projects, and maintain their own yards.
- They prefer domestic travel to trips abroad.



Note: The Index represents the ratio of the segment rate to the US rate multiplied by 100. Consumer preferences are estimated from data by GfR 1616.

# Greatschools.org | School ratings



## Comfort Elementary School

P O Box 157, Comfort, TX 78013



1 review | Public district PK-5

5

GreatSchools  
Rating

✓ Compare

🏠 Homes for sale



## Comfort High School

P O Box 280, Comfort, TX 78013



1 review | Public district 9-12

4

GreatSchools  
Rating

✓ Compare

🏠 Homes for sale



## Comfort Middle School

P O Box 187, Comfort, TX 78013

No reviews: [Be the first to review](#) | Public district 6-8

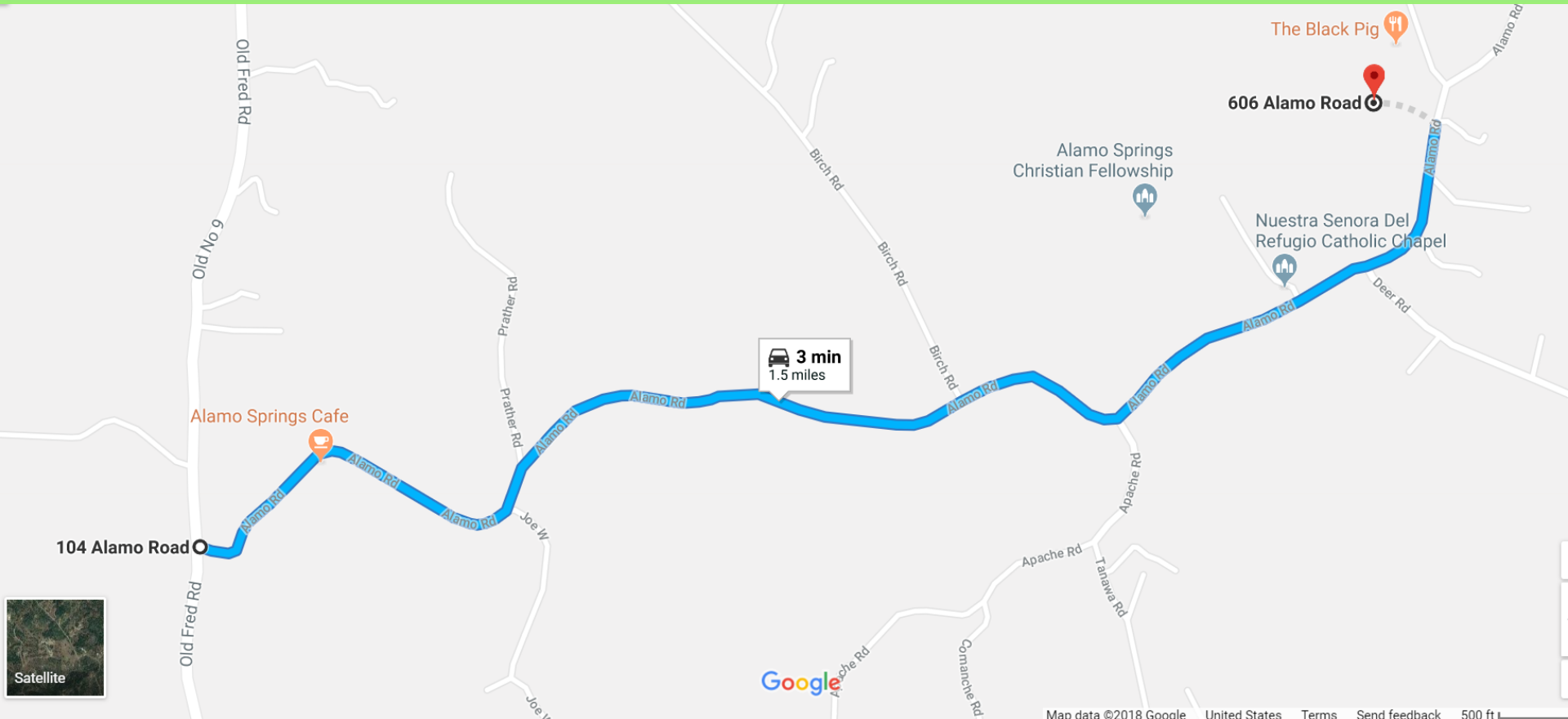
4

GreatSchools  
Rating

✓ Compare

🏠 Homes for sale

# 1.5 Miles from Old Fredericksburg RD at Alamo RD



# 15.1 Miles from Downtown Fredericksburg

Chisholm Trail Winery

Morris Ranch

Fredericksburg

25 min  
15.1 miles

29 min  
18.3 miles

Cain City

Luckenbach

Grapetown

Old Tunnel State Park

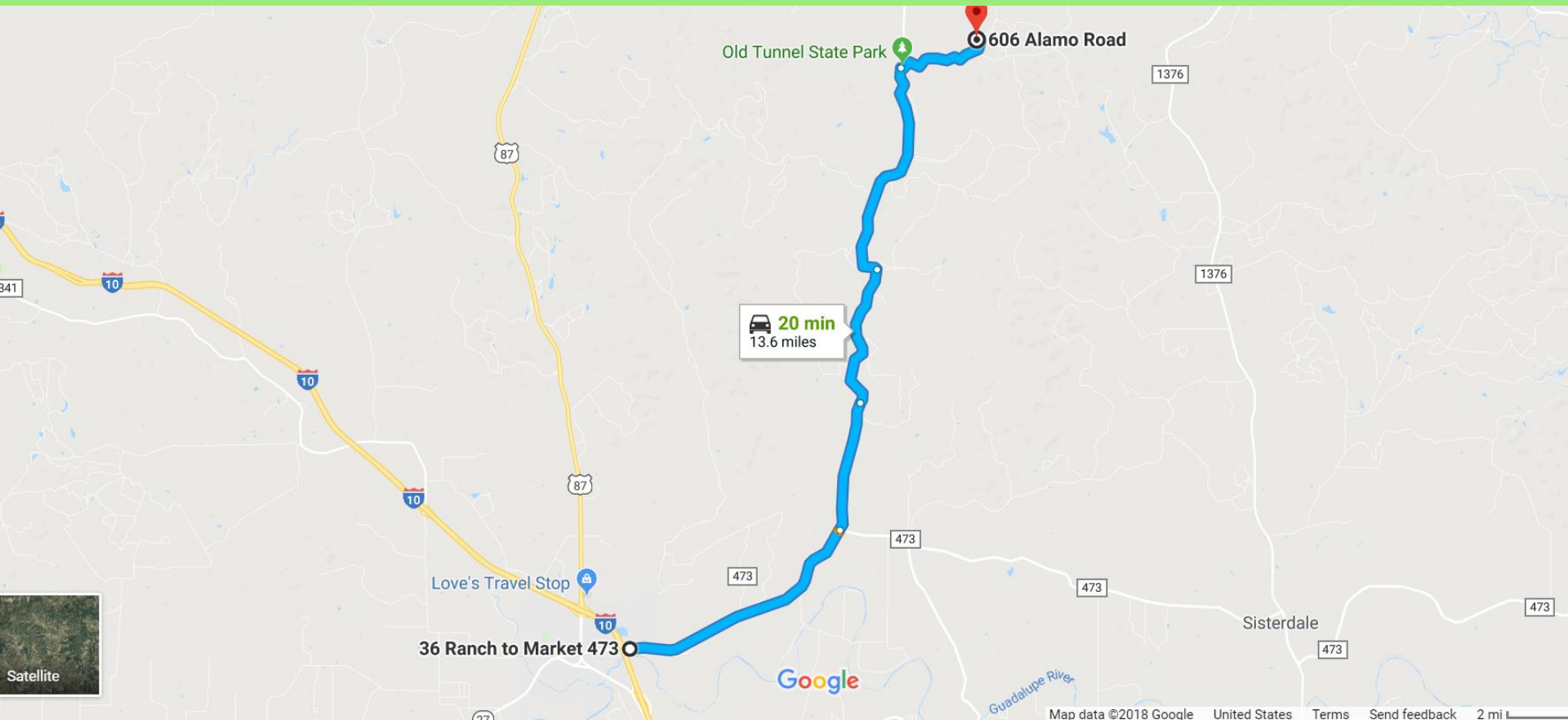
606 Alamo Road

Stonewall

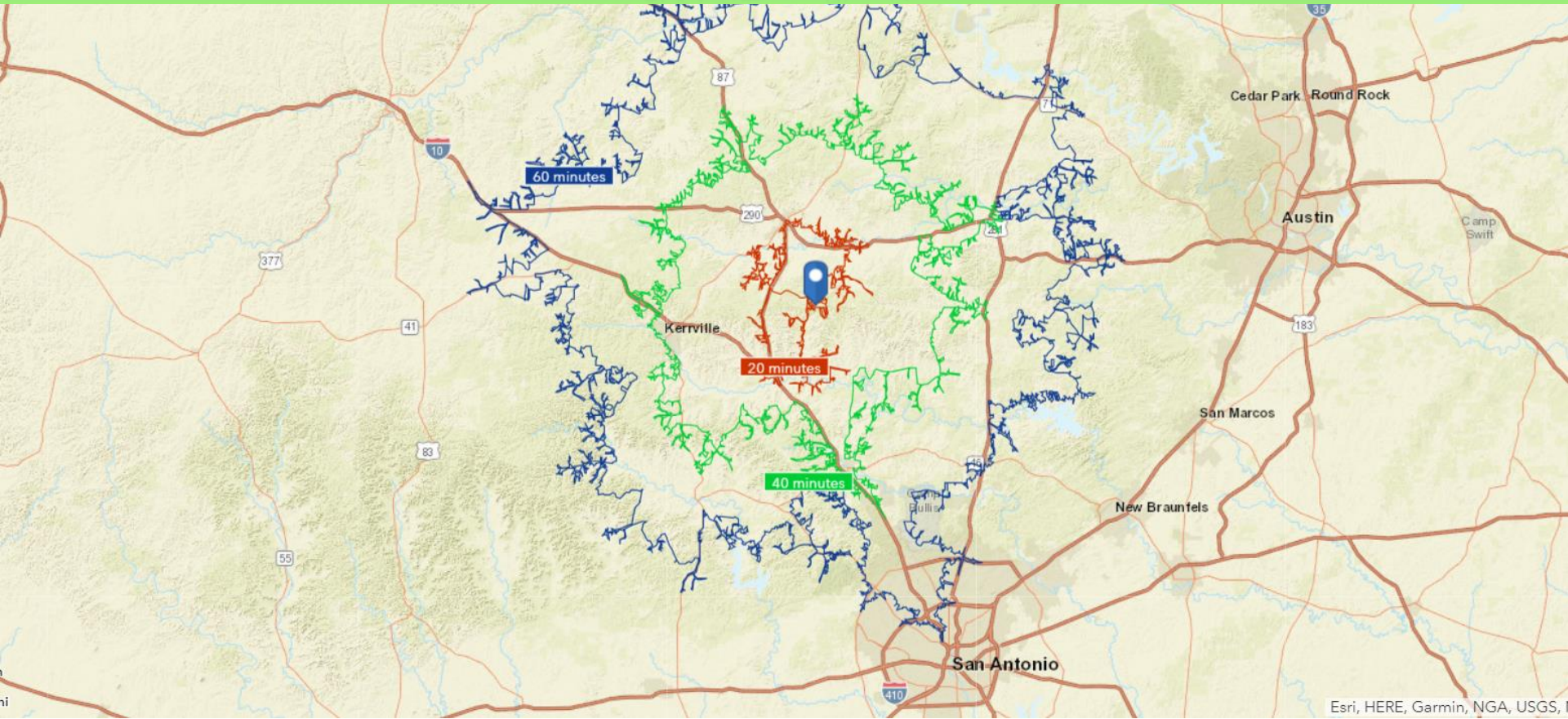
Lyndon B. Johnson  
State Park  
Historic Site

Satellite

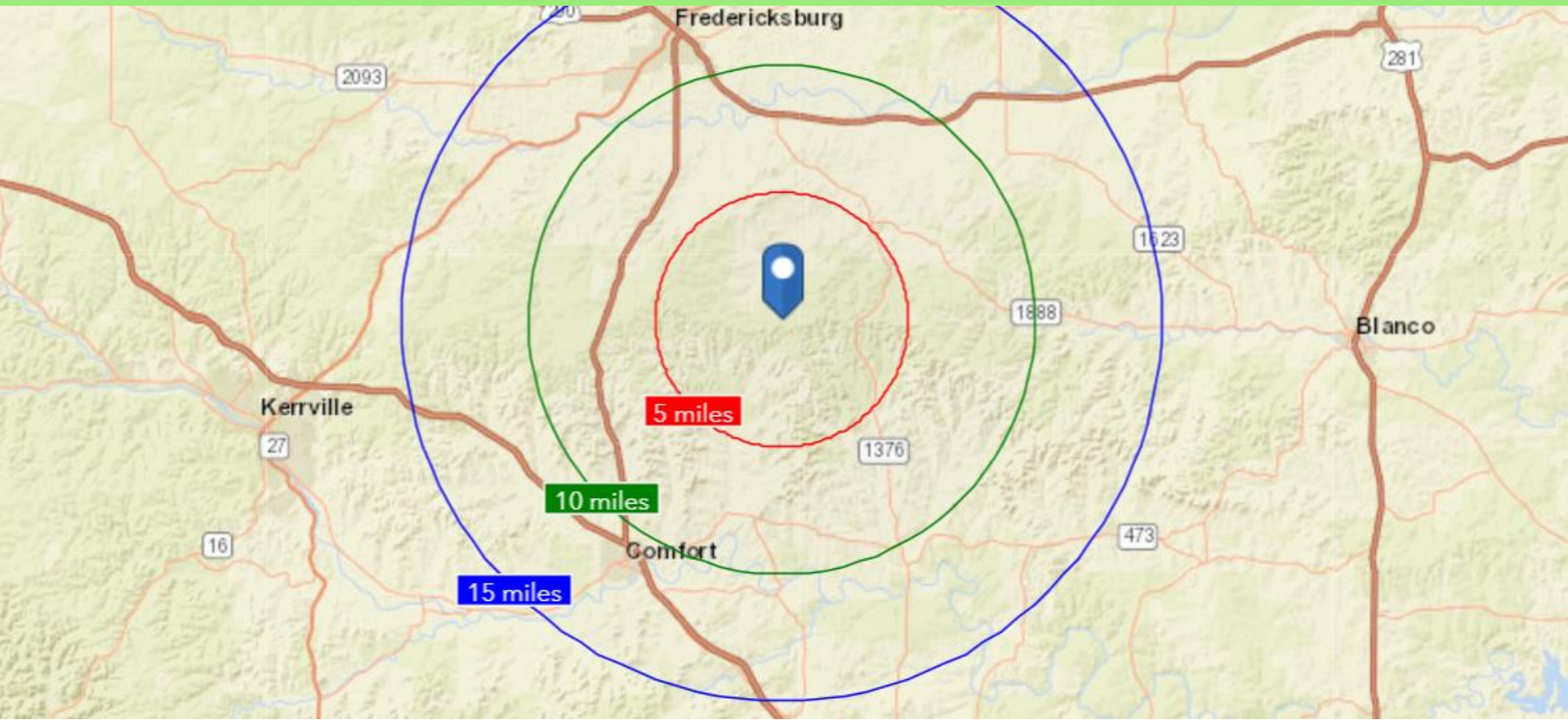
# 13.6 Miles from I-10 at Comfort



# 20-40-60 Minute Drive Time



# 5-10-15 Mile Radii



# 10-20-30 Mile Radii

