77354 — Magnolia

Montgomery County • Area Code 281 • Neighborhoods: Magnolia, Decker Prairie

44,900	$112,504	$397K	35 min
Population	Median Income	Home Value	Avg Commute

Demographics & Population

Population	44,900	(13% above avg 39,747)
Median Age	37.2	(4% above avg 36)
Household Size	2.9	
Total Households	15,440	
Diversity Index	51/100	

Racial Composition: White: 66% · Hispanic: 23% · Black: 4% · Asian: 3% · Other: 4%

Income & Economy

Median Household Income	$112,504	(31% above avg $86,033)
Per Capita Income	$55,987	

Housing Market

Median Home Value	$397,300	(23% above avg $322,106)
Median Rent	$1,851	(23% above avg $1,508)
Homeownership Rate	80%	(38% above avg 58%)
Housing Units	17,564	
Vacancy Rate	12%	

Education

High School Graduates	93%

Bachelor's Degree	44%	(22% above avg 36%)
Graduate Degree	15%	

Commute & Transportation

Average Commute	35 minutes	(17% above avg 30 min)
Drive Alone	73%	
Carpool	6%	
Public Transit	0%	
Work from Home	19%	

Geography & Climate

Coordinates	30.21°N, 95.75°W
Land Area	35 sq mi
Elevation	200 ft
July Avg High	95°F
January Avg Low	38°F
Annual Rainfall	48 in

Nearby Attractions

Unity Park · Magnolia Stroll · Decker Prairie Baptist Church Historic

Nearby Zip Codes: 77355 (Magnolia South), 77375 (Tomball), 77377 (Tomball South)