



YOUR  
**2026**  
**SUMMER**  
**GUIDE**  
AUSTIN, TX



**YOUR KEY TO THE SUMMER SEASON**  
**LOCALLY**, FROM HOW TO SPEND YOUR  
DAYS TO THE LATEST IN THE REAL ESTATE  
MARKET

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# WELCOME TO YOUR SUMMER GUIDE

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**Summertime here in AUSTIN** is all about getting outside, exploring our communities, and making the most of the seasonal fun!

From local events and favorite restaurants to weekend adventures and hidden gems around town, this guide is filled with fun ways to enjoy the season and explore the best of our area.

Plus, there's a lot to keep up with on the latest in the real estate market & what it's like to live in the area, but I've got you covered.

I'm excited to share some of my favorite local finds, can't-miss happenings, and insider recommendations to help make your summer unforgettable.

I hope you enjoy!

*Kimberly Murphree*



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## WHERE TO COOL OFF IN AUSTIN, TX

Hot sunny days call for refreshing places to unwind and recharge. Here are some great local spots to help you stay cool all summer long:

☀ Looking for a way to beat the Austin heat? Whether you prefer spring-fed swimming holes, a family-friendly waterpark, or a scenic spot by the lake, these local favorites are perfect for cooling off during the hottest months of the year.

- [Cosmic](https://cosmichospitalitygroup.com/salttillo/) – An East Austin favorite with shaded outdoor seating, refreshing drinks, food trucks, live music, and plenty of misting fans to make summer evenings outside actually enjoyable. It's the perfect spot to grab a bite and soak up Austin's laid-back energy.  
<https://cosmichospitalitygroup.com/salttillo/>
- [Meanwhile Brewing](https://www.meanwhilebeer.com/) – A spacious South Austin hangout with a huge outdoor beer garden, shaded areas, food trucks, live music, and room for kids to play. It's a go-to spot for an easy summer evening with friends or family. <https://www.meanwhilebeer.com/>
- [Barton Creek Greenbelt](https://www.austintexas.gov/parks/locations/barton-creek-greenbelt) – A true Austin favorite with miles of shaded trails, limestone cliffs, and popular swimming spots like Twin Falls and Sculpture Falls when water levels allow. It's the perfect place for an early morning hike or a refreshing nature escape without leaving the city.  
<https://www.austintexas.gov/parks/locations/barton-creek-greenbelt>
- [Blue Hole Regional Park](https://wimberleyparksandrec.com/blue-hole-regional-park/) – Located in Wimberley, this Hill Country favorite is worth the short drive for its spring-fed swimming area, shady cypress trees, trails, and peaceful natural setting. It's a perfect summer day trip when you want to cool off outside the city.  
<https://wimberleyparksandrec.com/blue-hole-regional-park/>
- [Camp Ben McCulloch](https://www.campbenmcculloch.com) – A Driftwood classic that feels like old-school Texas summer, with shaded creek access under beautiful oak trees and plenty of room to relax. Pack a chair, enjoy the water, and spend the day slowing down just outside Austin. Visit:  
<https://www.campbenmcculloch.com>



## LOCAL SUMMER BITES

Long summer days call for good food, refreshing treats, and local favorites worth trying. Here are some must-visit foodie spots to add to your summer to-do list:

- [Postino Bryker Woods](https://www.postino.com/locations/postino-bryker-woods) – A neighborhood favorite serving bruschetta boards, sandwiches, and wine in a relaxed setting. Visit: <https://www.postino.com/locations/postino-bryker-woods>
- [Lick Honest Ice Creams](https://www.ilicklick.com) – Austin-made ice cream featuring creative seasonal flavors and locally sourced ingredients. Visit: <https://www.ilicklick.com>
- [Canje](https://canjeatx.com/) – A vibrant East Austin spot bringing Caribbean flavors, bold dishes, and a lively atmosphere that makes dinner feel like an experience. <https://canjeatx.com/>
- [Nixta Taqueria](https://www.nixtataqueria.com/) – Not your average taco stop. Known for colorful handmade tortillas, creative flavor combinations, and a modern take on Mexican street food. <https://www.nixtataqueria.com/>
- [Odd Duck](https://www.oddduckaustin.com/) – A true Austin foodie favorite featuring creative, locally inspired dishes made for sharing and trying something new. <https://www.oddduckaustin.com/>



## FAMILY FRIENDLY SUMMER FUN

Summer is all about making memories with family and friends. So whether you're planning a weekend outing or looking for ways to keep the kids busy, these family-friendly summer ideas are perfect for enjoying the season together.

- [Pease Park](https://peasepark.org/) – A beloved Austin green space with shaded trails, picnic areas, a splash pad, and the iconic Treehouse playground. It's the perfect spot for kids to explore, climb, and enjoy a summer morning outdoors. Website: <https://peasepark.org/>
- [BookPeople Events + Storytimes](https://bookpeople.com/events/list/upcoming-storytimes) – Austin's favorite independent bookstore offers kids' storytimes, author visits, and family-friendly events that make a trip to the bookstore feel like a special outing. It's a great indoor escape during those extra-hot summer afternoons. Website: <https://bookpeople.com/events/list/upcoming-storytimes>
- [Zilker Summer Musical](https://zilker.org/) – Pack a blanket, bring some snacks, and enjoy one of Austin's favorite summer traditions. This free outdoor musical at the Zilker Hillside Theater is a memorable way to spend an evening under the stars with family and friends. Website: <https://zilker.org/>
- [Cidercade Austin](https://cidercade.com/austin/) – Located along Lady Bird Lake, this arcade is packed with classic games, pinball, and family-friendly fun during the day. With unlimited play and plenty of nostalgia, it's an easy option when you need a break from the summer heat. Website: <https://cidercade.com/austin/>
- [Lady Bird Johnson Wildflower Center](https://www.wildflower.org) – Explore native gardens, shaded trails, family events, and the Luci and Ian Family Garden, where kids can climb, discover, and connect with nature. It's a beautiful way to enjoy the outdoors while experiencing a different side of Austin. Website: <https://www.wildflower.org>

# DAY TRIPS FROM INSERT AREA

Ready for a change of scenery? These nearby spots are all less than 2.5 hours away, making them perfect for a quick summer adventure:

- Fredericksburg – About 1 hour 30 minutes (80 miles) from Austin, this charming Hill Country town is perfect for strolling Main Street, visiting wineries, shopping local boutiques, and enjoying small-town Texas charm.  
Website: <https://www.visitfredericksburgtx.com>
- Wimberley – About 50 minutes (38 miles) from Austin, Wimberley offers scenic Hill Country views, local shops, and the famous Blue Hole Regional Park for a refreshing summer swim.  
Website: <https://www.visitwimberley.com>
- Gruene – About 1 hour (50 miles) from Austin, this historic district is known for shopping, riverside dining, live music at Gruene Hall, and floating the Guadalupe River nearby.  
Website: <https://gruenehall.com>
- Dripping Springs – About 35 minutes (25 miles) from Austin, this Hill Country favorite is great for breweries, wineries, scenic drives, and nearby natural attractions like Hamilton Pool Preserve.  
Website: <https://www.destinationdrippingsprings.com>
- New Braunfels – About 1 hour (50 miles) from Austin, families and friends can spend the day tubing the Comal River, exploring downtown, or cooling off at Schlitterbahn Waterpark.  
Website: <https://www.visitnewbraunfels.com>





# MARK YOUR CALENDAR FOR THESE SUMMER EVENTS

Summer is always packed with fun local events and community happenings. Here are some can't-miss events to add to your calendar this season:

- [Paramount Summer Classic Film Series](https://www.austintheatre.org/film/classic-film-series/) | **May 22 – September 7, 2026** | Enjoy classic movies on the big screen inside the historic Paramount Theatre. It's the perfect way to escape the summer heat while experiencing one of Austin's most iconic venues.  
Website: <https://www.austintheatre.org/film/classic-film-series/>
- [The Drop-In Summer Concert Series](https://thelongcenter.org/thedropin/) | **Thursday evenings through August 2026** | Bring a blanket, grab a spot on the lawn, and enjoy free outdoor concerts featuring local and regional musicians with one of the best skyline views in Austin.  
Website: <https://thelongcenter.org/thedropin/>
- [Blues on the Green](https://waterloomedia.com/waterloo-medias-blues-on-the-green/) | **August 5–6, 2026** | An Austin summer tradition featuring free live music at Zilker Park. Bring your blanket, friends, and family for an evening of local music under the Austin sky.  
Website: <https://waterloomedia.com/waterloo-medias-blues-on-the-green/>
- [Austin Pride Festival & Parade](https://austinpride.org) | **August 22, 2026** | One of Austin's largest annual celebrations featuring a downtown parade, live entertainment, local vendors, and a weekend full of community events.  
Website: <https://austinpride.org>
- [Bat Fest](https://www.roadwayevents.com/event/bat-fest/) | **September 5, 2026** | Celebrate one of Austin's most unique traditions as thousands gather on Congress Avenue Bridge for live music, local vendors, family-friendly fun, and a front-row view of the famous bats taking flight.  
Website: <https://www.roadwayevents.com/event/bat-fest/>



## SUMMER MARKET UPDATE

Real estate doesn't take a summer break! Here's a quick update on what's happening in the market and what to keep an eye on this season:



**Median sold price: \$440,000**

down less than 1% this time last year



**Average days on market: 61 days**

which gives you an of how long it takes to sell



**Number of active listings : 12,508 homes**

DOWN by 16.6% since May 2025

*\*Data source: Info pulled from unlock MLS on July 2026. Stats are for May 2026*

## THE HOTTEST INSERT AREA ZIP CODES

These local zip codes are standing out this summer, and here's why:

- **78704** – Home to neighborhoods like Zilker, Barton Hills, Travis Heights, and Bouldin Creek, 78704 is one of Austin's most sought-after ZIP codes thanks to its proximity to downtown, Barton Springs, the Greenbelt, South Congress, and an unmatched walkable Austin lifestyle.
- **78745** – Popular with buyers looking for a balance of affordability and convenience, 78745 offers established neighborhoods, mature trees, parks, greenbelt access, and easy access to downtown Austin.
- **78739** – Known for the highly desirable Circle C Ranch community, 78739 attracts buyers with its master-planned neighborhoods, extensive hike-and-bike trails, community pools, parks, and convenient access to South Austin amenities.

# THANKS FOR CHECKING OUT THE SUMMER GUIDE!

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I hope it helped you discover a few new local favorites and fun ways to enjoy the season.

And remember, no matter what this summer looks like for you, I'm always here to help as your trusted local real estate expert, whether you're:

## Living in the Area

and want to stay up to date on local happenings, market trends, and everything going on around town! You can follow along on Instagram at [@thekimberlymurphree](#) OR Facebook [@kimberlymurphreebrokerinaustin](#) for the latest, or feel free to reach out anytime.

## Thinking About Buying

or just starting to explore your options, I'm here to help guide you through the process and make your move as smooth as possible. Reach out for a copy of my Local Buyer's Guide to help you get started.

## Thinking About Selling

I'm here to help you maximize your home's value and make the selling process simple and stress-free. Let me know if you'd like a copy of my Home Selling Prep Checklist or Listing Marketing Plan.

I'm wishing you an amazing summer, and I look forward to connecting again soon!



