



Cary, Illinois.

Current market data.

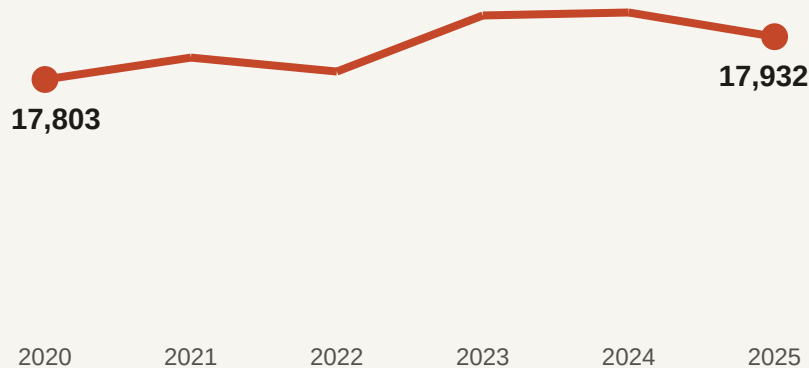
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 0.7% since 2020.

17,932

people, the 142nd-largest of Illinois's cities and towns.



THE WORKDAY

9 in 10 jobs here go to people who live somewhere else.

88.0%

of 7,091 jobs located in Cary are filled by in-commuters.



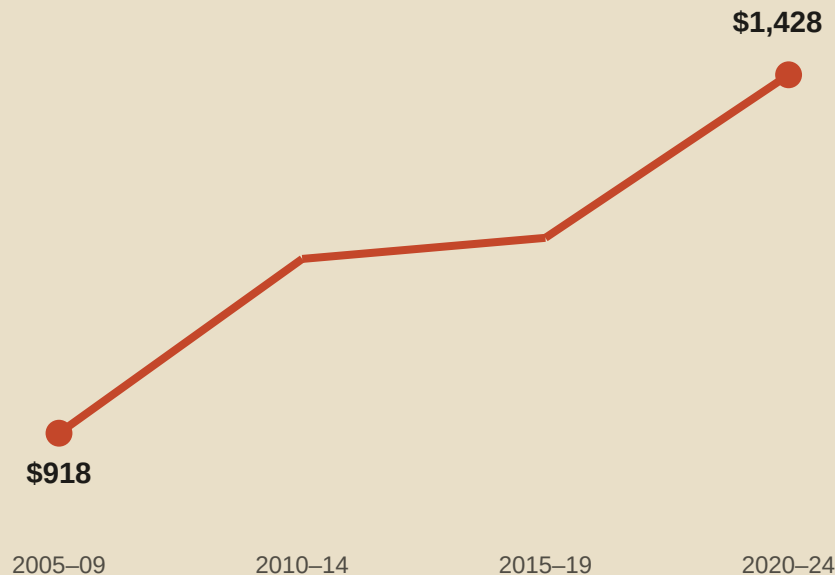
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 56%
since the 2005–2009
survey, before inflation.

\$1,428

a month. Illinois's median is \$1,274.





THE SEAM

Cross one tract line and median rent doubles.

A \$1,310 gap between neighbors, the sharpest rent edge between adjacent tracts in McHenry County.

TRACT 8713.04

\$950

TRACT 8713.12

\$2,260

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,151–\$1,726



\$1,428 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

356

homes permitted in ten years,
2016–2025

44%

of those were in multifamily
buildings

81%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–1.1% to the 6,677 homes here.

11–71

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs 18% more than Illinois's.

\$309,800

median home value in Cary.

Cary



Illinois



U.S.



THAT WAS CARY'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at [**almanacdata.ai/e/il/cary/**](https://almanacdata.ai/e/il/cary/)

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