



Colby, Kansas.

Current market data.

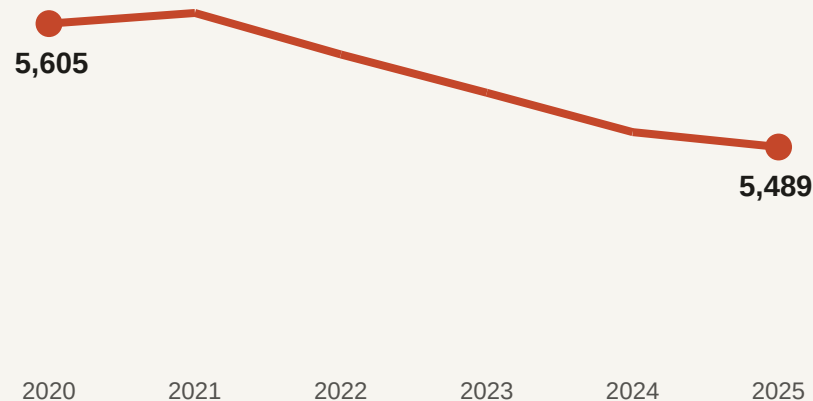
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 2.1% since 2020.

5,489

people, the 61st-largest of Kansas's cities and towns.

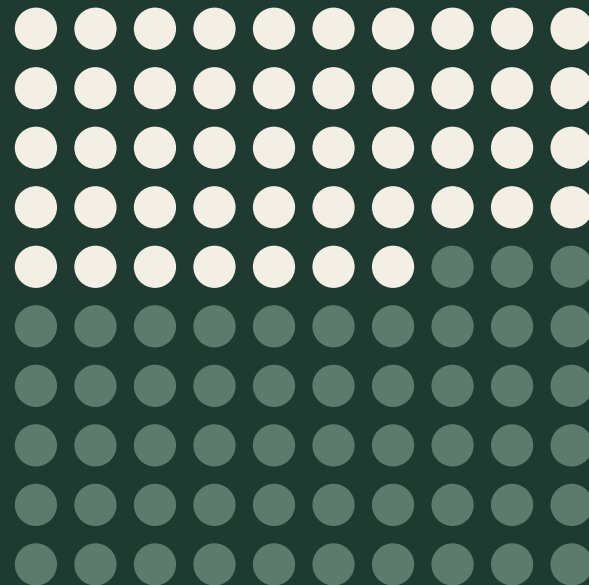


THE WORKDAY

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

47.2%

of 3,037 jobs located in Colby are filled by in-commuters.



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

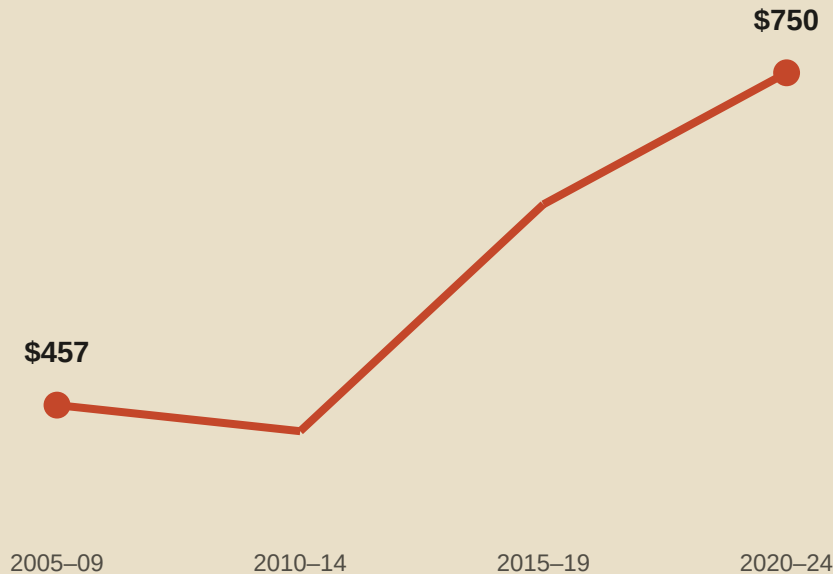


RENT

**Median rent is up 64%
since the 2005–2009
survey, before inflation.**

\$750

a month. Kansas's median is \$1,060.





THE SEAM

Cross one tract line and median rent jumps \$16.

A \$16 gap between neighbors, the sharpest rent edge between adjacent tracts in Thomas County.

TRACT 9531

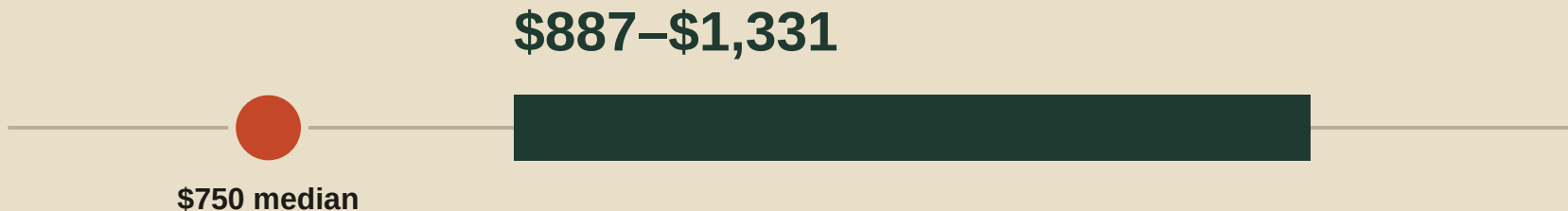
\$750

TRACT 9534

\$766

ROOM TO BUILD

Local wages can carry more rent than the median charged today.



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

35

homes permitted, 2022–2025

46%

of those were in multifamily
buildings

96%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.3–1.2% to the 2,464 homes here.

7–30

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



HOME VALUE

A median home costs 25% less than Kansas's.

\$163,000

median home value in Colby.

Colby



\$163,000

Kansas



\$217,200

U.S.



\$332,700

THAT WAS COLBY'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/ks/colby/**](https://almanacdata.ai/e/ks/colby/)

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