



Emerald Beach, Missouri.

Current market data.

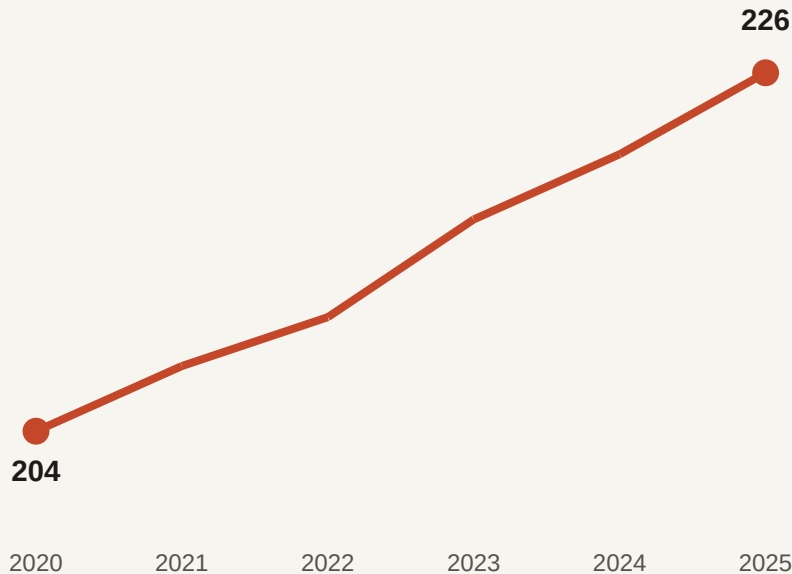
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 10.8% since 2020.

226

people, the 636th-largest of Missouri's cities and towns.



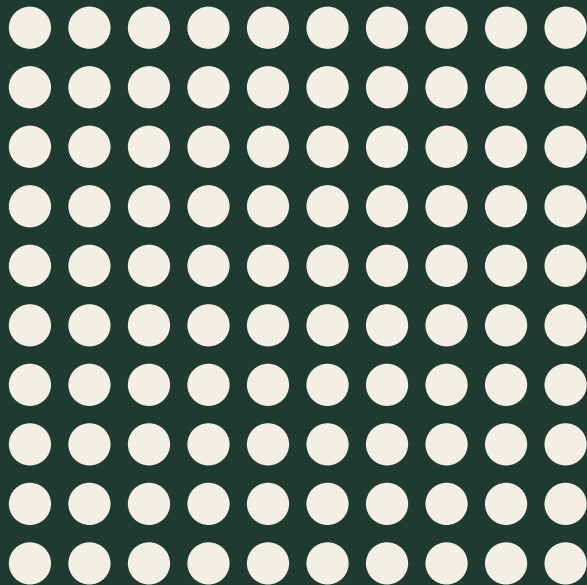
THE WORKDAY

Every job here goes to
someone who lives
somewhere else.

100.0%

of 19 jobs located in Emerald Beach are filled by
in-commuters.

Source: Census LEHD LODES, 2023



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



RENT

Median rent is up 44%
since the 2005–2009
survey, before inflation.

\$625

a month. Missouri's median is \$1,033.



THE SEAM

Cross one tract line and median rent doubles.

A \$482 gap between neighbors, the sharpest rent edge between adjacent tracts in Barry County.

TRACT 9602.01

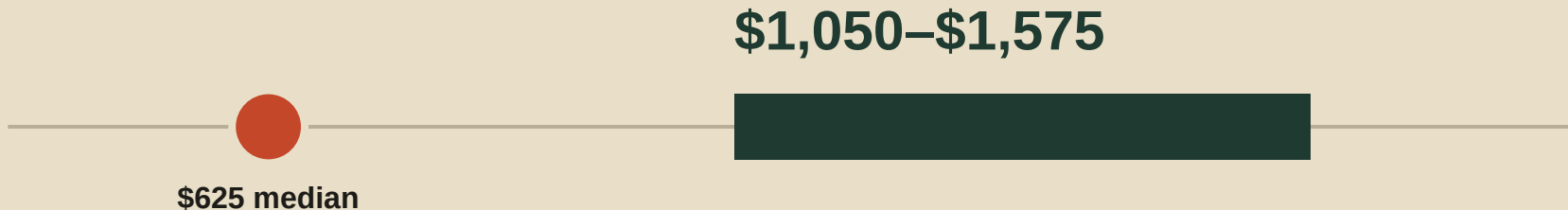
\$480

TRACT 9603.02

\$962

ROOM TO BUILD

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



is the monthly rent range local workforce wages support.

BUILDING

67% of the housing here was built before 2000.

16

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

67%

of all homes were built before 2000

UNITS NEEDED

None of three estimates finds a housing shortfall here.

0

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



HOME VALUE

A median home costs **15%**
less than Missouri's.

\$195,600

median home value in Emerald Beach.

Emerald Beach



Missouri



U.S.



THAT WAS EMERALD BEACH'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/mo/emerald-beach/

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