



Leawood, Missouri.

Current market data.

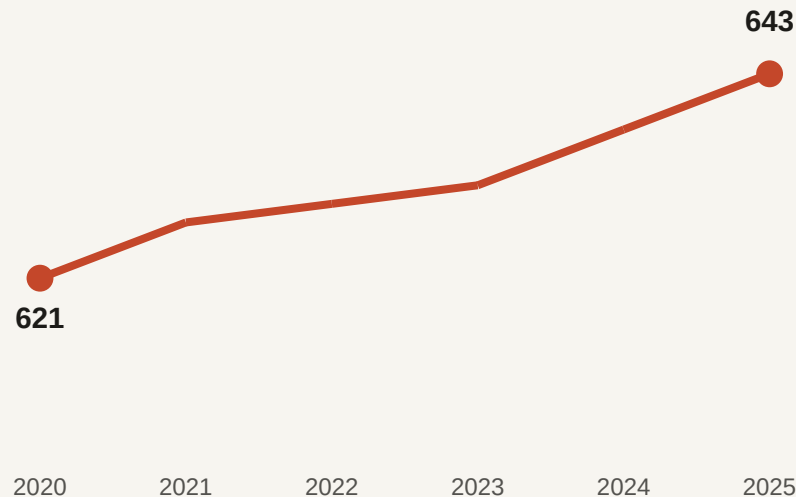
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 3.5% since 2020.

643

people, the 423rd-largest of Missouri's cities and towns.



THE WORKDAY

Nearly every job here goes
to someone who lives
somewhere else.

99.3%

of 139 jobs located in Leawood are filled by in-commuters.



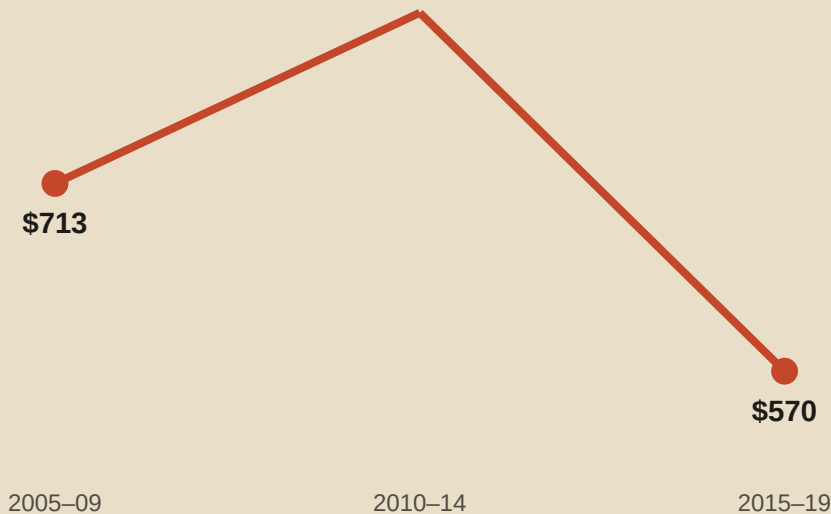
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is down 20%
since the 2005–2009
survey, before inflation.

\$570

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





THE SEAM

Cross one tract line and median rent jumps \$228.

A \$228 gap between neighbors, the sharpest rent edge between adjacent tracts in Newton County.

TRACT 203

\$722

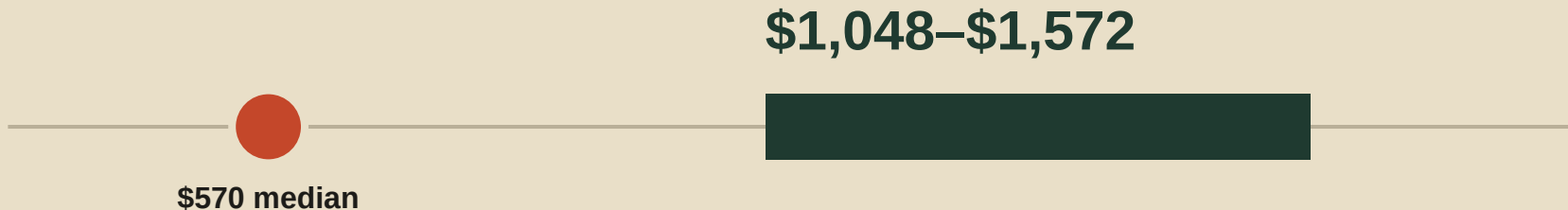
TRACT 204.01

\$950



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.

89%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–0.3% to the 293 homes here.

0–1

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



HOME VALUE

A median home costs 9%
more than Missouri's.

\$251,900

median home value in Leawood.

Leawood



\$251,900

Missouri



\$230,300

U.S.



\$332,700

THAT WAS LEAWOOD'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/leawood/

The Almanac · your hyper-diligent research partner