



Cary, North Carolina.

Current market data.

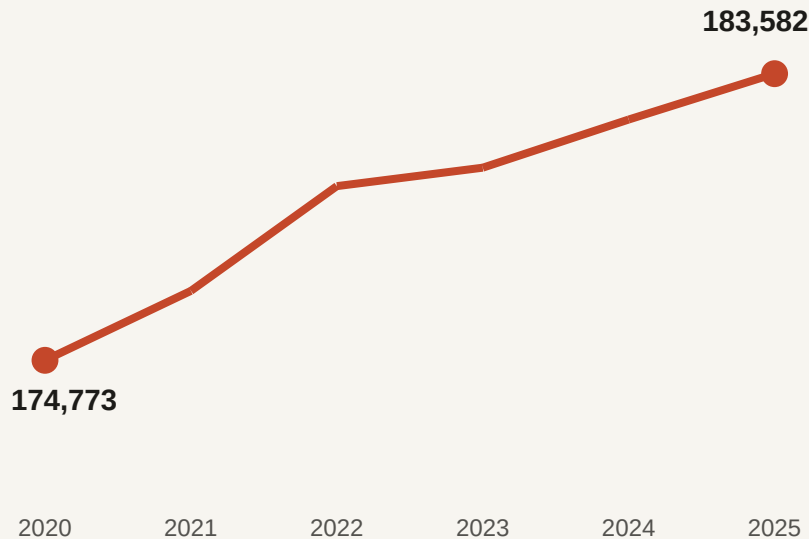
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 5.0% since 2020.

183,582

people, the 7th-largest of North Carolina's cities and towns.



THE WORKDAY

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

84.8%

of 106,145 jobs located in Cary are filled by in-commuters.



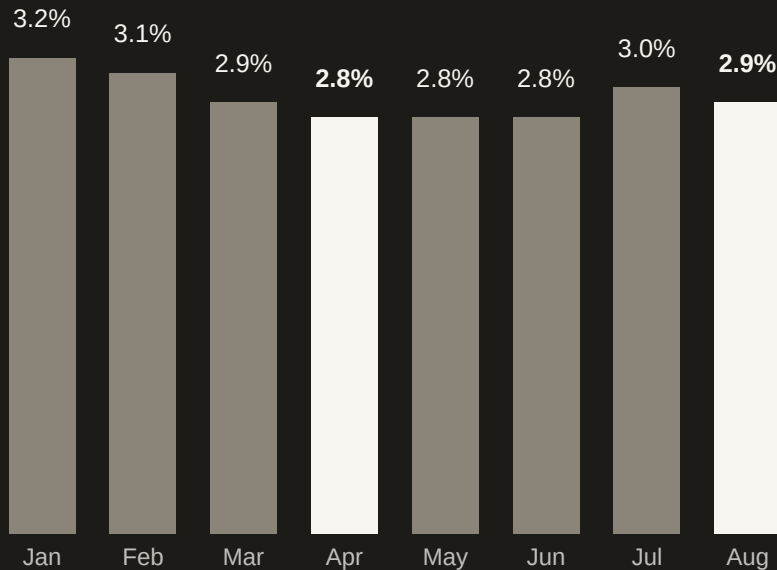
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
2.8%.

2.9%

in August 2026, the latest month released. A year earlier it was 3.4%.

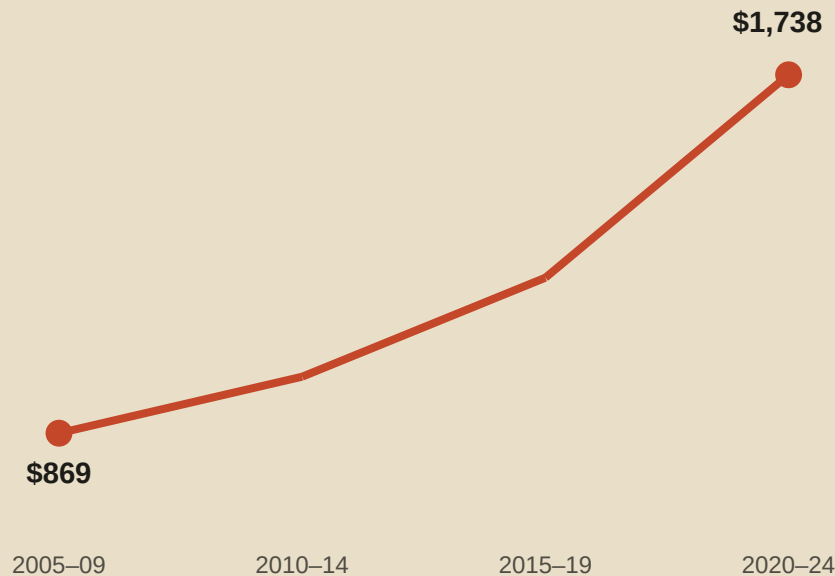


RENT

Median rent is up 100%
since the 2005–2009
survey, before inflation.

\$1,738

a month. North Carolina's median is \$1,228.





THE SEAM

Cross one tract line and median rent doubles.

A \$1,983 gap between neighbors, the sharpest rent edge between adjacent tracts in Wake County.

TRACT 537.11

\$1,518

TRACT 537.21

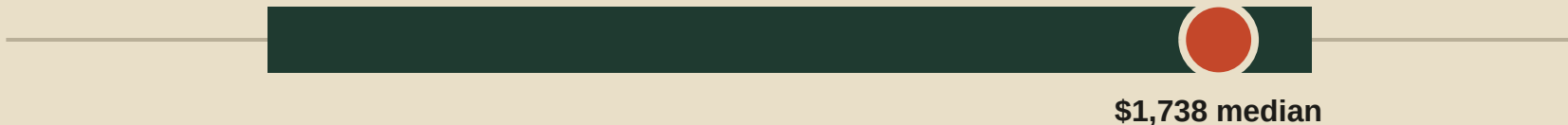
\$3,501



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,194–\$1,791



is the monthly rent range local workforce wages support.

BUILDING

51% of the housing here was built before 2000.

14,329

homes permitted in ten years,
2016–2025

48%

of those were in multifamily
buildings

51%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–1.4% to the 73,795 homes here.

254–1,061

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



HOME VALUE

A median home costs
101% more than North
Carolina's.

\$580,200

median home value in Cary.

Cary



\$580,200

North Carolina



\$288,900

U.S.



\$332,700

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/nc/cary/**](https://almanacdata.ai/e/nc/cary/)

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