



Aubrey, Texas.

Current market data.

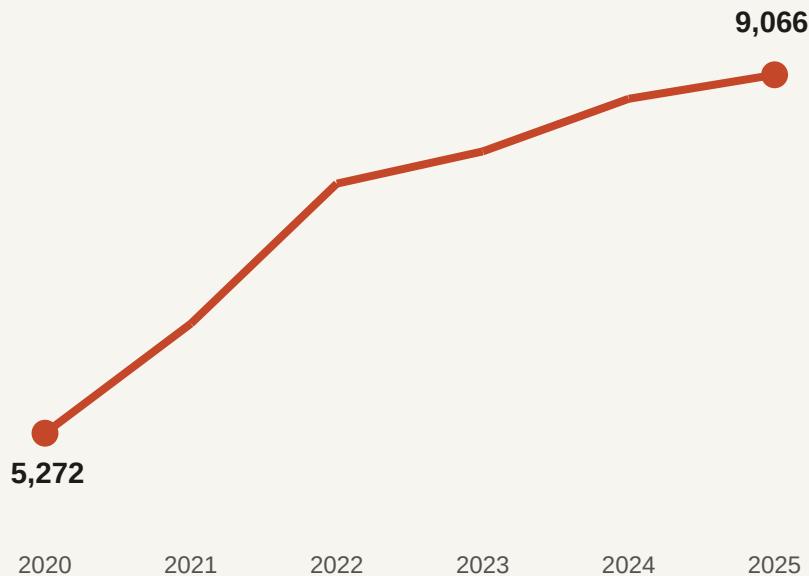
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 72.0% since 2020.

9,066

people, the 272nd-largest of Texas's cities and towns.



THE WORKDAY

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

91.1%

of 1,175 jobs located in Aubrey are filled by in-commuters.



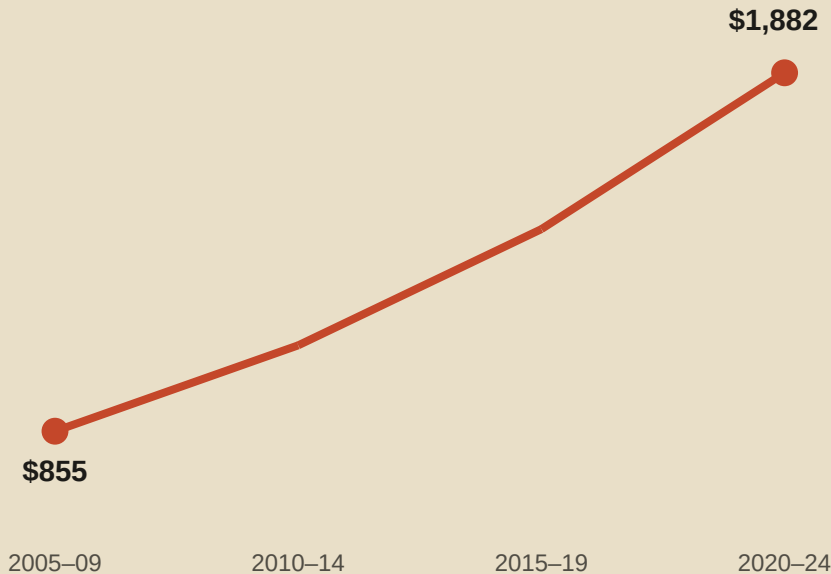
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 120%
since the 2005–2009
survey, before inflation.

\$1,882

a month. Texas's median is \$1,403.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,071 gap between neighbors, the sharpest rent edge between adjacent tracts in Denton County.

TRACT 216.44

\$1,430

TRACT 216.52

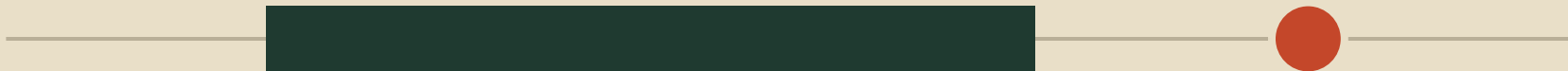
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,122–\$1,683



\$1,882 median

is the monthly rent range local workforce wages support.

BUILDING

21% of the housing here was built before 2000.

2,948

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

21%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–0.4% to the 3,176 homes here.

9–12

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



HOME VALUE

A median home costs 22% more than Texas's.

\$345,000

median home value in Aubrey.

Aubrey



\$345,000

Texas



\$283,800

U.S.



\$332,700

THAT WAS AUBREY'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/tx/aubrey/

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