



Boerne, Texas.

Current market data.

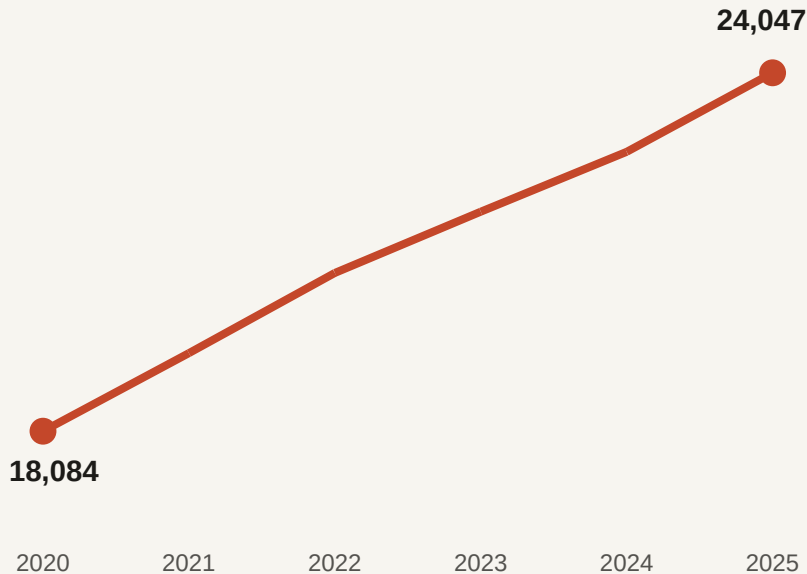
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 33.0% since 2020.

24,047

people, the 140th-largest of Texas's cities and towns.

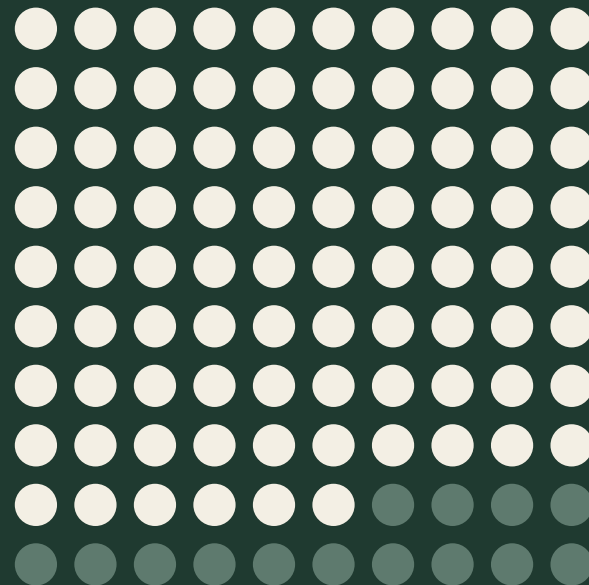


THE WORKDAY

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

85.9%

of 12,612 jobs located in Boerne are filled by in-commuters.



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

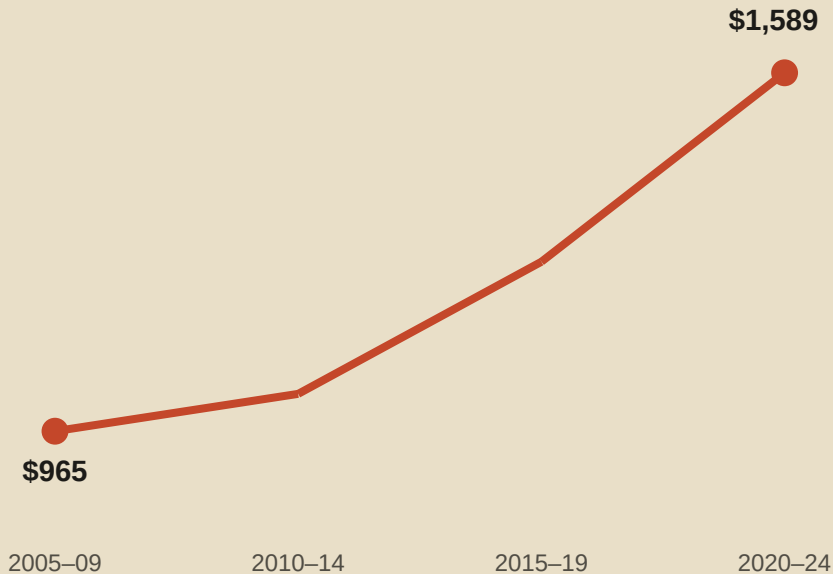


RENT

Median rent is up 65%
since the 2005–2009
survey, before inflation.

\$1,589

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



THE SEAM

Cross one tract line and median rent jumps \$859.

A \$859 gap between neighbors, the sharpest rent edge between adjacent tracts in Kendall County.

TRACT 9701.01

\$965

TRACT 9703.02

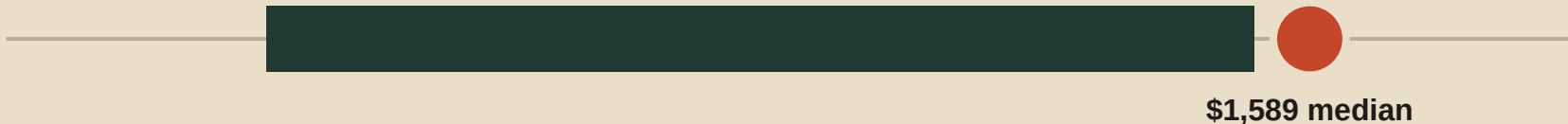
\$1,824



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,040–\$1,560



is the monthly rent range local workforce wages support.

BUILDING

32% of the housing here was built before 2000.

3,815

homes permitted in ten years,
2016–2025

8%

of those were in multifamily
buildings

32%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–1.5% to the 8,240 homes here.

35–126

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



HOME VALUE

A median home costs 61% more than Texas's.

\$457,900

median home value in Boerne.

Boerne



\$457,900

Texas



\$283,800

U.S.



\$332,700



THAT WAS BOERNE'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/boerne/

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