



Corpus Christi, Texas.

Current market data.

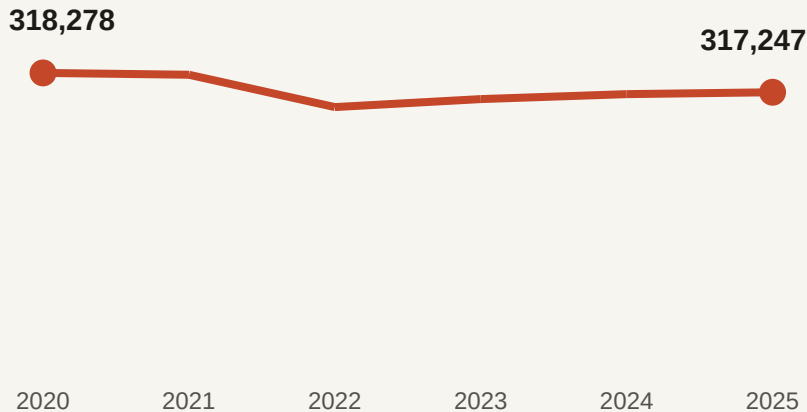
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

317,247

people, the 8th-largest of Texas's cities and towns.

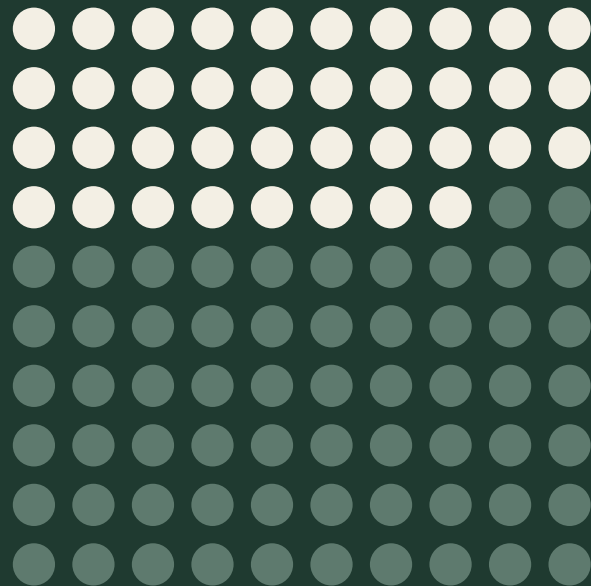


THE WORKDAY

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

38.4%

of 134,464 jobs located in Corpus Christi are filled by in-commuters.



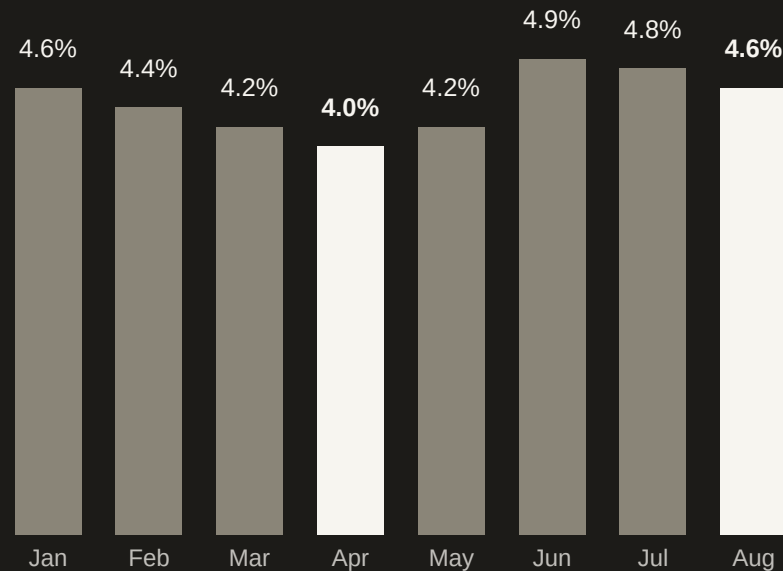
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
4.0%.

4.6%

in August 2026, the latest month released. A year earlier it was 4.5%.

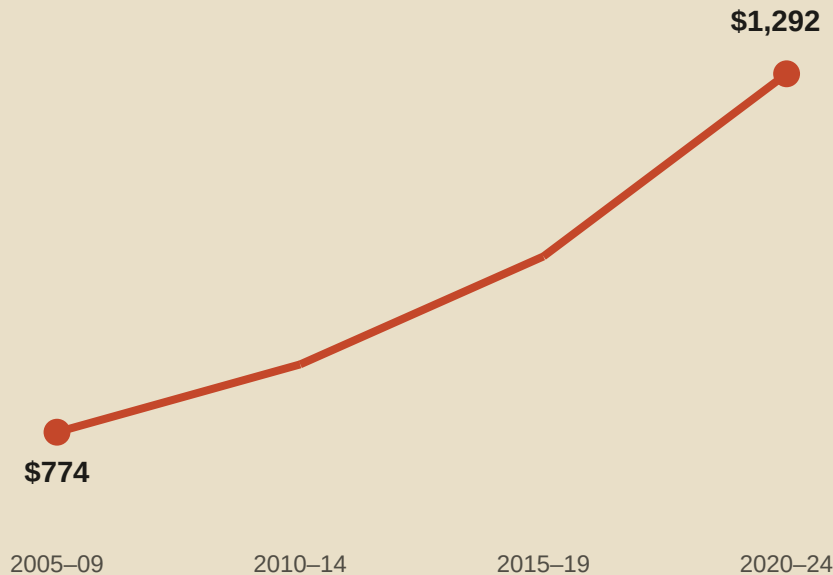


RENT

Median rent is up 67%
since the 2005–2009
survey, before inflation.

\$1,292

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



THE SEAM

Cross one tract line and median rent doubles.

A \$1,801 gap between neighbors, the sharpest rent edge between adjacent tracts in Nueces County.

TRACT 62.05

\$1,700

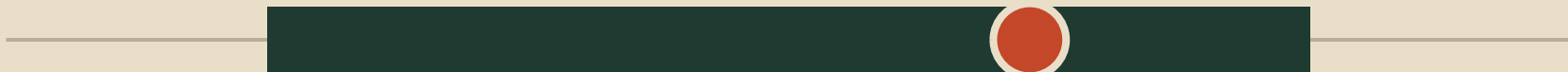
TRACT 51.03

\$3,501

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$946–\$1,419



\$1,292 median

is the monthly rent range local workforce wages support.

BUILDING

74% of the housing here was built before 2000.

10,962

homes permitted in ten years,
2016–2025

2%

of those were in multifamily
buildings

74%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–1.0% to the 136,279 homes here.

554–1,345

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



HOME VALUE

A median home costs 26% less than Texas's.

\$210,400

median home value in Corpus Christi.

Corpus Christi



\$210,400

Texas



\$283,800

U.S.



\$332,700

THAT WAS CORPUS CHRISTI'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/corpus-christi/

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