



Denton, Texas.

Current market data.

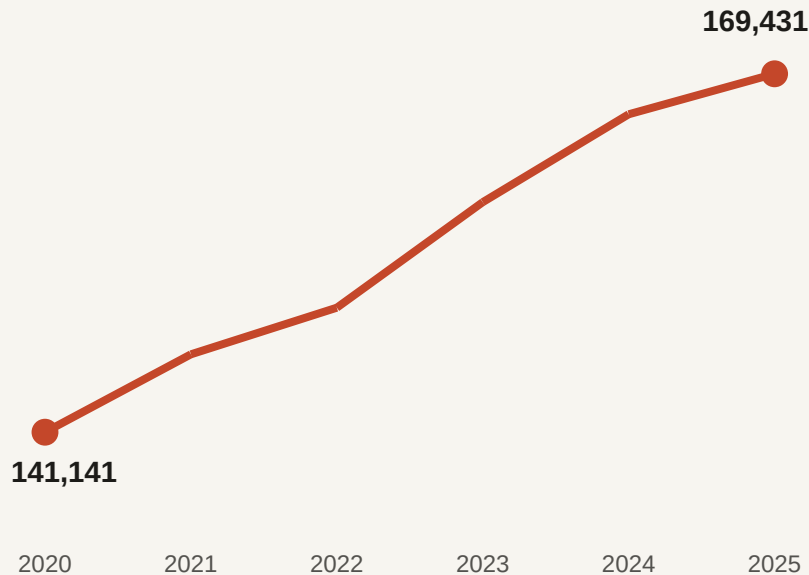
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 20.0% since 2020.

169,431

people, the 19th-largest of Texas's cities and towns.

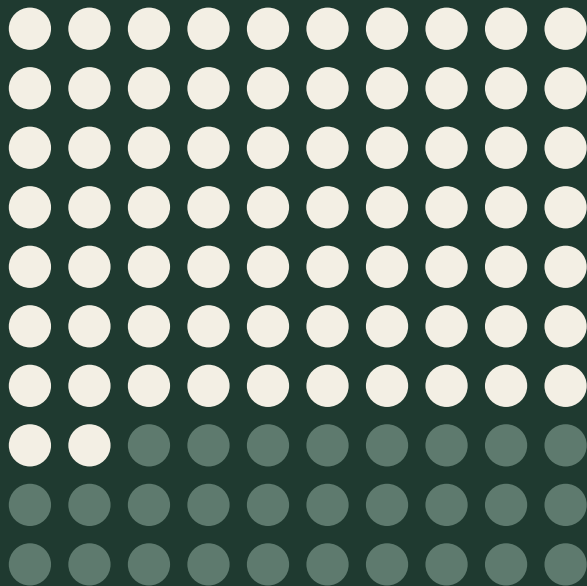


THE WORKDAY

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

72.2%

of 75,209 jobs located in Denton are filled by in-commuters.



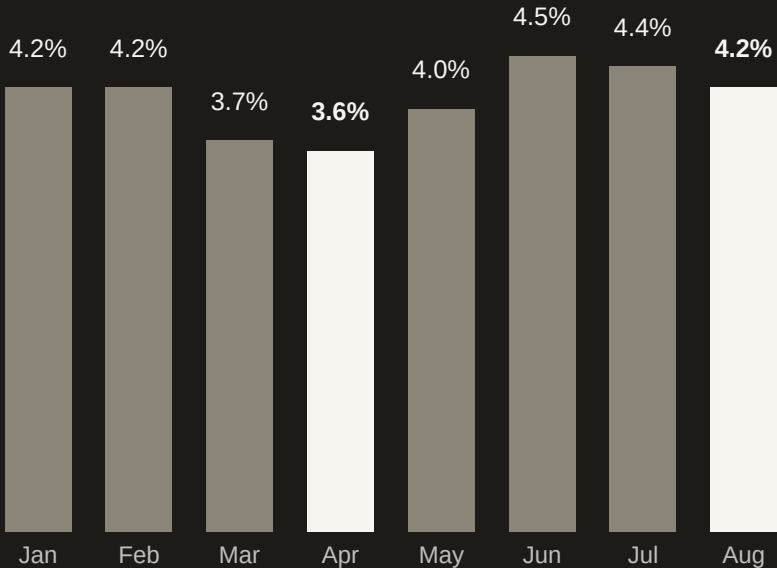
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
3.6%.

4.2%

in August 2026, the latest month released. A year earlier it was 4.6%.

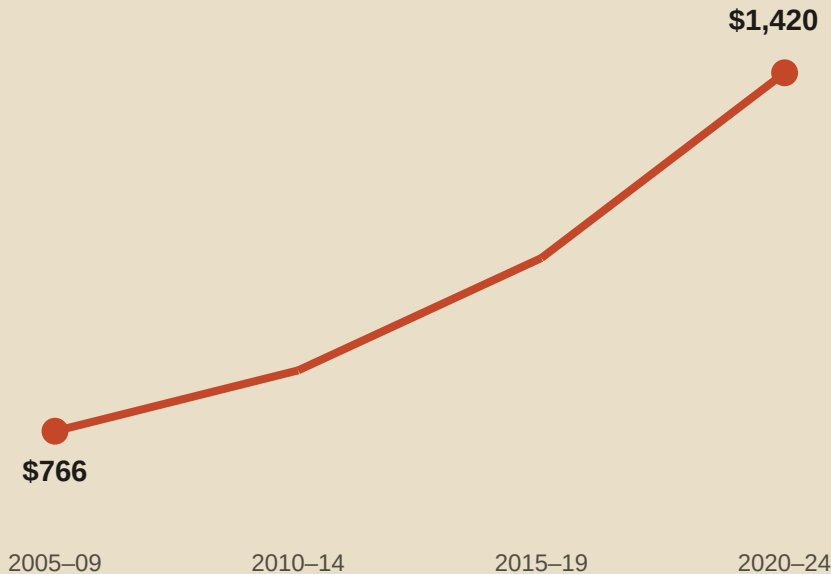


RENT

Median rent is up 85%
since the 2005–2009
survey, before inflation.

\$1,420

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

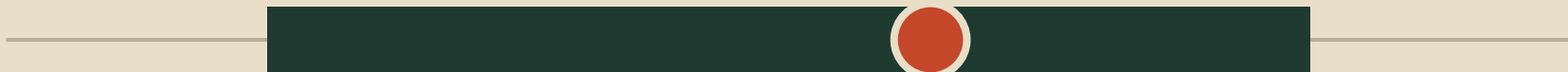
TRACT 216.52

\$3,501

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,077–\$1,616



\$1,420 median

is the monthly rent range local workforce wages support.

BUILDING

53% of the housing here was built before 2000.

23,016

homes permitted in ten years,
2016–2025

54%

of those were in multifamily
buildings

53%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 1% to the 60,531 homes here.

352–752

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



HOME VALUE

A median home costs 23% more than Texas's.

\$348,200

median home value in Denton.

Denton



\$348,200

Texas



\$283,800

U.S.



\$332,700

THAT WAS DENTON'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/denton/

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