



East Tawakoni, Texas.

Current market data.

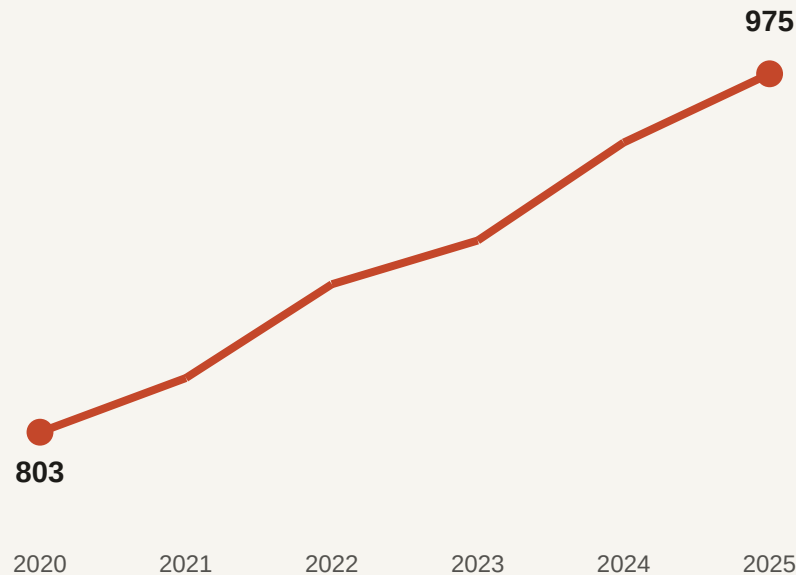
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 21.4% since 2020.

975

people, the 814th-largest of Texas's cities and towns.



THE WORKDAY

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

92.1%

of 38 jobs located in East Tawakoni are filled by in-commuters.



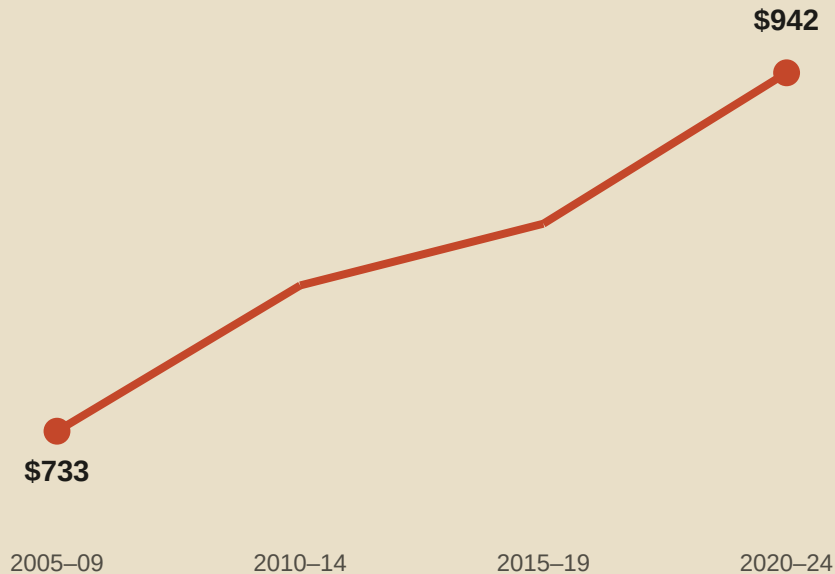
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 29%
since the 2005–2009
survey, before inflation.

\$942

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





THE SEAM

Cross one tract line and median rent jumps \$218.

A \$218 gap between neighbors, the sharpest rent edge between adjacent tracts in Rains County.

TRACT 9502

\$878

TRACT 9501.02

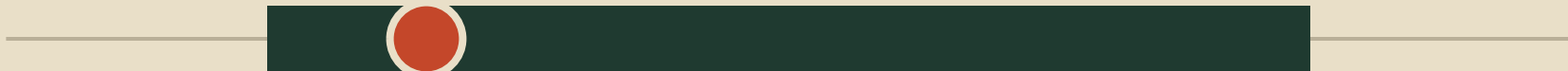
\$1,096



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$875–\$1,313



\$942 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

44

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

87%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–0.2% to the 461 homes here.

0–1

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



HOME VALUE

A median home costs 41%
less than Texas's.

\$168,200

median home value in East Tawakoni.

East Tawakoni



\$168,200

Texas



\$283,800

U.S.



\$332,700

THAT WAS EAST TAWAKONI'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/east-tawakoni/

The Almanac · your hyper-diligent research partner