



Edgewood, Texas.

Current market data.

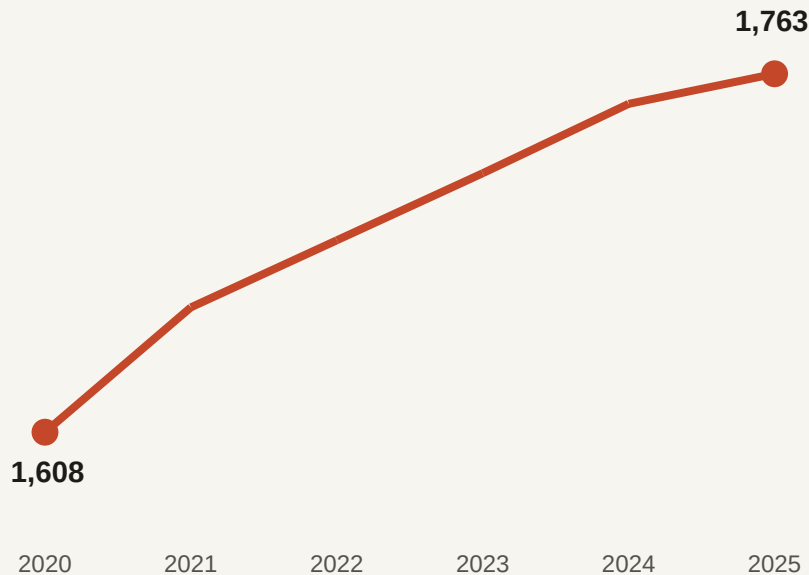
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 9.6% since 2020.

1,763

people, the 648th-largest of Texas's cities and towns.

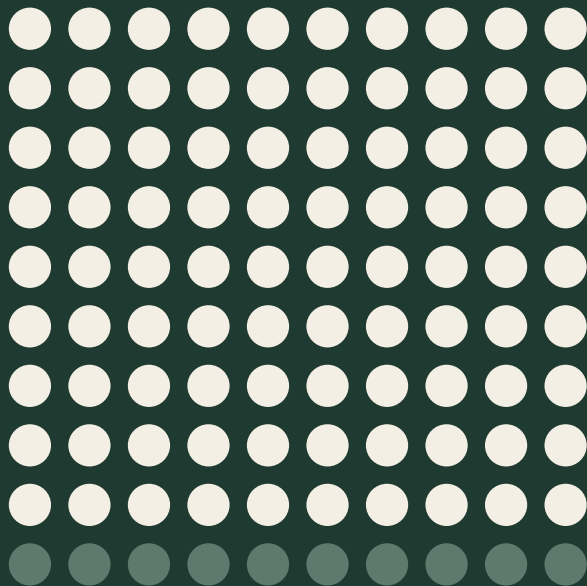


THE WORKDAY

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

89.9%

of 457 jobs located in Edgewood are filled by in-commuters.



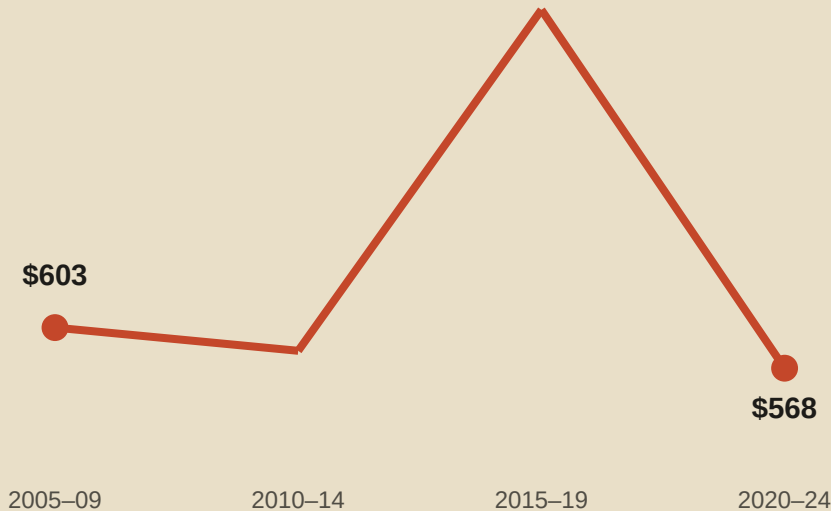
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is down 6%
since the 2005–2009
survey, before inflation.

\$568

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





THE SEAM

Cross one tract line and median rent jumps \$457.

A \$457 gap between neighbors, the sharpest rent edge between adjacent tracts in Van Zandt County.

TRACT 9504

\$756

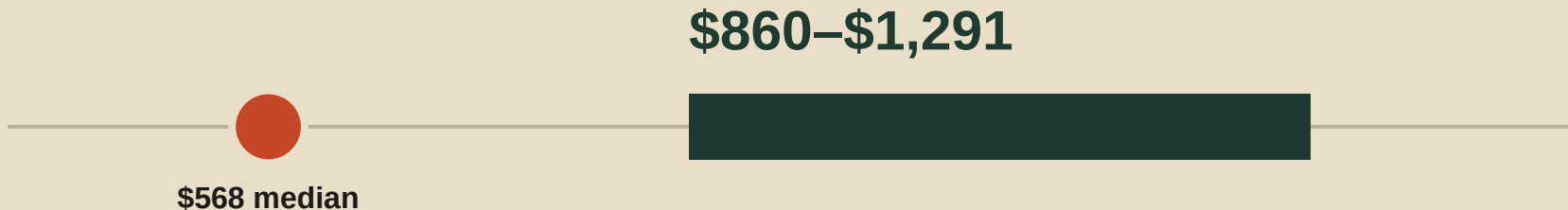
TRACT 9510.02

\$1,213



ROOM TO BUILD

Local wages can carry more rent than the median charged today.



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

12

homes permitted, 2022–2025

33%

of those were in multifamily
buildings

85%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–0.7% to the 715 homes here.

2–5

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



HOME VALUE

A median home costs 21% less than Texas's.

\$225,000

median home value in Edgewood.

Edgewood



\$225,000

Texas



\$283,800

U.S.



\$332,700

THAT WAS EDGEWOOD'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/edgewood/

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