



Joshua, Texas.

Current market data.

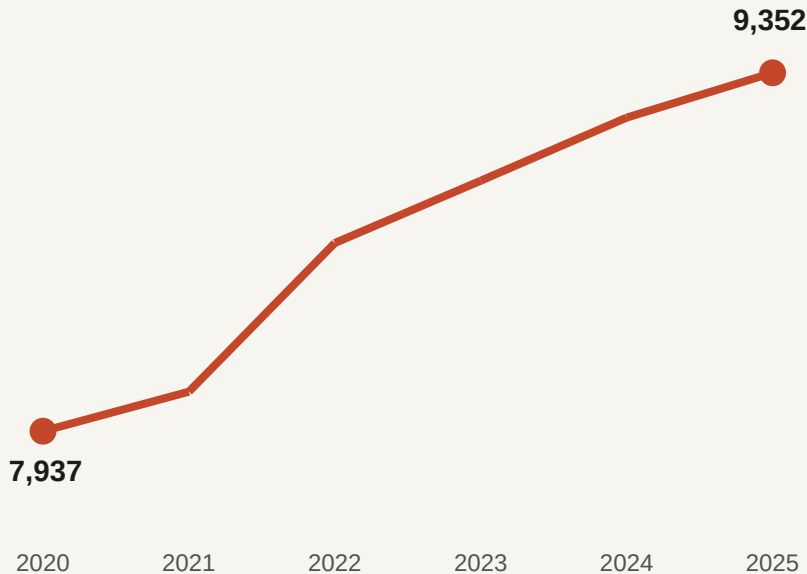
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 17.8% since 2020.

9,352

people, the 267th-largest of Texas's cities and towns.



THE WORKDAY

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

89.4%

of 2,568 jobs located in Joshua are filled by in-commuters.



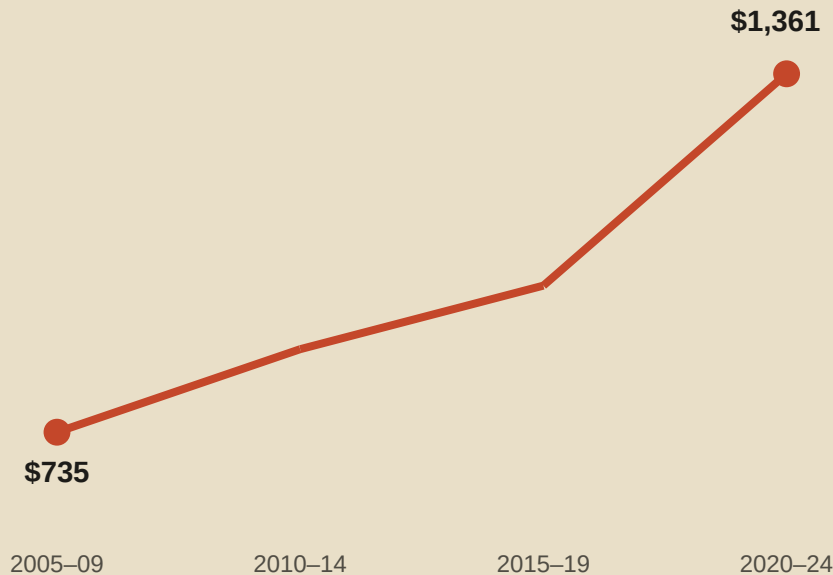
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

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

\$1,361

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



THE SEAM

Cross one tract line and median rent doubles.

A \$1,709 gap between neighbors, the sharpest rent edge between adjacent tracts in Johnson County.

TRACT 1304.17

\$897

TRACT 1304.14

\$2,606



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,068–\$1,602



\$1,361 median

is the monthly rent range local workforce wages support.

BUILDING

55% of the housing here was built before 2000.

852

homes permitted in ten years,
2016–2025

38%

of those were in multifamily
buildings

55%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–0.8% to the 3,448 homes here.

14–26

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



HOME VALUE

A median home costs 19% more than Texas's.

\$338,100

median home value in Joshua.

Joshua



\$338,100

Texas



\$283,800

U.S.



\$332,700

THAT WAS JOSHUA'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/joshua/

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