



Seguin, Texas.

Current market data.

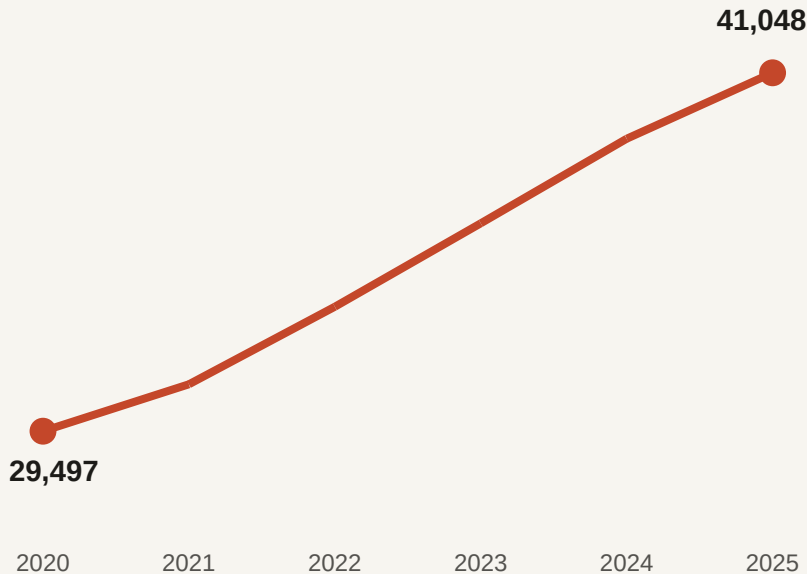
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 39.2% since 2020.

41,048

people, the 93rd-largest of Texas's cities and towns.



THE WORKDAY

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

76.7%

of 19,811 jobs located in Seguin are filled by in-commuters.



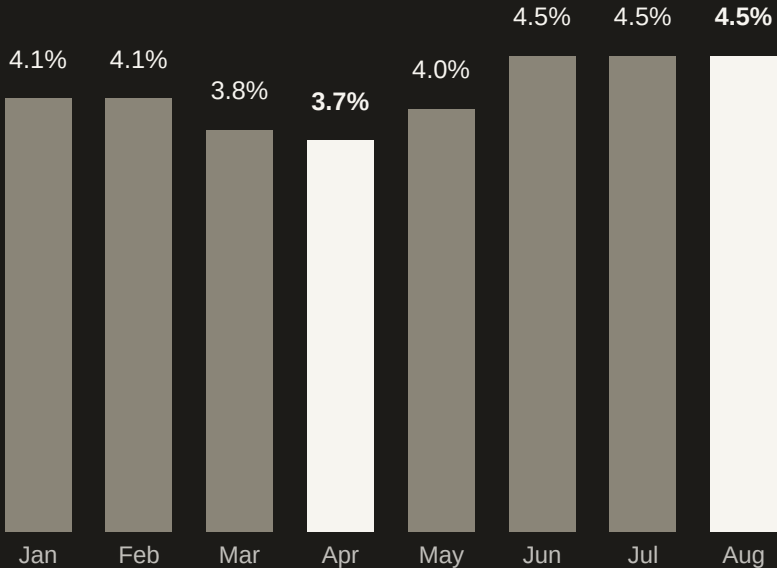
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
3.7%.

4.5%

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

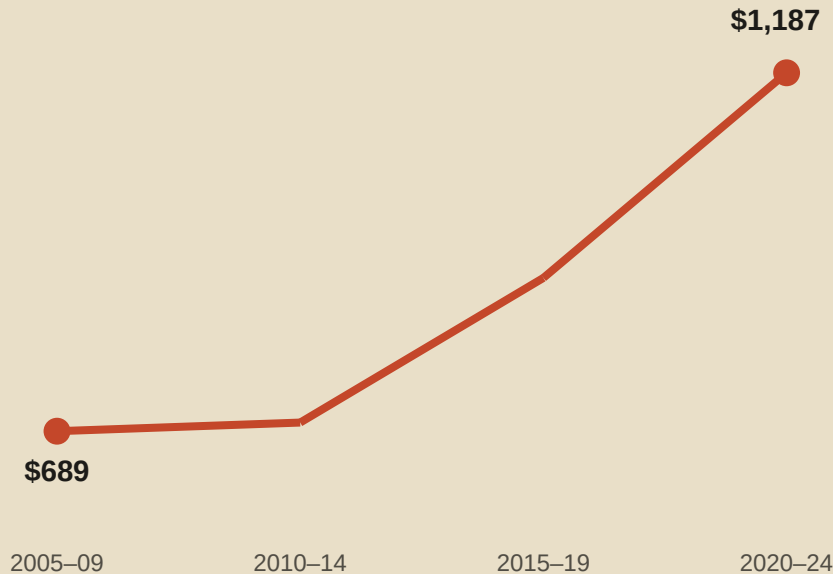


RENT

Median rent is up 72%
since the 2005–2009
survey, before inflation.

\$1,187

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



THE SEAM

Cross one tract line and median rent doubles.

A \$1,473 gap between neighbors, the sharpest rent edge between adjacent tracts in Guadalupe County.

TRACT 2105.10

\$1,162

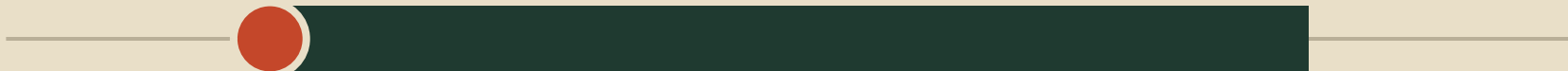
TRACT 2106.09

\$2,635

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,185–\$1,778



\$1,187 median

is the monthly rent range local workforce wages support.

BUILDING

61% of the housing here was built before 2000.

7,091

homes permitted in ten years,
2016–2025

18%

of those were in multifamily
buildings

61%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–1.5% to the 13,397 homes here.

59–198

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



HOME VALUE

A median home costs 12%
less than Texas's.

\$249,400

median home value in Seguin.

Seguin



\$249,400

Texas



\$283,800

U.S.



\$332,700

THAT WAS SEGUIN'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/seguin/

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