



ZIP 77523, Mont Belvieu, Texas.

Current market data.

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

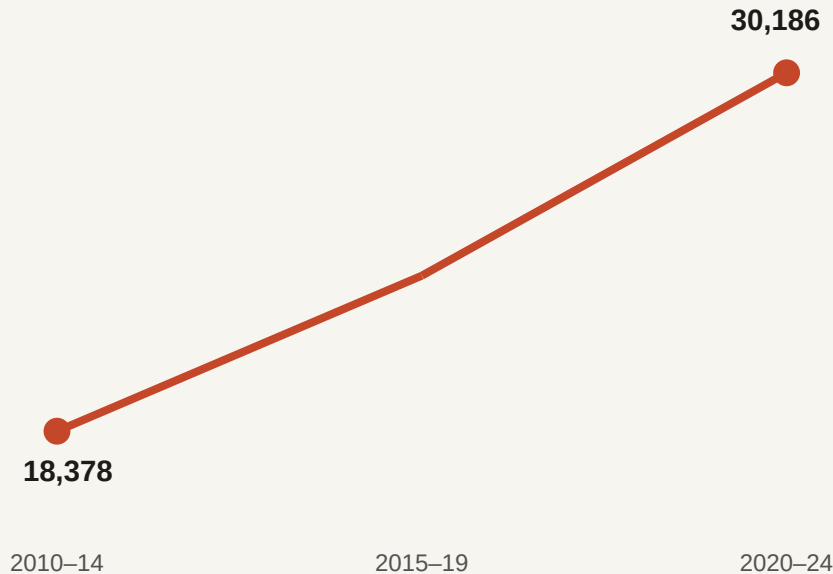


POPULATION

30,186 people call ZIP
77523 home.

30,186

people.



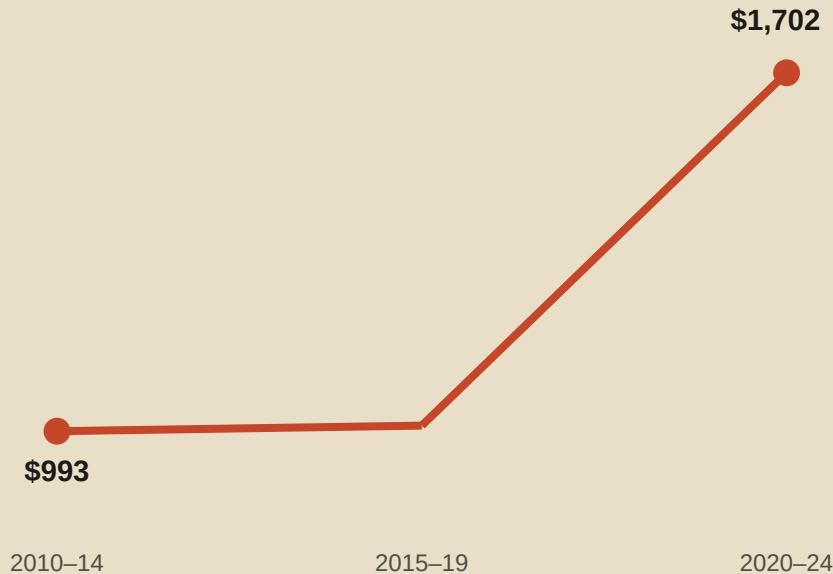


RENT

Median rent is up 71%
since the 2010–2014
survey, before inflation.

\$1,702

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

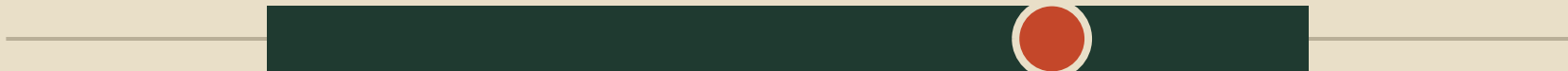




ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,236–\$1,854



\$1,702 median

is the monthly rent range local workforce wages support.



BUILDING

28% of the housing here was built before 2000.

28%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.2–1.5% to the 11,162 homes here.

23–162

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



HOME VALUE

A median home costs 31% more than Texas's.

\$372,100

median home value in ZIP 77523.

ZIP 77523



\$372,100

Texas



\$283,800

U.S.



\$332,700

THAT WAS ZIP 77523'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/zip/77523/**](https://almanacdata.ai/e/zip/77523/)

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