



ZIP 78669, Briarcliff, Texas.

Current market data.

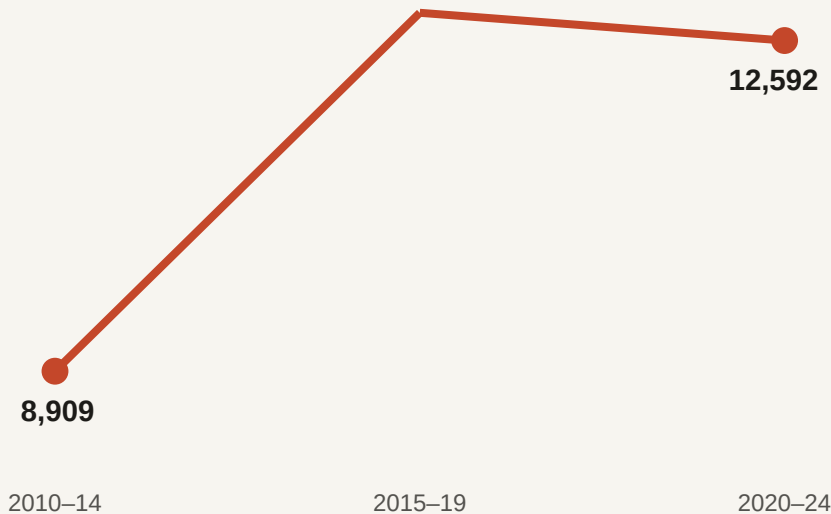
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**12,592 people call ZIP
78669 home.**

12,592

people.

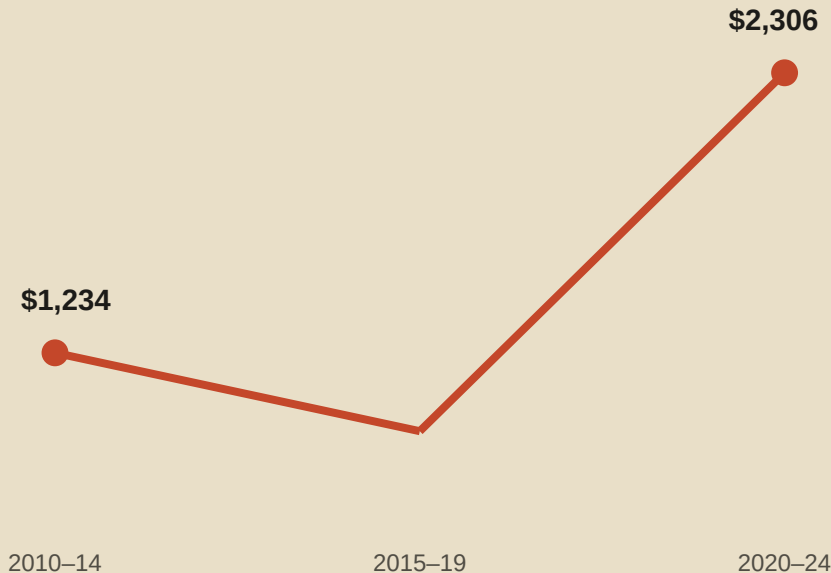


RENT

Median rent is up 87%
since the 2010–2014
survey, before inflation.

\$2,306

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

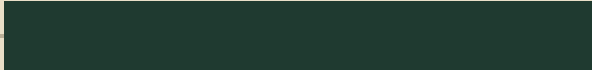




ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,192–\$1,788



\$2,306 median

is the monthly rent range local workforce wages support.



BUILDING

41% of the housing here was built before 2000.

41%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–0.4% to the 6,183 homes here.

4–27

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



HOME VALUE

A median home costs
136% more than Texas's.

\$671,000

median home value in ZIP 78669.

ZIP 78669



\$671,000

Texas



\$283,800

U.S.



\$332,700

THAT WAS ZIP 78669'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/78669/

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