66.2% of Arrivals From Top 3 States — ALEX Intelligence 2026

66.2% of Denver's Inbound Households From 3 States

Top 3 states dominate migration—Colorado, California, Texas—shaping growth and demand

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THE DATA

66.2%

Share of Arriving Households From the Top Three States (2023)

This concentration reflects a tightly clustered migration pattern that defines Denver's housing demand and development priorities.

The data reveals that nearly two-thirds of new households moving to Denver originate from just three states: Colorado, California, and Texas. This level of geographic concentration is not merely a demographic trend—it signals a structural dependency on a narrow pool of inbound talent and capital. The dominance of in-state migration (32,194 households) underscores Denver's role as the state's primary urban engine, while the significant contributions from California and Texas suggest a broader regional pull, especially from high-cost or high-growth markets.

Source: U.S. Internal Revenue Service, Statistics of Income Migration Data, county-to-county inflows, 2022-23 · ALEX Intelligence computation
https://alex-companies.com/data/2026-09-19-denver-mig-state-top3

01

Migration Is a Feedback Loop

Denver's housing market is not just reacting to migration—it's reinforcing it. The concentration of arrivals from California and Texas, both high-cost, high-velocity markets, means that new residents are not only seeking affordability but also a lifestyle aligned with innovation, mobility, and urban vitality. This creates a self-reinforcing cycle: the city attracts high-demand talent, which drives up demand for housing, which in turn attracts more of the same. The result is a market where supply constraints are not just about construction but about sustaining the very ecosystem that draws people in.

02

The Texas Effect Is Structural

Texas's third-place position—3,768 households—is not a statistical outlier but a signal of deep economic and cultural alignment. Unlike transient migration, this flow reflects a long-term shift: Texans are relocating to Denver not for a temporary escape but to build careers and communities. This cohort brings not just capital but expectations of urban infrastructure, professional networks, and policy stability. The fact that Texas ranks ahead of New York and Massachusetts indicates that Denver is increasingly seen as a viable alternative to traditional coastal hubs, especially as climate pressures and cost-of-living issues intensify in those regions.

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