

#1 in Greensboro-Winston-Salem-High Point MSA, #1 in North Carolina — ALEX Intelligence 2026

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ALEX Intelligence 2026 – Top Counties Sending Households to the MSA

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THE DATA

1.0%

Year-Over-Year Change in Households Moving In (2023)

In-migration to the Greensboro-Winston-Salem-High Point MSA held roughly flat between 2021-22 and 2022-23.

This 1.0% year-over-year change in household inflows signals a stabilization in population growth, not stagnation. The MSA is not experiencing a surge, but it is also not losing momentum. The data reflects a recalibration of internal movement patterns, with Iredell County leading the way as the top source of new households.

Source: U.S. Internal Revenue Service, Statistics of Income Migration Data, county-to-county inflows, 2021-22 and 2022-23 · ALEX Intelligence computation
<https://alex-companies.com/data/2026-10-11-greensboro-mig-trend-in-total>



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Internal Flow Dominance

The fact that Iredell County, NC—part of the same MSA—leads in household inflows to Greensboro-Winston-Salem-High Point reveals a strong internal migration pattern. This is not about people moving from Florida or Texas; it's about residents relocating within North Carolina's Triad region. This suggests that affordability, infrastructure, and quality of life within the MSA are now driving intra-state decisions more than external economic pulls.

RJ Reynolds
Tobacco Company

02

Stability Over Surge

A 1.0% change in household inflows isn't a headline grabber, but it's a signal of structural resilience. Unlike markets with volatile spikes, the Greensboro-Winston-Salem-High Point MSA is experiencing a quiet, sustainable shift. This stability is likely supported by strong local job growth and housing supply adjustments, as seen in recent FEDS Notes on regional consumption patterns and employment trends. The market is not overextending—it's adapting.



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