

California → Texas Relocation Guide

By CGP Custom Homes

The California to Texas Relocation Guide

A Luxury Homeowner's Roadmap to Life in Texas

How California homeowners are upgrading their lifestyle, lowering taxes, and building custom homes in Texas.



Provided by
CGP Custom Homes



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Executive Summary

Why Californians Are Moving to Texas

Over the past decade, **Texas has become the #1 destination for Californians leaving the state.** Each year, tens of thousands of California residents relocate to Texas in search of greater financial freedom, larger homes, and a higher quality of life.

For many families, the move represents more than just a change of address — it's an opportunity to **upgrade their lifestyle while reducing long-term living costs.**

Texas offers:

- No state income tax
- Significantly lower home prices
- Larger properties and master-planned communities
- A thriving job market
- Business-friendly policies

For homeowners accustomed to California real estate values, moving to Texas often allow them to **purchase a luxury custom home while still retaining significant equity.**

CGP Custom Homes specializes in helping relocating families transition seamlessly into **high-quality custom homes in the Aledo, Weatherford and Parker County areas**, in some of the most desirable communities west of Fort Worth.



The California Outmigration Trend

Why Californians Are Leaving

California continues to lead the nation in outbound migration.

Primary drivers include:

Housing Affordability

California's median home price now exceeds **\$828,000**, making homeownership increasingly difficult.

High Taxes

California residents pay some of the **highest state income taxes in the United States**, reaching up to **13.3%**.

Cost of Living

Utilities, groceries, transportation, and insurance costs continue to rise across the state.

Lifestyle Priorities

Many families are seeking:

- More space
- Less congestion
- Safer suburban communities
- A slower pace of life

Texas has emerged as the most attractive destination for those priorities.



Why Texas Is the Top Destination

What Makes Texas Different

Texas consistently ranks among the **top states for inbound migration** due to its strong economy and affordability.

Key advantages include:

No State Income Tax

Texas residents keep more of their income compared to California.

Lower Cost of Living

Housing, groceries, and transportation are significantly more affordable.

Job Market Growth

The **Dallas–Fort Worth metroplex** continues to lead the country in job creation and population growth.

Space and Lifestyle

Families moving to Texas often upgrade from **smaller California homes to larger properties with yards, privacy, and luxury features.**



Financial Comparison

California vs. Texas Housing Costs

Category	California	Texas
Median Home Price	\$828,900	\$352,700
Average Home Size	~1,600 sq ft	~2,400 sq ft
Property Size	Small lots	Larger lots
Luxury Home Price	\$1.5M+	\$700k – \$1.2M

Key Insight

A homeowner selling a **\$1.2M California property** could potentially purchase a **fully customized luxury home in Texas** with significant remaining equity.



Tax Comparison

State Taxes: California vs. Texas

Tax Category	California	Texas
State Income Tax	Up to 13.3%	0%
Sales Tax	~7.25–10%	~6.25–8.25%
Property Tax	~0.7% avg.	~1.8% avg.

While Texas property taxes may be higher, the **absence of state income tax often results in significant overall savings.**

Example:

Household Income: \$250,000

California Income Tax \approx \$20,000+

Texas Income Tax - \$0

Annual difference: **\$20,000+**



Cost of Living Comparison

Everyday Expenses

Average savings when moving from California to Texas:

Expense	Average Savings
Groceries	15–20% lower
Utilities	10–20% lower
Gasoline	10–25% lower
Transportation	15–30% lower
Childcare	10–20% lower

These savings compound significantly over time.



Financial Deep Dive

Example Relocation Scenario

California Home Sale
\$1,250,000

Mortgage Balance
\$450,000

Available Equity
\$800,000

Potential Texas Purchase

Luxury Custom Home
\$800,000 – \$1,000,000

Outcome:

- Possible mortgage reduction
- Larger home
- Lower monthly expenses
- Retained investment capital

For many relocating families, this transition represents **both a lifestyle upgrade and a financial strategy**



What Californians Look For in Texas Homes

Relocating homeowners consistently prioritize:

Energy Efficiency

Texas summers require homes designed for efficient cooling.

Open Floor Plans

Large kitchens, family rooms, and entertaining spaces.

Indoor–Outdoor Living

Patios, outdoor kitchens, and spacious yards.

Luxury Materials

High-end finishes and durable construction.

Quiet Suburban Communities

Safe neighborhoods with strong schools.



How CGP Custom Homes Delivers

CGP Custom Homes builds residences designed for **long-term comfort, efficiency, and luxury living.**

Standard features include:

- Spray foam insulation
- Low-E energy-efficient windows
- Rinnai tankless water heaters
- Post-tension foundations
- High-end appliances
- Custom cabinetry and finishes

Every home is designed with a focus on **quality craftsmanship and energy performance.**



Why Aledo & Weatherford

These communities offer the ideal balance between **luxury living and proximity to Fort Worth.**

Highlights include:

Aledo ISD

Consistently ranked among the **top school districts in Texas.**

Scenic Landscape

Rolling hills and natural beauty similar to parts of Northern California.

Community Atmosphere

Master-planned neighborhoods with parks and trails.

Location

Convenient access to Fort Worth while avoiding major congestion.



The CGP Custom Homes Building Process

CGP provides a **transparent and streamlined building experience.**

Typical process:

1. Consultation
2. Lot selection
3. Home design
4. Material selections
5. Construction
6. Final walkthrough
7. Move-in

The goal is to make the transition from California **as seamless as possible.**



California Relocation Checklist

Moving Checklist for Financial and Practical Steps

- Research and select moving company.
- Schedule inspections and appraisals.
- Notify employers and arrange work transitions.
- Transfer and set up utilities.
- Update insurance policies (home, auto, health).
- Register vehicles and obtain Texas driver's license.
- Keep receipts for tax purposes.
- Pack essentials box.
- Meet with CGP Custom Homes design team.
- Set up new utility accounts and monitor bills.
- Review property tax and insurance statements.
- Update mailing address with all relevant parties.
- Explore local community and amenities.
- Connect with neighbors and local groups.



Before the Move

Assess home equity
Compare moving companies
Research Texas schools
Plan temporary housing
Create a moving budget
Schedule home inspections

During the Move

Transfer utilities
Update insurance policies
Register vehicles in Texas
Confirm moving logistics
Keep receipts for tax records
Pack essentials box

After Arrival

Explore the community
Meet CGP design team
Set up utilities
Review property tax statements
Update mailing address
Connect with neighbors



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Your Texas Home Awaits!

Relocating from California to Texas offers an opportunity to upgrade your lifestyle, expand your living space, and build a home designed specifically for your family.

CGP Custom Homes specializes in helping relocating homeowners design and build **luxury homes that combine craftsmanship, efficiency, and timeless design.**

If you are considering a move from California to Texas, our team would be honored to guide you through the process.



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Schedule a Relocation Consultation Today!