

New Jersey → Texas Luxury Relocation Guide

By CGP Custom Homes

The New Jersey to Texas Relocation Guide

A Luxury Homeowner's Roadmap to Life in Texas

How New Jersey 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 New Jersey Residents Are Moving to Texas

Over the past decade, Texas has become one of the most popular destinations for residents leaving the Northeast.

Every year, thousands of New Jersey families relocate to Texas in search of:

- Lower taxes
- Larger homes and properties
- A more affordable cost of living
- Family-friendly communities
- Greater financial freedom

For many homeowners in New Jersey, the move to Texas represents a **major lifestyle upgrade**. The equity built in New Jersey homes often allows buyers to purchase **larger custom homes in Texas while reducing their overall living expenses**.

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

The New Jersey Outmigration Trend

Why Residents Are Leaving New Jersey

New Jersey consistently ranks among the states with the **highest number of residents relocating elsewhere**.

Primary reasons include:

High Property Taxes

New Jersey has some of the **highest property taxes in the United States**, averaging around **2.2% of home value**.

Cost of Living

Housing, transportation, and insurance costs remain significantly higher than the national average.

Limited Space

Many homeowners are seeking **larger homes, more land, and less congestion**.

Lifestyle Changes

Families increasingly prioritize:

- suburban communities
- better housing affordability
- improved work-life balance

Texas offers these benefits while maintaining strong economic opportunity.



Why Texas Is the Top Destination

What Makes Texas Different

Texas continues to attract families from across the country because of its unique financial and lifestyle advantages.

No State Income Tax

Texas residents keep more of their income compared to high-tax Northeast states.

Affordable Luxury Housing

Luxury homes that might cost **\$1.5M–\$2M in New Jersey** can often be built for **\$700k–\$1.2M in Texas**.

Growing Economy

The **Dallas–Fort Worth metroplex** remains one of the fastest-growing economic centers in the country.

Space and Lifestyle

Relocating families often upgrade from smaller suburban homes to **larger properties with outdoor living spaces and modern designs**.



Housing Cost Comparison

New Jersey vs. Texas Housing Costs

Category	New Jersey	Texas
Median Home Price	\$494,000	\$352,700
Average Home Size	~1,900 sq ft	~2,400 sq ft
Property Size	Smaller suburban lots	Larger lots
Luxury Home Price	\$1.5M+	\$700k – \$1.2M

Key Insight

Many homeowners selling a **\$900k–\$1.2M home in New Jersey** can purchase a **fully customized luxury home in Texas** with substantial remaining equity.

Tax Comparison

Taxes: New Jersey vs. Texas

Tax Category	New Jersey	Texas
State Income Tax	Up to 10.75%	0%
Sales Tax	6.625%	6.25–8.25%
Property Tax	~2.2% avg	~1.8% avg

While Texas property taxes can vary by county, many relocating homeowners still experience **significant overall tax savings** due to the absence of state income tax.

Example Household Income:
\$250,000

New Jersey Income Tax
≈ \$16,000+

Texas Income Tax
\$0

Annual difference: **\$16,000+**

Cost of Living Comparison

Everyday Expenses

Typical savings when moving from New Jersey to Texas:

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

Over time, these savings can significantly improve household financial flexibility.

Financial Deep Dive

Example Relocation Scenario

New Jersey Home Sale
\$1,050,000

Mortgage Balance
\$350,000

Available Equity
\$700,000

Potential Texas Purchase

Luxury Custom Home
\$750,000 – \$1,000,000

Outcome:

- Larger home
- More land
- Lower monthly living costs
- Greater financial flexibility

For many relocating homeowners, the move represents **both a lifestyle upgrade and a strategic financial decision.**

What New Jersey Buyers Want in Texas Homes

Relocating families commonly prioritize:

Energy Efficiency

Homes designed to remain comfortable during Texas summers.

Open Floor Plans

Large kitchens and family gathering spaces.

Outdoor Living

Covered patios, outdoor kitchens, and larger yards.

High-Quality Craftsmanship

Durable materials and thoughtful construction.

Family-Oriented Communities

Safe neighborhoods with strong schools.



How CGP Custom Homes Delivers

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

Standard features include:

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

Every home is crafted with an emphasis on **quality construction and modern design.**

Why Aledo & Weatherford

These communities offer an exceptional balance of **luxury living and natural Texas beauty.**

Highlights include:

Aledo ISD

One of the most highly rated school districts in Texas.

Scenic Landscape

Rolling hills and open landscapes rarely found in large metropolitan areas.

Community Lifestyle

Parks, trails, and family-focused neighborhoods.

Convenient Location

Easy access to Fort Worth and the Dallas-Fort Worth metroplex.



The CGP Custom Homes Building Process

CGP Custom Homes provides a **streamlined building experience** for relocating homeowners.

Typical process:

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

Our goal is to make relocating to Texas **smooth, predictable, and exciting.**

New Jersey 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.
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Before the Move

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

During the Move

- Transfer utilities
- Update insurance policies
- Register vehicles in Texas
- Confirm moving logistics
- Keep moving receipts
- Prepare an essentials box

After Arrival

- Explore the community
- Meet with CGP design team
- Set up utilities
- Review property tax statements
- Update mailing address
- Meet neighbors and explore local events



Your Texas Home Awaits!

Relocating from New Jersey to Texas provides an opportunity to enjoy **greater space, financial freedom, and a higher quality of life.**

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 New Jersey to Texas, our team would be honored to guide you through every step of the relocation and homebuilding process.



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Schedule a Relocation Consultation Today!