



Bakersfield, California.

Current market data.

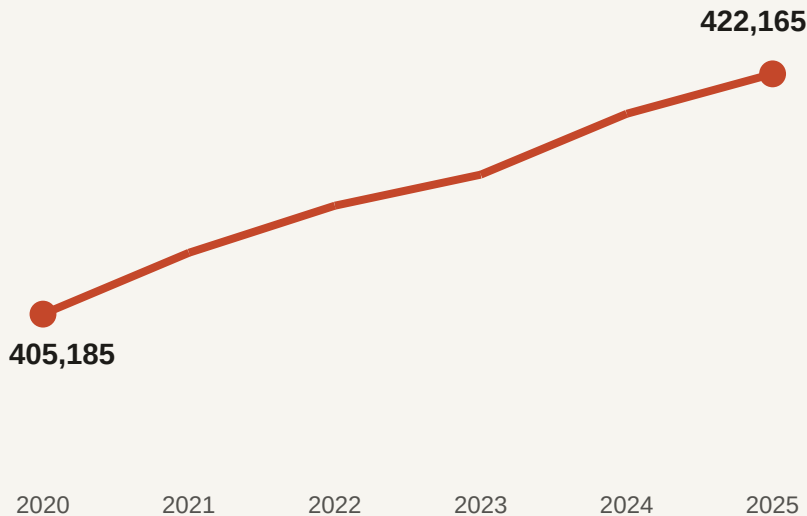
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Growing. Up 4.2% since
2020.**

422,165

people, the 9th-largest of California's cities and towns.



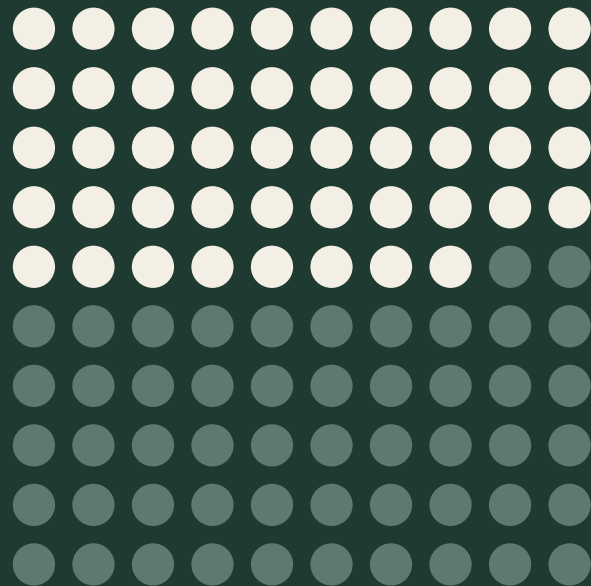
THE WORKDAY

5 in 10 jobs here go to
people who live somewhere
else.

48.0%

of 149,009 jobs located in Bakersfield are filled by
in-commuters.

Source: Census LEHD LODES, 2023



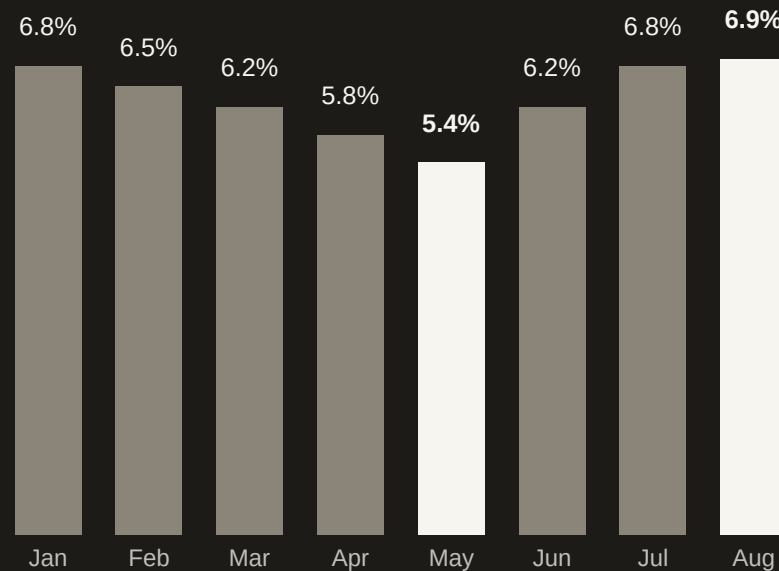
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in May:
5.4%.

6.9%

in August 2026, the latest month released. A year earlier it was 7.4%.

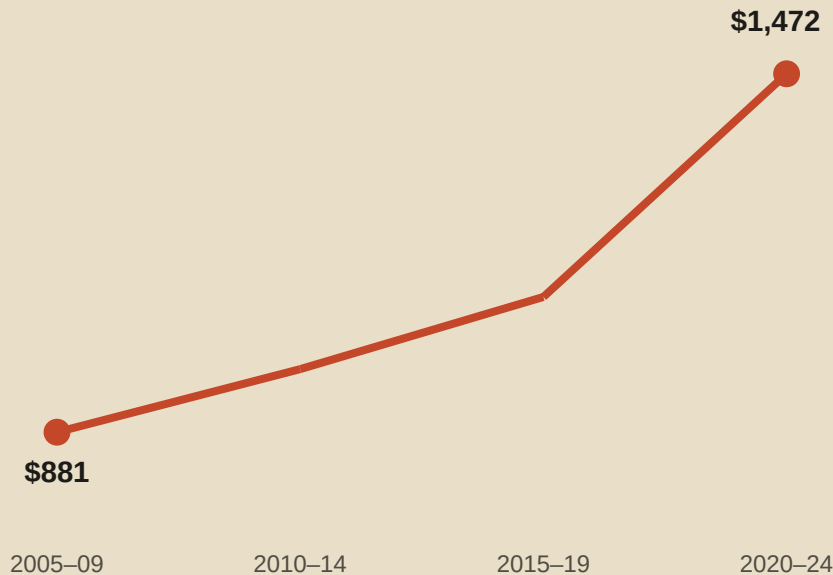


RENT

Median rent is up 67%
since the 2005–2009
survey, before inflation.

\$1,472

a month. California's median is \$2,036.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,044 gap between neighbors, the sharpest rent edge between adjacent tracts in Kern County.

TRACT 5.10

\$1,457

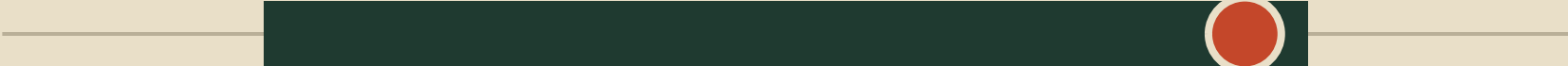
TRACT 5.09

\$3,501

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,002–\$1,502



\$1,472 median

is the monthly rent range local workforce wages support.

BUILDING

65% of the housing here was built before 2000.

15,892

homes permitted in ten years,
2016–2025

9%

of those were in multifamily
buildings

65%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 1% to the 135,724 homes here.

691–1,490

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



HOME VALUE

A median home costs 49%
less than California's.

\$371,700

median home value in Bakersfield.

Bakersfield



\$371,700

California



\$734,700

U.S.



\$332,700

THAT WAS BAKERSFIELD'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/ca/bakersfield/**](https://almanacdata.ai/e/ca/bakersfield/)

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