



Bellflower, California.

Current market data.

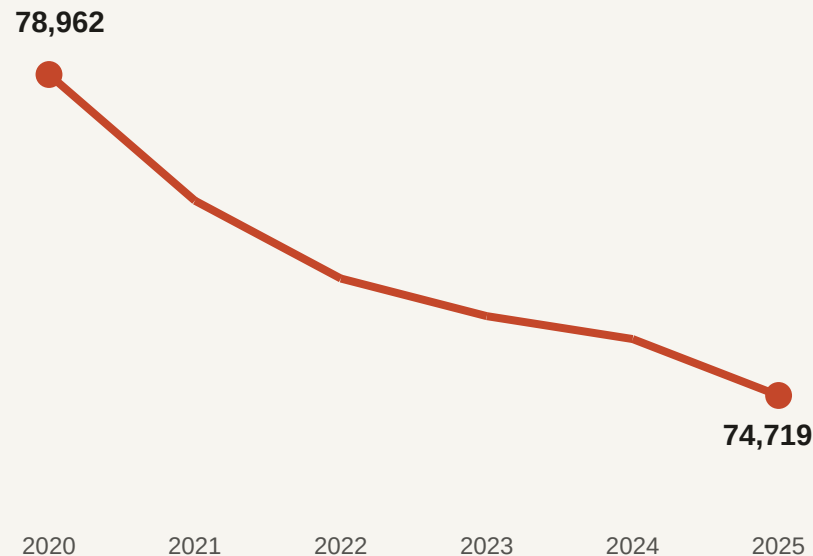
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 5.4% since 2020.

74,719

people, the 119th-largest of California's cities and towns.

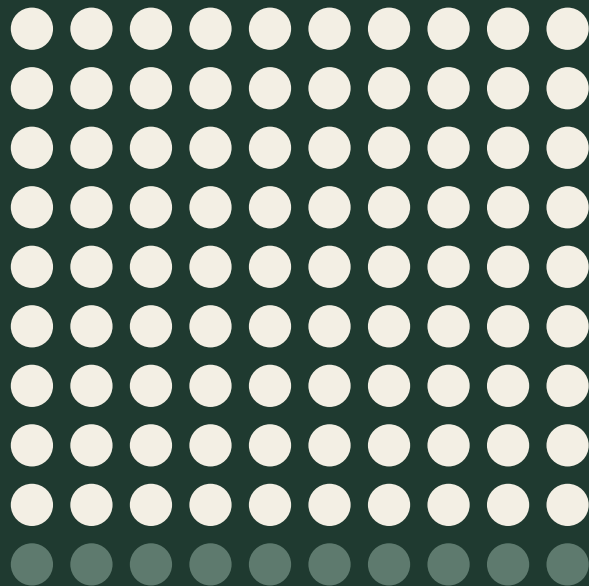


THE WORKDAY

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

90.1%

of 19,430 jobs located in Bellflower are filled by in-commuters.



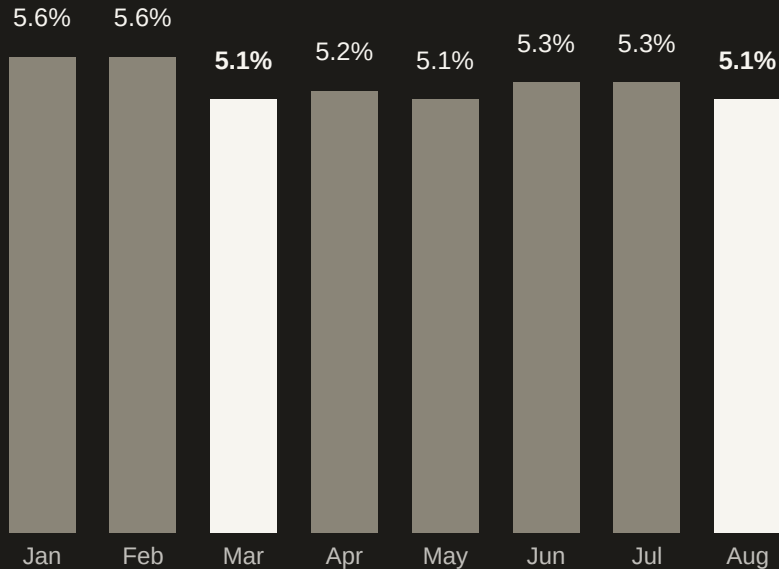
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in March:
5.1%.

5.1%

in August 2026, the latest month released. A year earlier it was 6.2%.

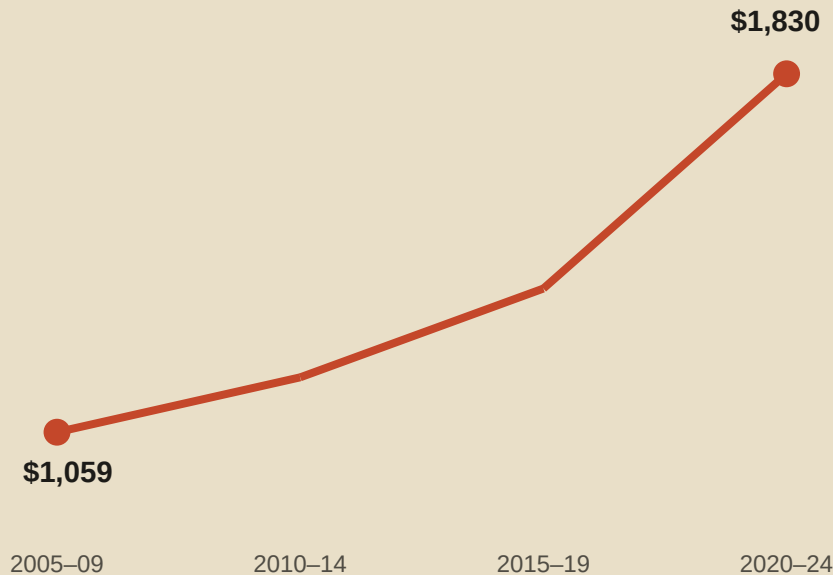


RENT

**Median rent is up 73%
since the 2005–2009
survey, before inflation.**

\$1,830

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





THE SEAM

Cross one tract line and median rent doubles.

A \$2,493 gap between neighbors, the sharpest rent edge between adjacent tracts in Los Angeles County.

TRACT 2063.02

\$328

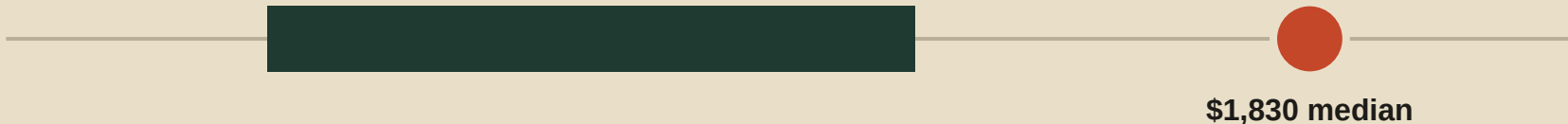
TRACT 2062.01

\$2,821

ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,014–\$1,521



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

658

homes permitted in ten years,
2016–2025

29%

of those were in multifamily
buildings

92%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.8–0.9% to the 24,683 homes here.

188–220

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



HOME VALUE

A median home costs 4% less than California's.

\$705,700

median home value in Bellflower.

Bellflower



\$705,700

California



\$734,700

U.S.



\$332,700

THAT WAS BELLFLOWER'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/bellflower/

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