



Hughson, California.

Current market data.

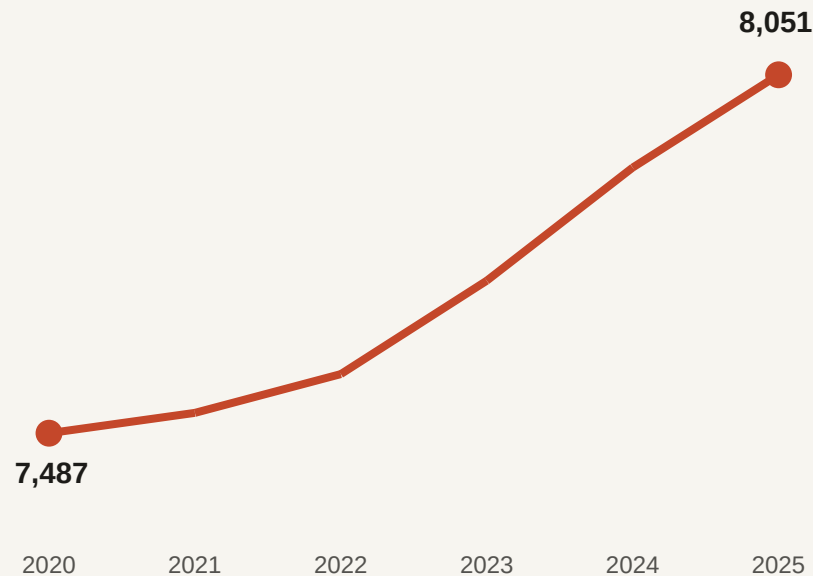
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 7.5% since 2020.

8,051

people, the 394th-largest of California's cities and towns.



THE WORKDAY

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

83.8%

of 1,285 jobs located in Hughson are filled by in-commuters.



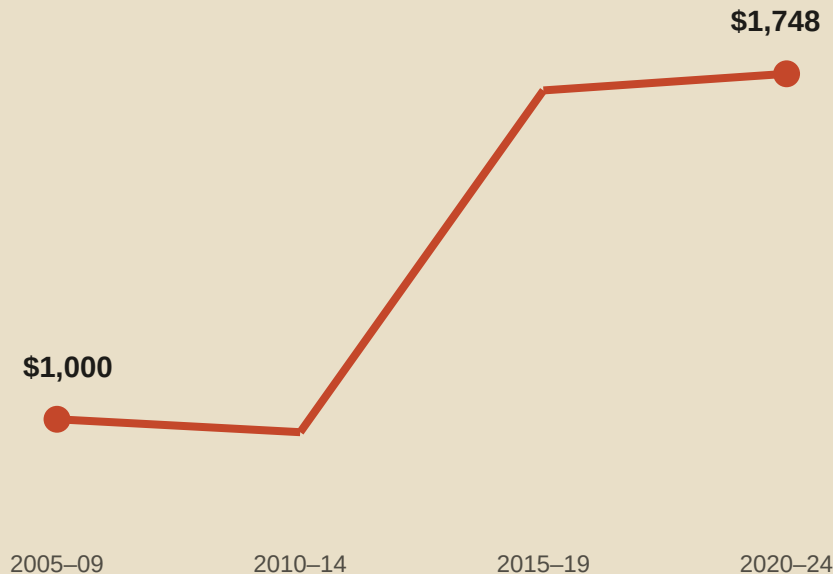
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 75%
since the 2005–2009
survey, before inflation.

\$1,748

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



THE SEAM

Cross one tract line and median rent doubles.

A \$1,438 gap between neighbors, the sharpest rent edge between adjacent tracts in Stanislaus County.

TRACT 20.02

\$1,146

TRACT 30.03

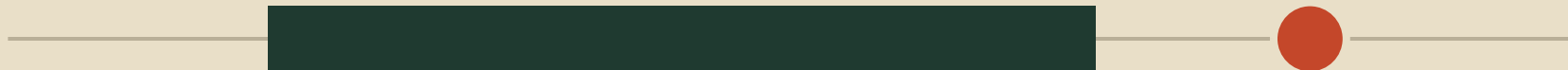
\$2,584



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,073–\$1,609



\$1,748 median

is the monthly rent range local workforce wages support.

BUILDING

56% of the housing here was built before 2000.

270

homes permitted, 2022–2025

4%

of those were in multifamily
buildings

56%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4% to the 2,894 homes here.

12–13

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



HOME VALUE

A median home costs 30% less than California's.

\$511,200

median home value in Hughson.

Hughson



\$511,200

California



\$734,700

U.S.



\$332,700

THAT WAS HUGHSON'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/hughson/**](https://almanacdata.ai/e/ca/hughson/)

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