



Laguna Beach, California.

Current market data.

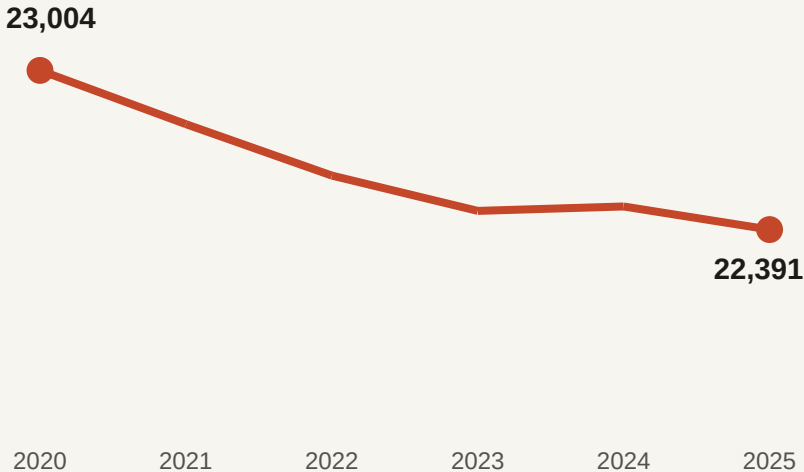
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 2.7% since 2020.

22,391

people, the 288th-largest of California's cities and towns.



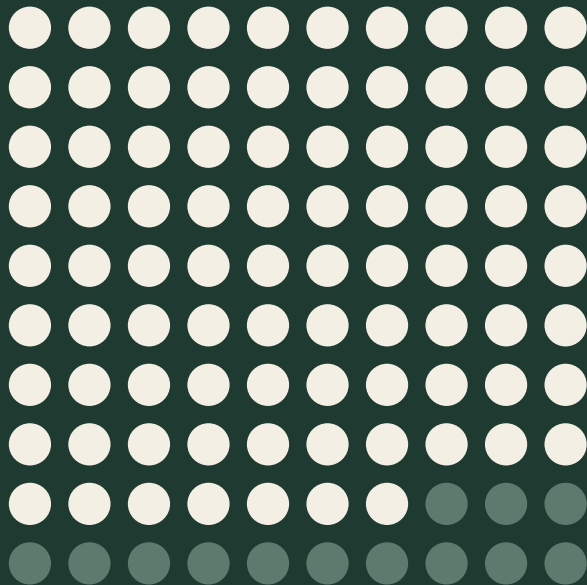
Source: Census Population Estimates, 2025

THE WORKDAY

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

86.5%

of 10,362 jobs located in Laguna Beach are filled by
in-commuters.



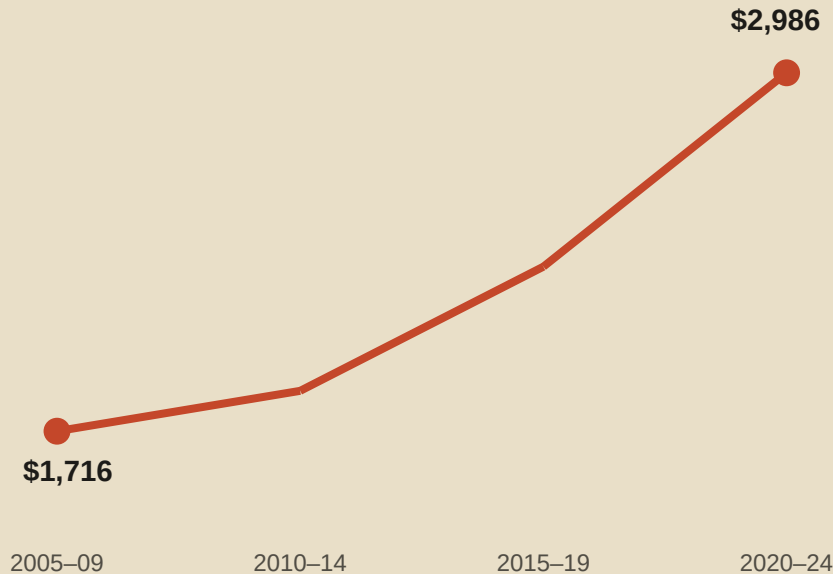
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 74%
since the 2005–2009
survey, before inflation.

\$2,986

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





THE SEAM

Cross one tract line and median rent doubles.

A \$2,732 gap between neighbors, the sharpest rent edge between adjacent tracts in Orange County.

TRACT 995.10

\$769

TRACT 995.04

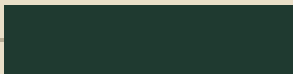
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,028–\$1,542



\$2,986 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

482

homes permitted in ten years,
2016–2025

9%

of those were in multifamily
buildings

91%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.2–0.8% to the 13,598 homes here.

31–104

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



HOME VALUE

**A median home costs
172% more than
California's.**

\$2,000,001

median home value in Laguna Beach.

Laguna Beach



\$2,000,001

California



\$734,700

U.S.



\$332,700

THAT WAS LAGUNA BEACH'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/laguna-beach/

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