Merced, California.

Current market data.

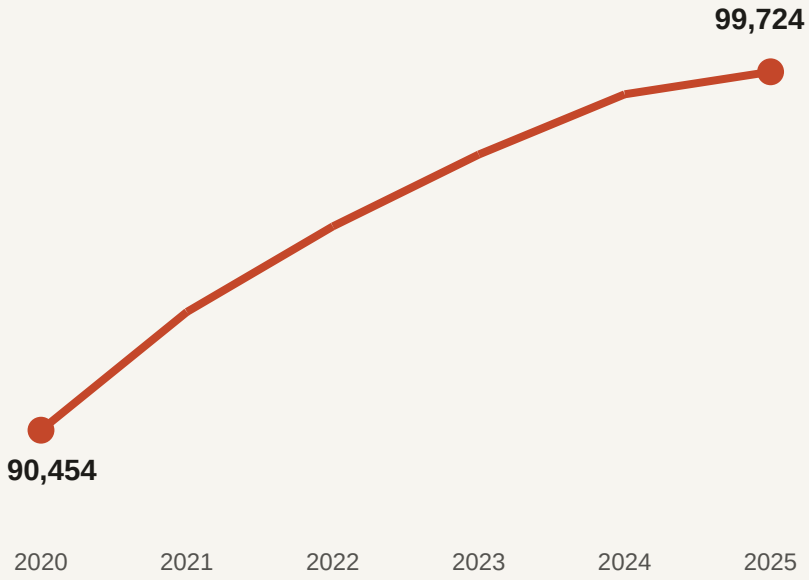
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 10.2% since 2020.

99,724

people, the 77th-largest of California's cities and towns.



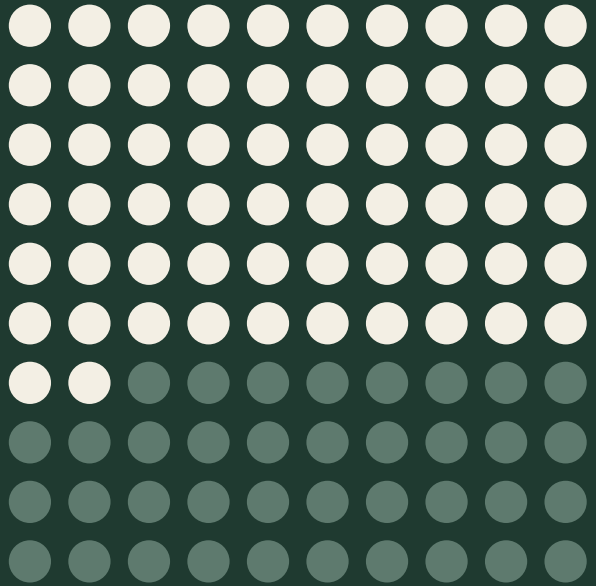
Source: Census Population Estimates, 2025

THE WORKDAY

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

62.1%

of 29,321 jobs located in Merced are filled by in-commuters.



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

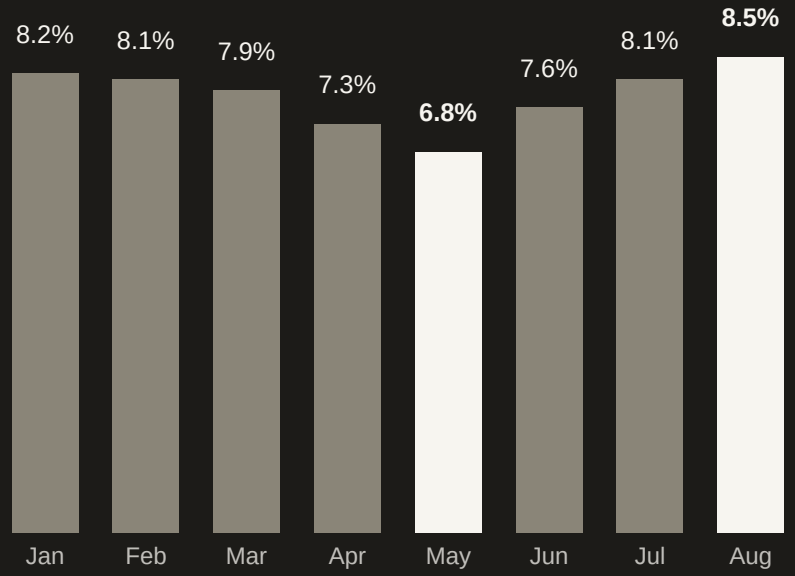
Source: Census LEHD LODES, 2023

UNEMPLOYMENT, 2026

The low came in May: 6.8%.

8.5%

in August 2026, the latest month released. A year earlier it was 8.8%.



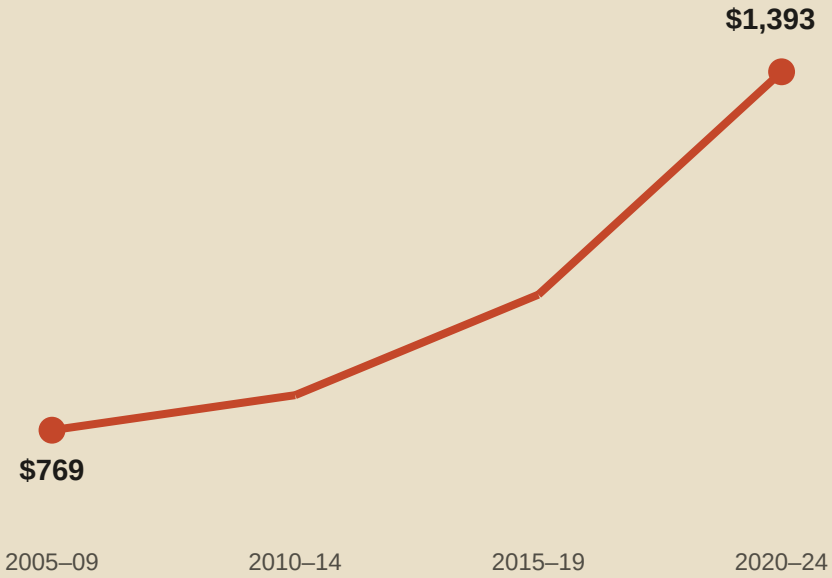
Source: BLS Local Area Unemployment Statistics, 2026-08

RENT

Median rent is up 81% since the 2005–2009 survey, before inflation.

$1,393

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

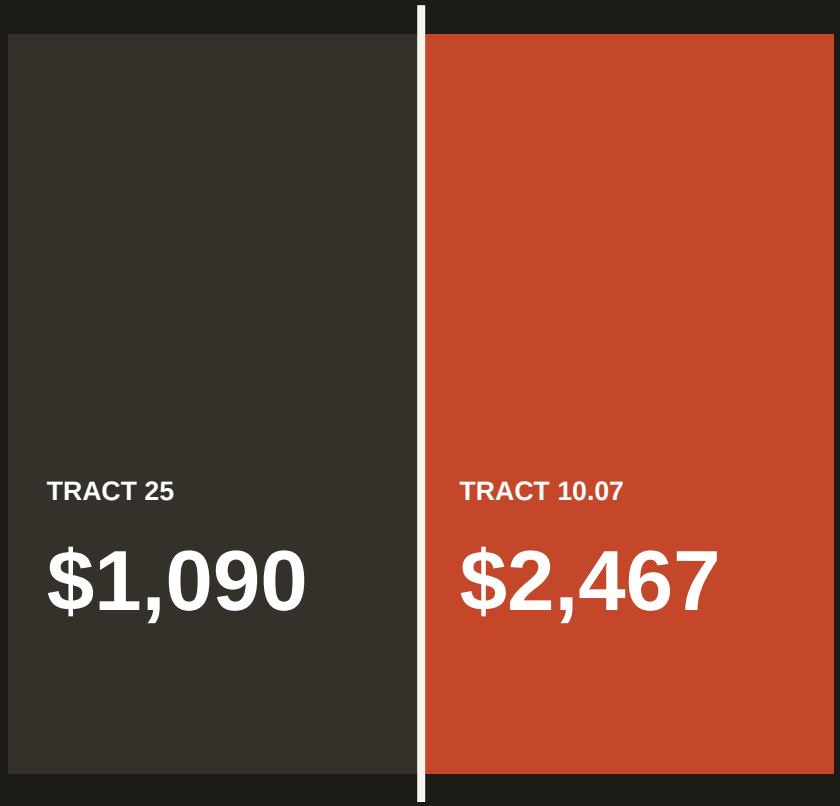


Source: Census ACS 5-year, 2020-2024

THE SEAM

Cross one tract line and median rent doubles.

A $1,377 gap between neighbors, the sharpest rent edge between adjacent tracts in Merced County.



Source: Census ACS 5-year, 2020-2024

ROOM TO BUILD

The median rent sits inside what local wages can carry.

is the monthly rent range local workforce wages support.

Source: Computed by the Almanac, 2023; Census ACS 5-year, 2020-2024

BUILDING

70% of the housing here was built before 2000.

1,568

homes permitted, 2022–2025

23%

of those were in multifamily buildings

70%

of all homes were built before 2000

Source: Census Building Permits Survey, 2022-2025; Census ACS 5-year, 2020-2024

UNITS NEEDED

Closing the gap would add 0.8–1.0% to the 29,758 homes here.

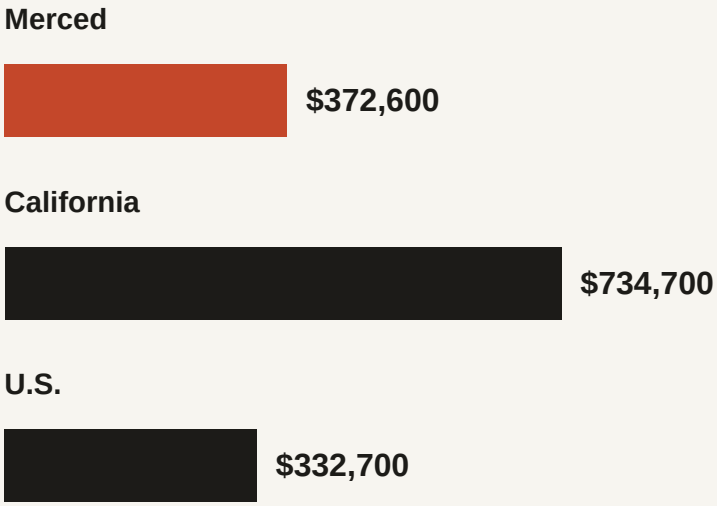
224–293

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

Source: Computed by the Almanac, 2023

HOME VALUE

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



$372,600

median home value in Merced.

Source: Census ACS 5-year, 2020-2024

THAT WAS MERCED'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/merced/**