



Poway, California.

Current market data.

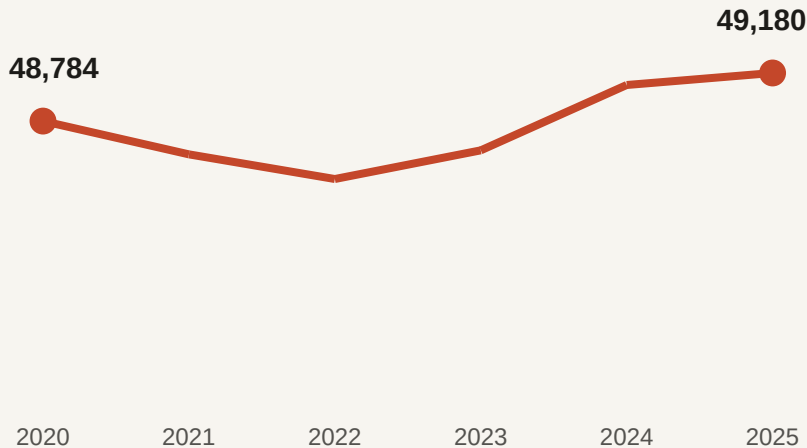
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

49,180

people, the 183rd-largest of California's cities and towns.

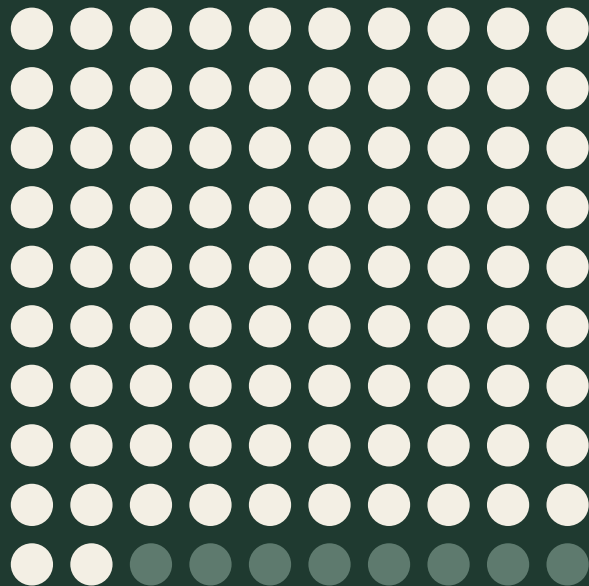


THE WORKDAY

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

91.5%

of 33,803 jobs located in Poway are filled by in-commuters.



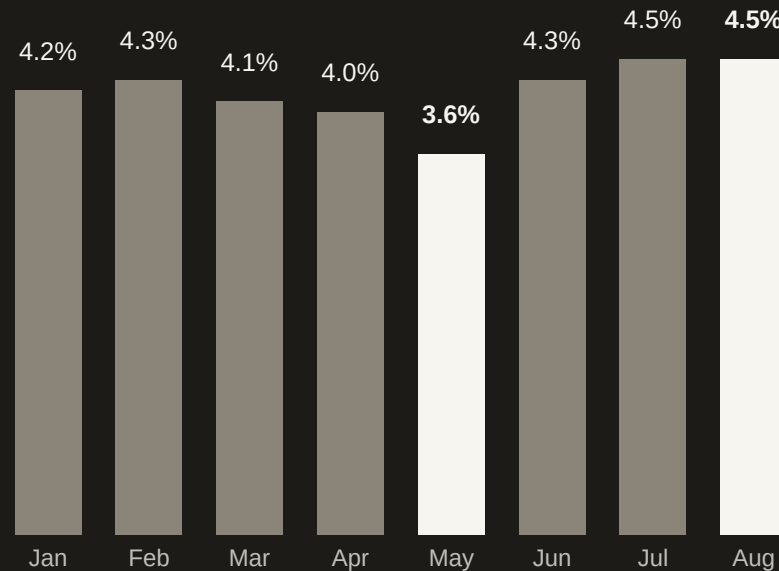
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in May:
3.6%.

4.5%

in August 2026, the latest month released. A year earlier it was 4.6%.

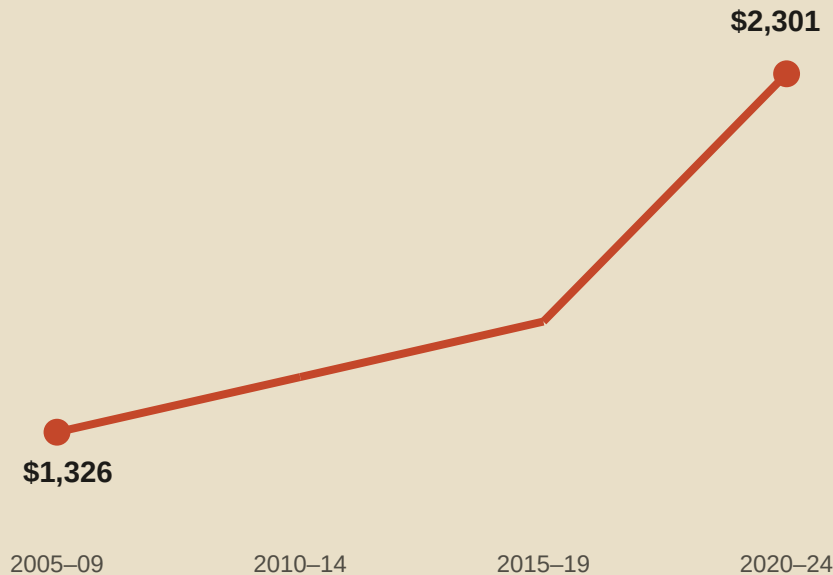


RENT

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

\$2,301

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





THE SEAM

Cross one tract line and median rent doubles.

A \$2,412 gap between neighbors, the sharpest rent edge between adjacent tracts in San Diego County.

TRACT 51.03

\$1,023

TRACT 216

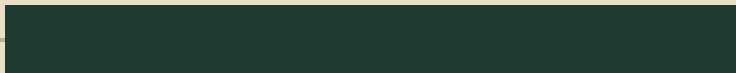
\$3,435



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,313–\$1,970



\$2,301 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

794

homes permitted in ten years,
2016–2025

36%

of those were in multifamily
buildings

88%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.3–2.0% to the 16,936 homes here.

51–338

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



HOME VALUE

A median home costs 41% more than California's.

\$1,034,800

median home value in Poway.

Poway



\$1,034,800

California



\$734,700

U.S.



\$332,700

THAT WAS POWAY'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/poway/**](https://almanacdata.ai/e/ca/poway/)

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