



San Carlos, California.

Current market data.

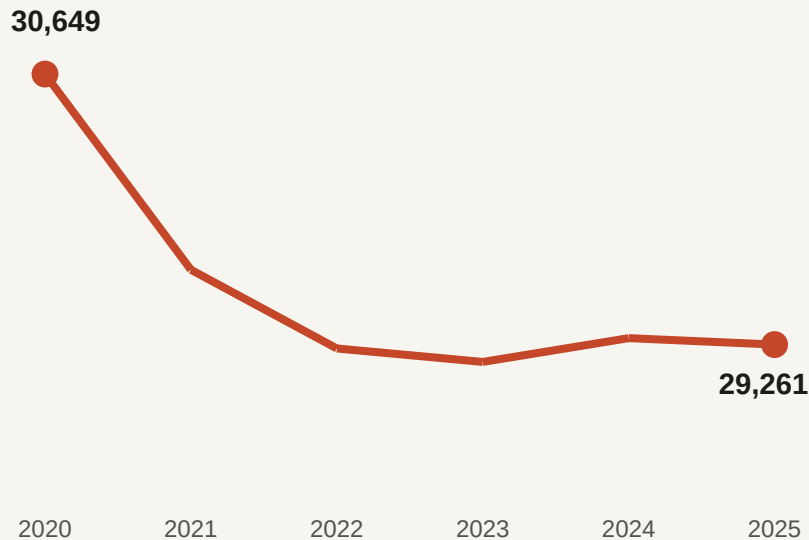
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 4.5% since 2020.

29,261

people, the 248th-largest of California's cities and towns.



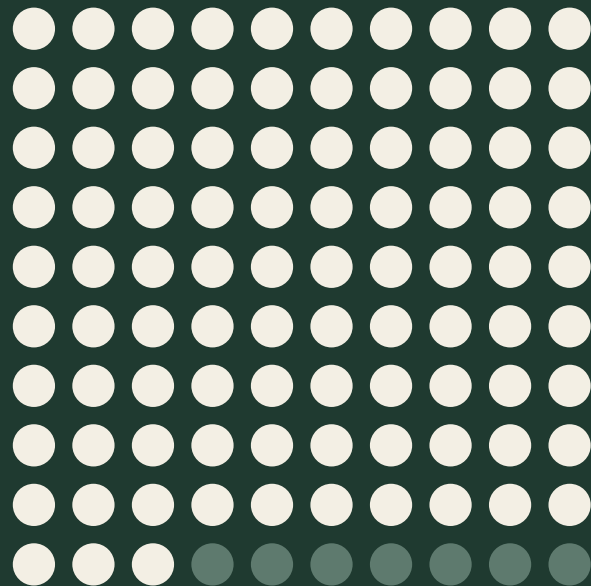
THE WORKDAY

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

93.1%

of 18,129 jobs located in San Carlos are filled by
in-commuters.

Source: Census LEHD LODES, 2023



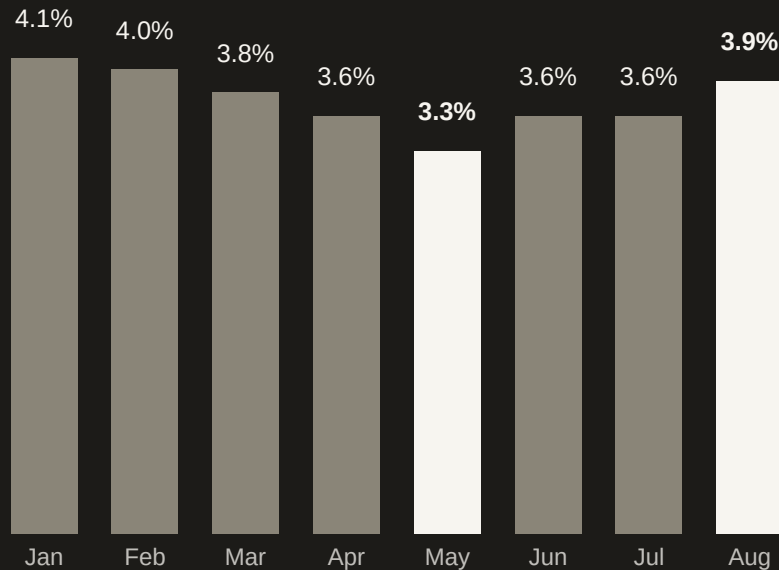
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in May:
3.3%.

3.9%

in August 2026, the latest month released. A year earlier it was 4.1%.

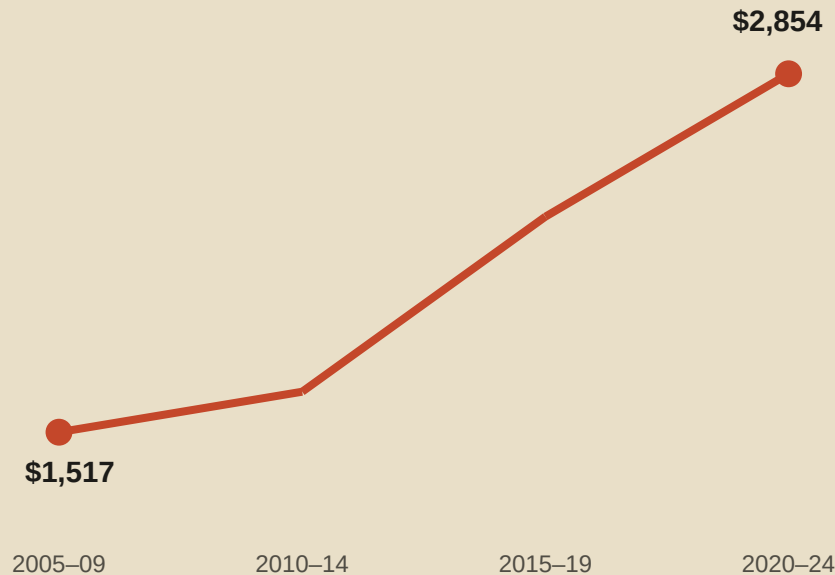


RENT

Median rent is up 88%
since the 2005–2009
survey, before inflation.

\$2,854

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



THE SEAM

Cross one tract line and median rent doubles.

A \$2,339 gap between neighbors, the sharpest rent edge between adjacent tracts in San Mateo County.

TRACT 6138

\$1,162

TRACT 6134

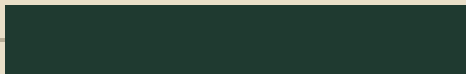
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,300–\$1,950



\$2,854 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

580

homes permitted in ten years,
2016–2025

61%

of those were in multifamily
buildings

90%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.3–1.6% to the 11,627 homes here.

39–181

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 San Carlos.

San Carlos



\$2,000,001

California



\$734,700

U.S.



\$332,700

THAT WAS SAN CARLOS'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/san-carlos/**](https://almanacdata.ai/e/ca/san-carlos/)

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