



Union City, California.

Current market data.

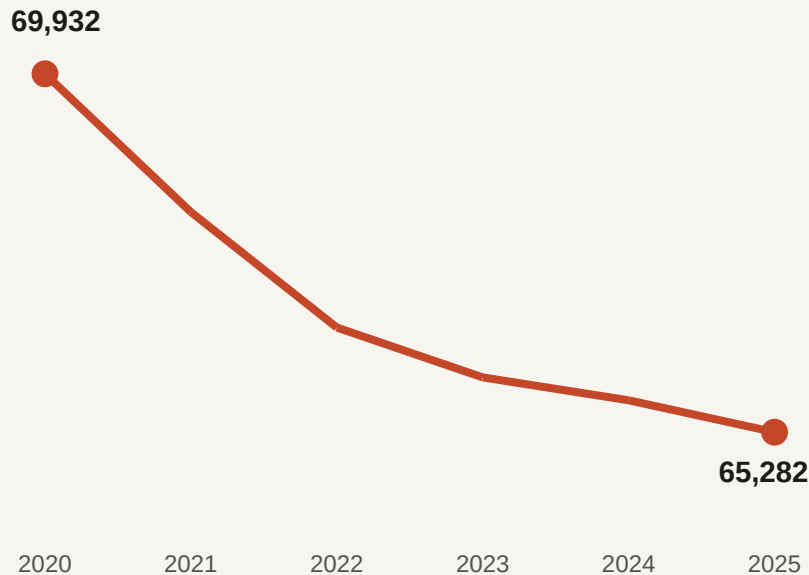
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 6.6% since 2020.

65,282

people, the 137th-largest of California's cities and towns.

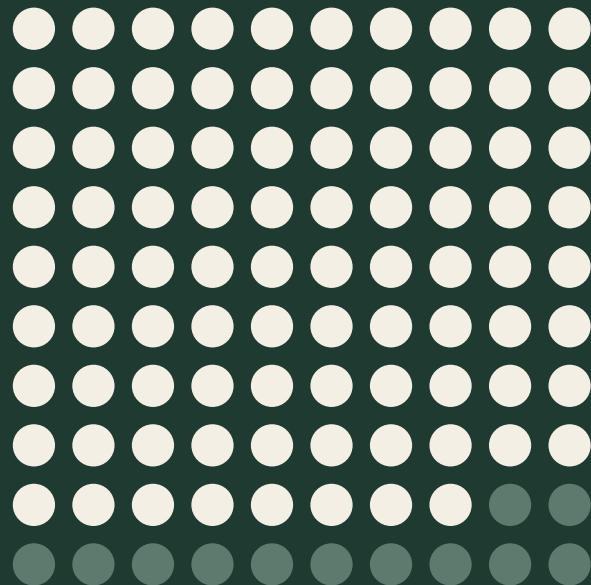


THE WORKDAY

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

87.8%

of 27,320 jobs located in Union City are filled by in-commuters.



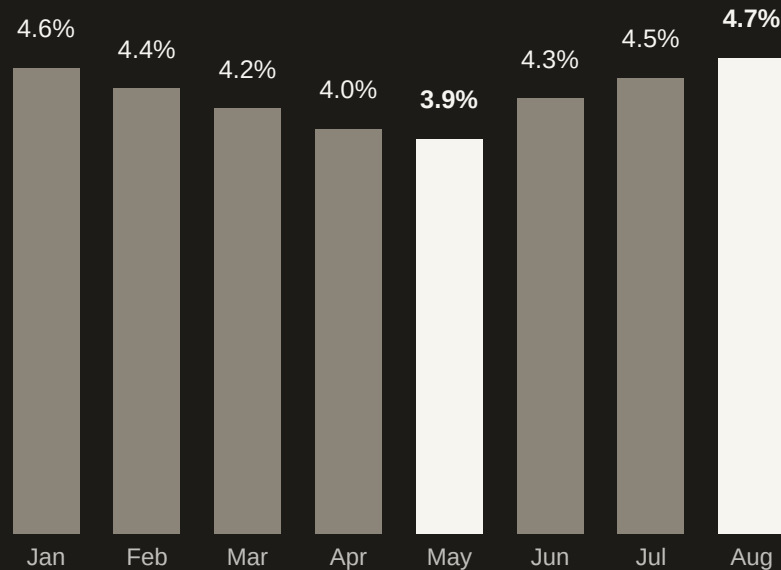
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in May:
3.9%.

4.7%

in August 2026, the latest month released. A year earlier it was 4.9%.

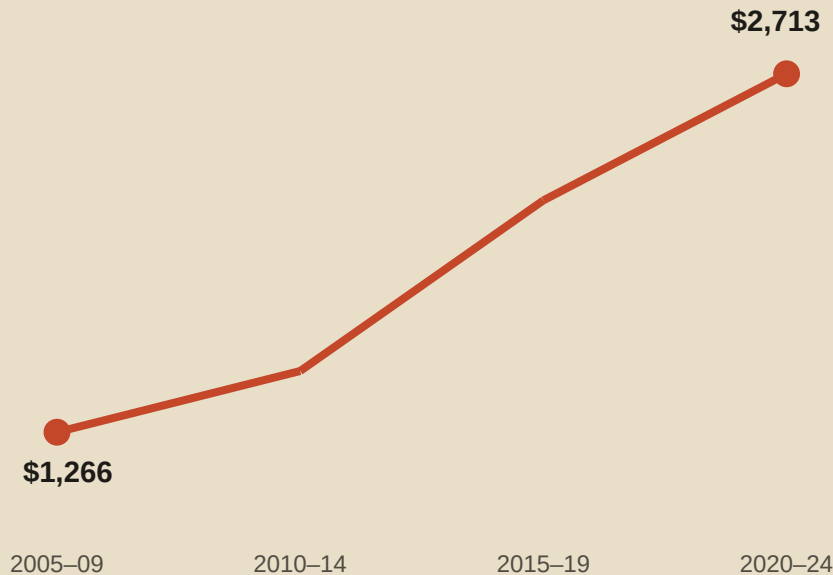


RENT

Median rent is up 114%
since the 2005–2009
survey, before inflation.

\$2,713

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



THE SEAM

Cross one tract line and median rent doubles.

A \$2,475 gap between neighbors, the sharpest rent edge between adjacent tracts in Alameda County.

TRACT 4026

\$1,026

TRACT 9832

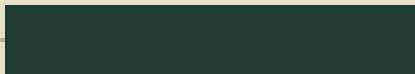
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,161–\$1,741



\$2,713 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

402

homes permitted in ten years,
2016–2025

22%

of those were in multifamily
buildings

83%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–1.2% to the 21,901 homes here.

96–273

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



HOME VALUE

A median home costs 50% more than California's.

\$1,104,900

median home value in Union City.

Union City



\$1,104,900

California



\$734,700

U.S.



\$332,700

THAT WAS UNION CITY'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/union-city/

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