



Vacaville, California.

Current market data.

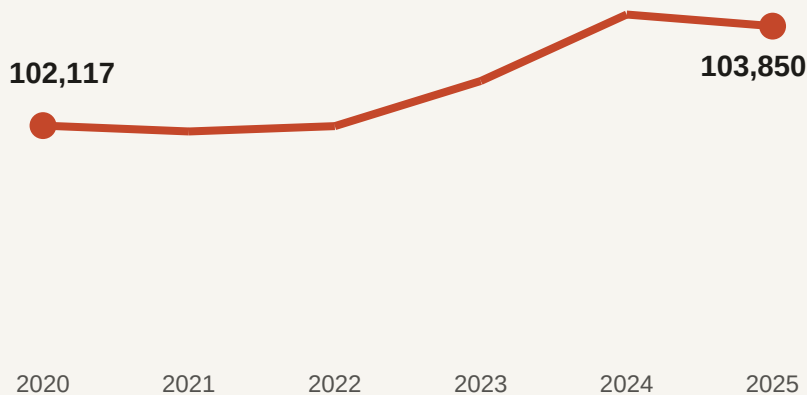
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 1.7% since 2020.

103,850

people, the 69th-largest of California's cities and towns.

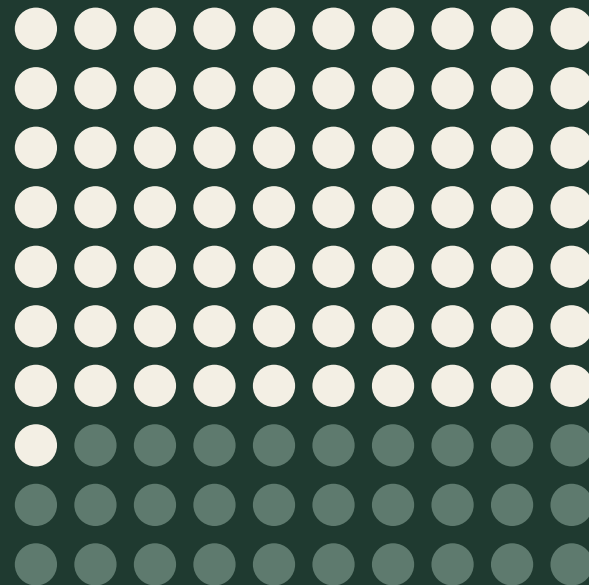


THE WORKDAY

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

71.5%

of 35,473 jobs located in Vacaville are filled by in-commuters.



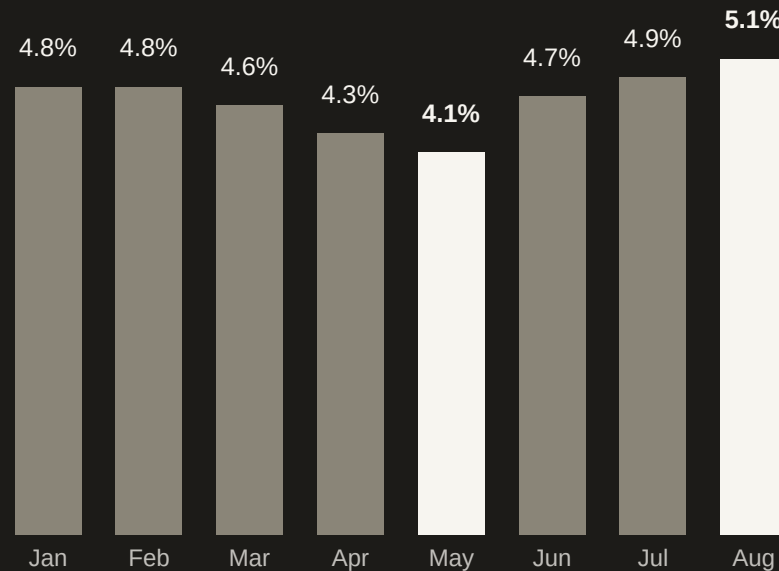
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in May:
4.1%.

5.1%

in August 2026, the latest month released. A year earlier it was 5.5%.

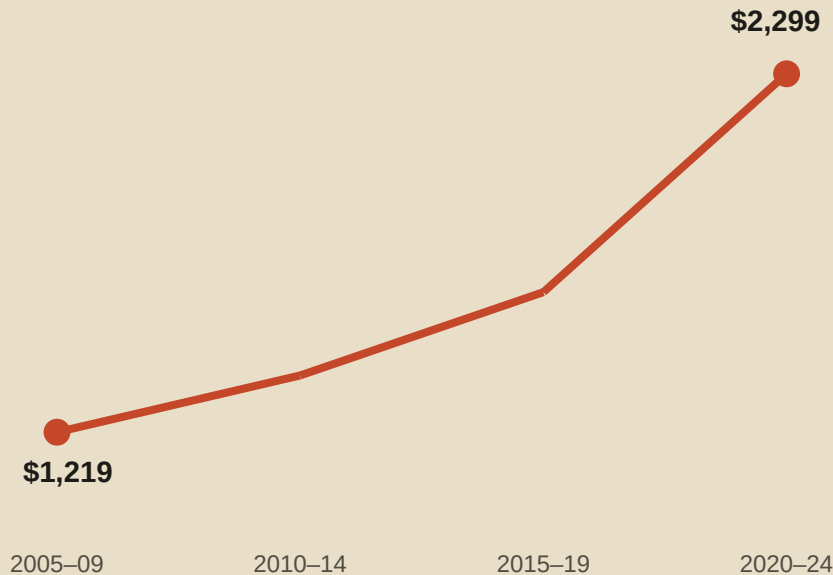


RENT

Median rent is up 89%
since the 2005–2009
survey, before inflation.

\$2,299

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



THE SEAM

Cross one tract line and median rent doubles.

A \$2,075 gap between neighbors, the sharpest rent edge between adjacent tracts in Solano County.

TRACT 2532.07

\$1,125

TRACT 2532.06

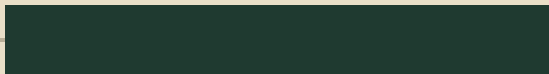
\$3,200



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,143–\$1,714



\$2,299 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

4,094

homes permitted in ten years,
2016–2025

21%

of those were in multifamily
buildings

78%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–1.0% to the 35,830 homes here.

140–355

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



HOME VALUE

A median home costs 15% less than California's.

\$620,900

median home value in Vacaville.

Vacaville



\$620,900

California



\$734,700

U.S.



\$332,700

THAT WAS VACAVILLE'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/vacaville/**](https://almanacdata.ai/e/ca/vacaville/)

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