



Parker, Colorado.

Current market data.

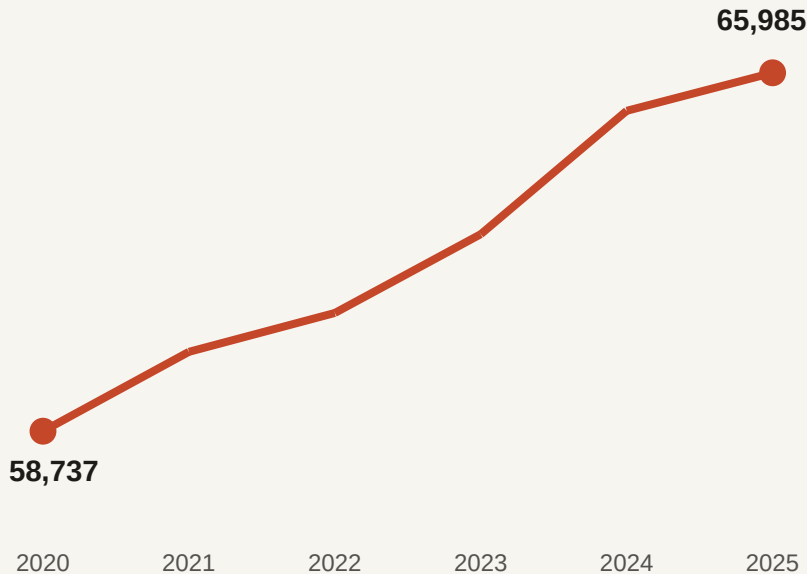
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 12.3% since 2020.

65,985

people, the 19th-largest of Colorado's cities and towns.

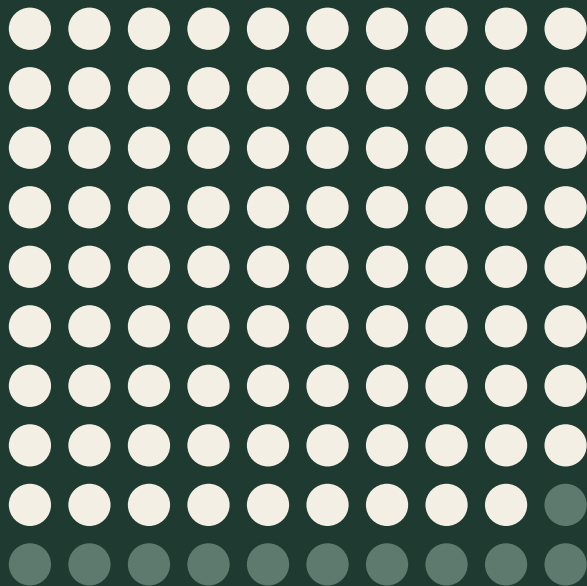


THE WORKDAY

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

88.5%

of 23,777 jobs located in Parker are filled by in-commuters.



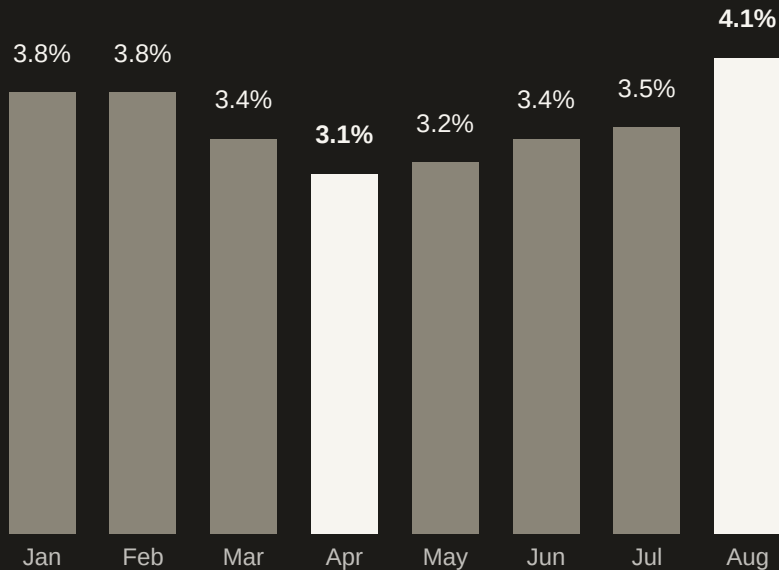
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
3.1%.

4.1%

in August 2026, the latest month released. A year earlier it was 3.4%.

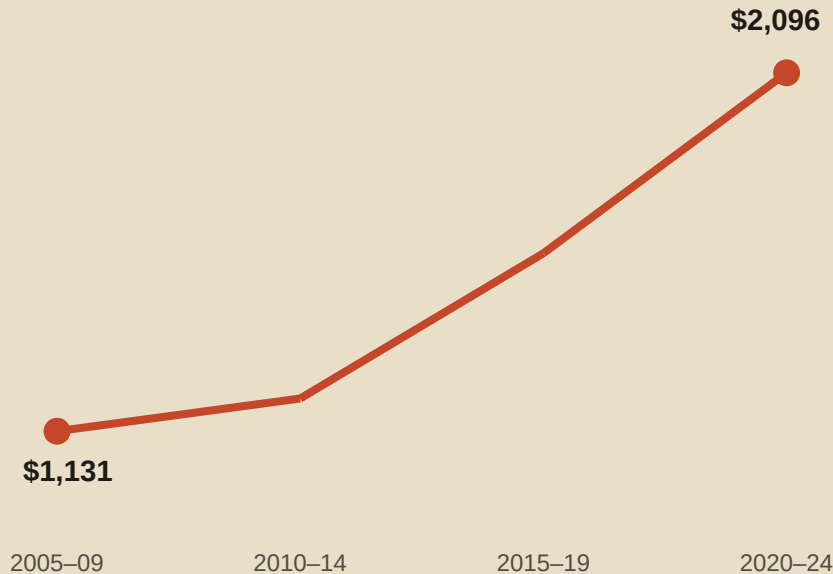


RENT

Median rent is up 85%
since the 2005–2009
survey, before inflation.

\$2,096

a month. Colorado's median is \$1,761.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,066 gap between neighbors, the sharpest rent edge between adjacent tracts in Douglas County.

TRACT 146.02

\$1,435

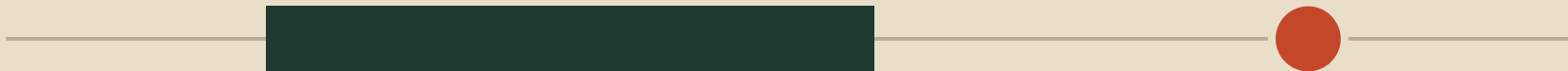
TRACT 145.06

\$3,501

ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,130–\$1,694



\$2,096 median

is the monthly rent range local workforce wages support.

BUILDING

37% of the housing here was built before 2000.

7,997

homes permitted in ten years,
2016–2025

43%

of those were in multifamily
buildings

37%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–1.1% to the 22,397 homes here.

77–238

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



HOME VALUE

A median home costs 20% more than Colorado's.

\$646,300

median home value in Parker.

Parker



\$646,300

Colorado



\$539,400

U.S.



\$332,700

THAT WAS PARKER'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/co/parker/**](https://almanacdata.ai/e/co/parker/)

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