# South Fork, Colorado.

Current market data.

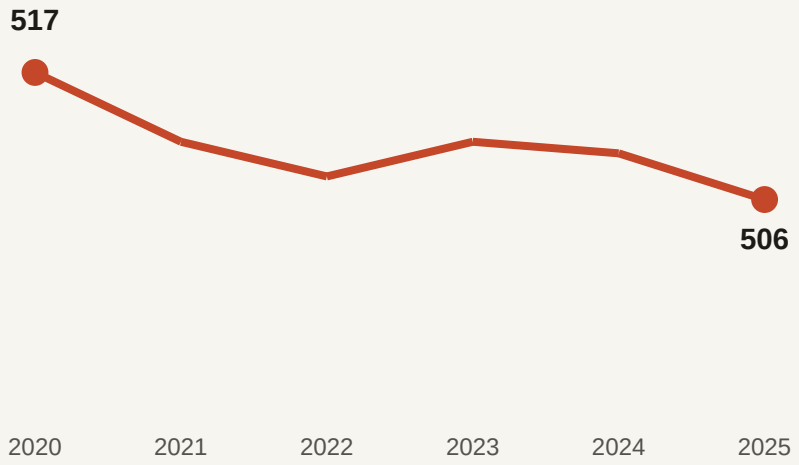
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

# Down 2.1% since 2020.

**506**

people, the 195th-largest of Colorado's cities and towns.



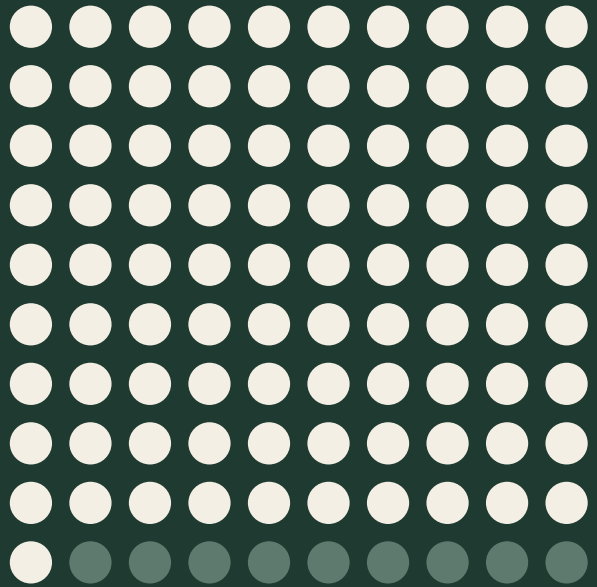

Source: Census Population Estimates, 2025

THE WORKDAY

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

**90.9%**

of 154 jobs located in South Fork are filled by in-commuters.



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

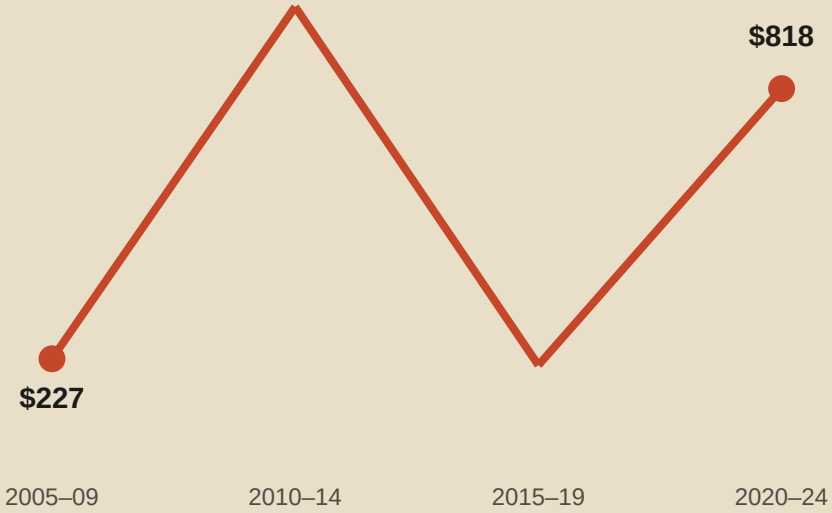
Source: Census LEHD LODES, 2023

RENT

# Median rent is up 260% since the 2005–2009 survey, before inflation.

# $818

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

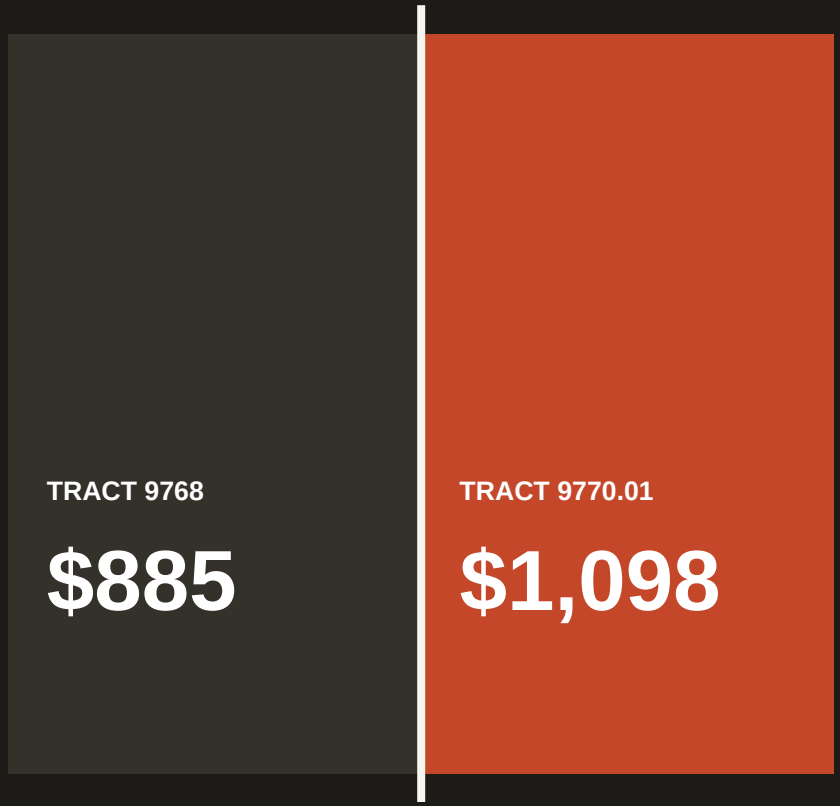



Source: Census ACS 5-year, 2020-2024

THE SEAM

# Cross one tract line and median rent jumps $213.

A $213 gap between neighbors, the sharpest rent edge between adjacent tracts in Rio Grande County.




Source: Census ACS 5-year, 2020-2024

ROOM TO BUILD

# Local wages can carry more rent than the median charged today.

is the monthly rent range local workforce wages support.

Source: Computed by the Almanac, 2023; Census ACS 5-year, 2020-2024

BUILDING

# Most of the housing here is older than 2000.

**82%**

of all homes were built before 2000

Source: Census ACS 5-year, 2020-2024

UNITS NEEDED

# Closing the gap would add 0.1–0.3% to the 780 homes here.

**1–2**

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

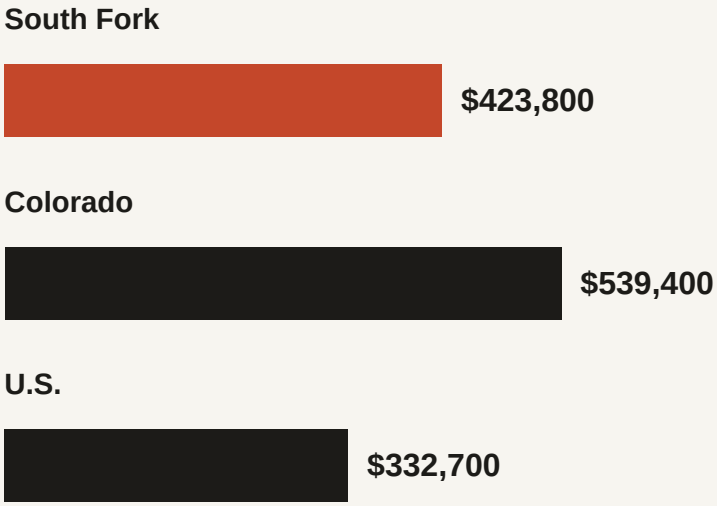
Source: Computed by the Almanac, 2023

HOME VALUE

# A median home costs 21% less than Colorado's.

# $423,800

median home value in South Fork.




Source: Census ACS 5-year, 2020-2024

THAT WAS SOUTH FORK'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/south-fork/**