# Altamonte Springs, Florida.

Current market data.

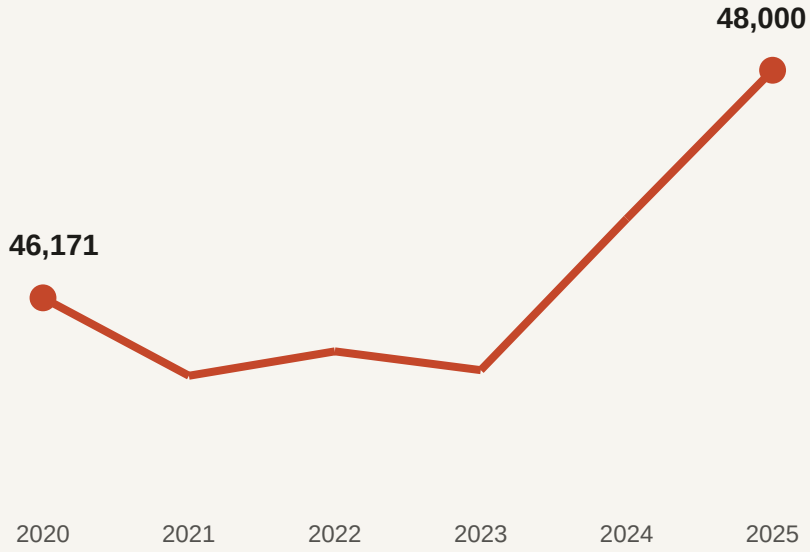
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

# Growing. Up 4.0% since 2020.

**48,000**

people, the 66th-largest of Florida's cities and towns.



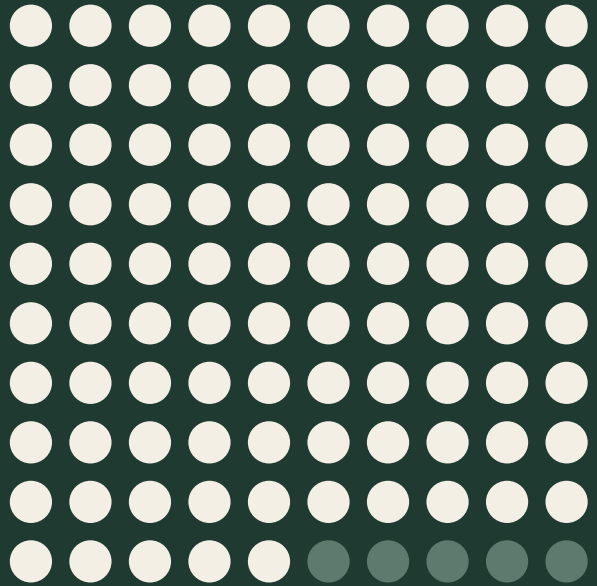

Source: Census Population Estimates, 2025

THE WORKDAY

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

**94.9%**

of 36,485 jobs located in Altamonte Springs are filled by in-commuters.



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

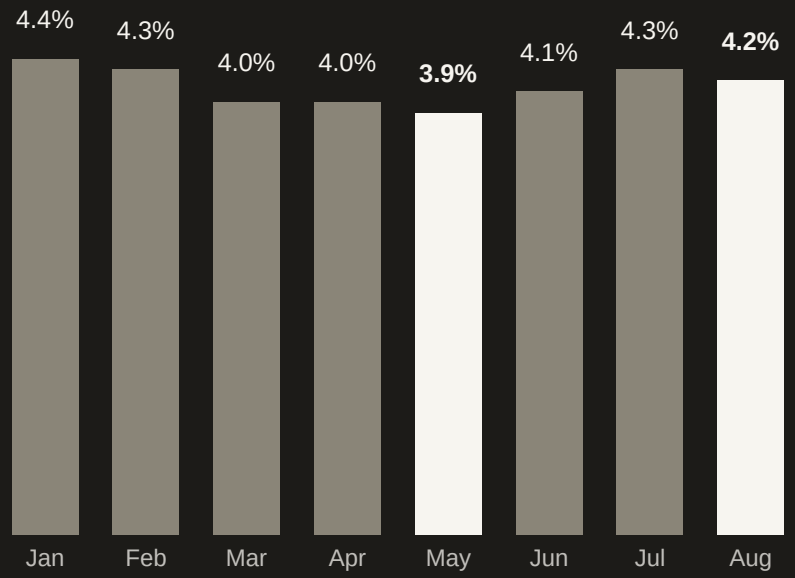
Source: Census LEHD LODES, 2023

UNEMPLOYMENT, 2026

# The low came in May: 3.9%.

**4.2%**

in August 2026, the latest month released. A year earlier it was 3.6%.



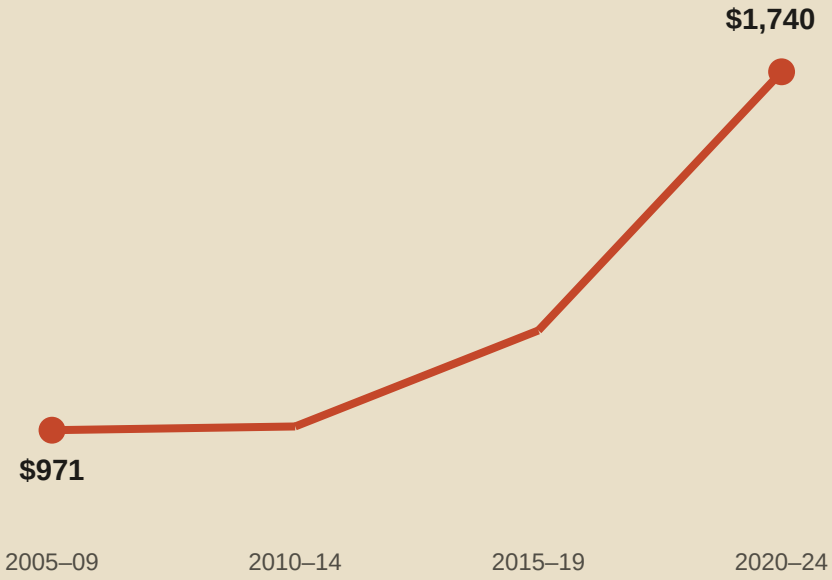

Source: BLS Local Area Unemployment Statistics, 2026-08

RENT

# Median rent is up 79% since the 2005–2009 survey, before inflation.

**$1,740**

a month. Florida's median is $1,669.

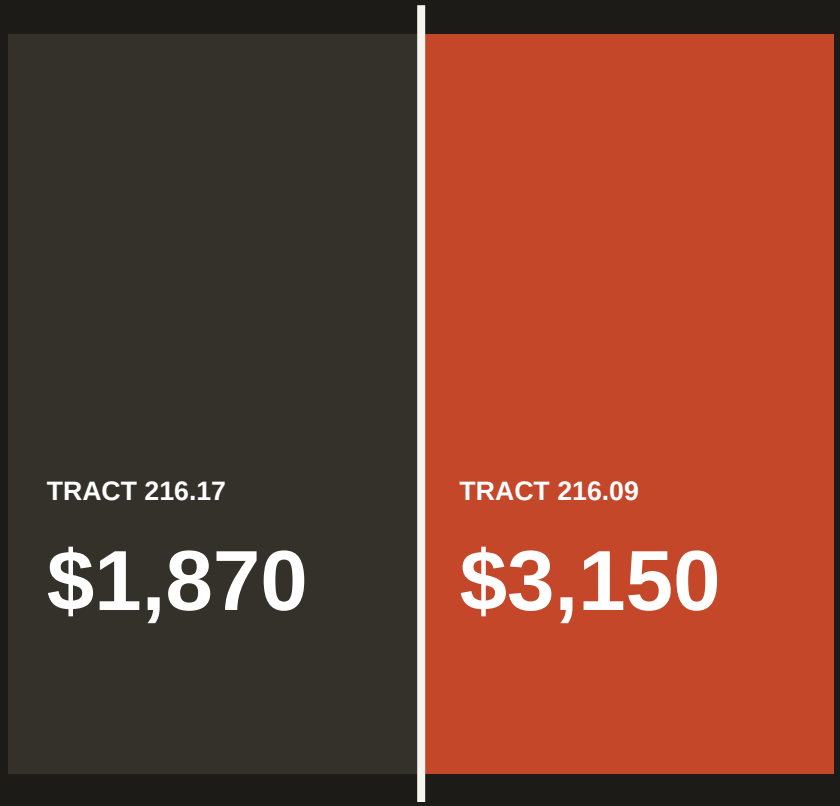



Source: Census ACS 5-year, 2020-2024

THE SEAM

# Cross one tract line and median rent jumps $1,280.

A $1,280 gap between neighbors, the sharpest rent edge between adjacent tracts in Seminole County.




Source: Census ACS 5-year, 2020-2024

ROOM TO BUILD

# The median rent is above what local wages can carry.

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.

**2,620**

homes permitted in ten years, 2016–2025

**97%**

of those were in multifamily buildings

**84%**

of all homes were built before 2000

Source: Census Building Permits Survey, 2016-2025; Census ACS 5-year, 2020-2024

UNITS NEEDED

# Closing the gap would add 0.5–1.6% to the 22,821 homes here.

**113–365**

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

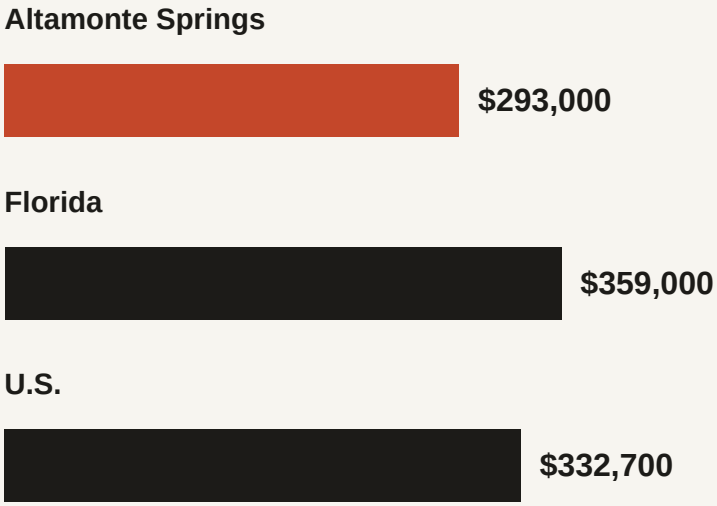
Source: Computed by the Almanac, 2023

HOME VALUE

# A median home costs 18% less than Florida's.

**$293,000**

median home value in Altamonte Springs.




Source: Census ACS 5-year, 2020-2024

THAT WAS ALTAMONTE SPRINGS'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/fl/altamonte-springs/**