



Hillsboro Beach, Florida.

Current market data.

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

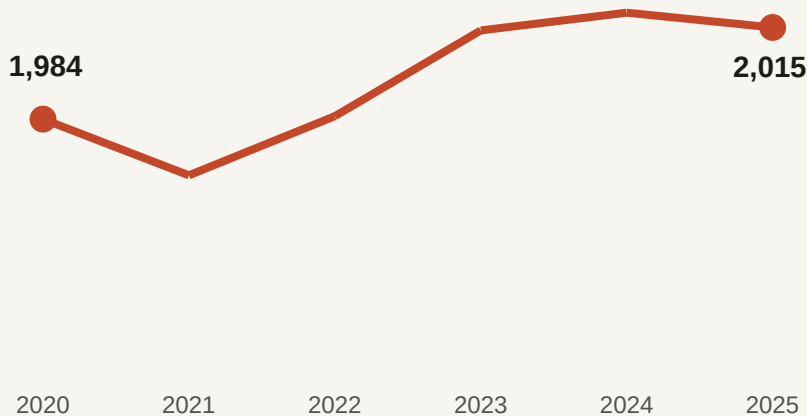


POPULATION

**Growing. Up 1.6% since
2020.**

2,015

people, the 295th-largest of Florida's cities and towns.

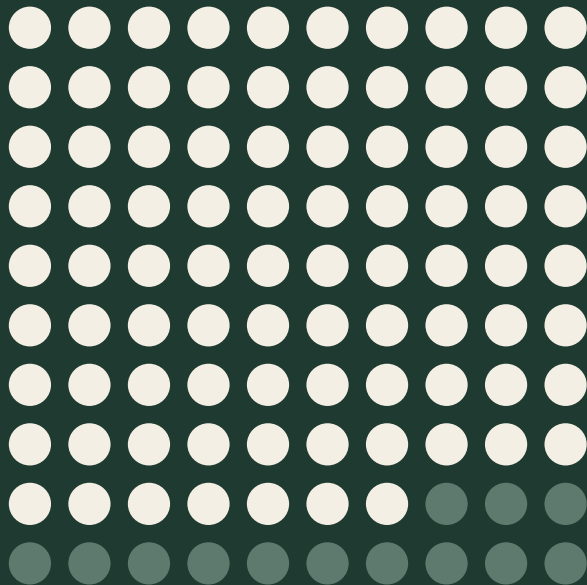


THE WORKDAY

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

86.5%

of 400 jobs located in Hillsboro Beach are filled by
in-commuters.



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

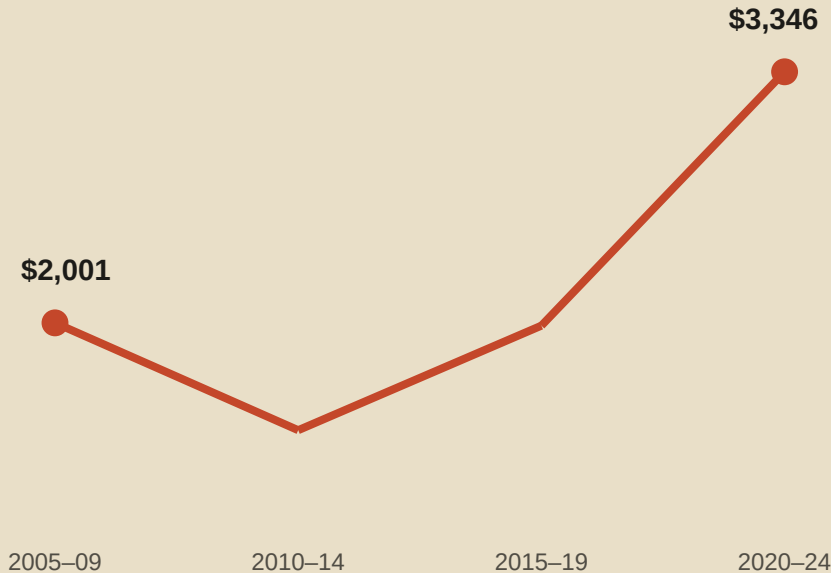


RENT

Median rent is up 67%
since the 2005–2009
survey, before inflation.

\$3,346

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



THE SEAM

Cross one tract line and median rent doubles.

A \$2,164 gap between neighbors, the sharpest rent edge between adjacent tracts in Broward County.

TRACT 602.14

\$1,337

TRACT 602.12

\$3,501

ROOM TO BUILD

The median rent is above what local wages can carry.

\$930–\$1,395



\$3,346 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

2

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

93%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.0–0.1% to the 2,685 homes here.

1–4

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



HOME VALUE

A median home costs 90% more than Florida's.

\$681,700

median home value in Hillsboro Beach.

Hillsboro Beach



\$681,700

Florida



\$359,000

U.S.



\$332,700

THAT WAS HILLSBORO BEACH'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/hillsboro-beach/

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