



Lake City, Florida.

Current market data.

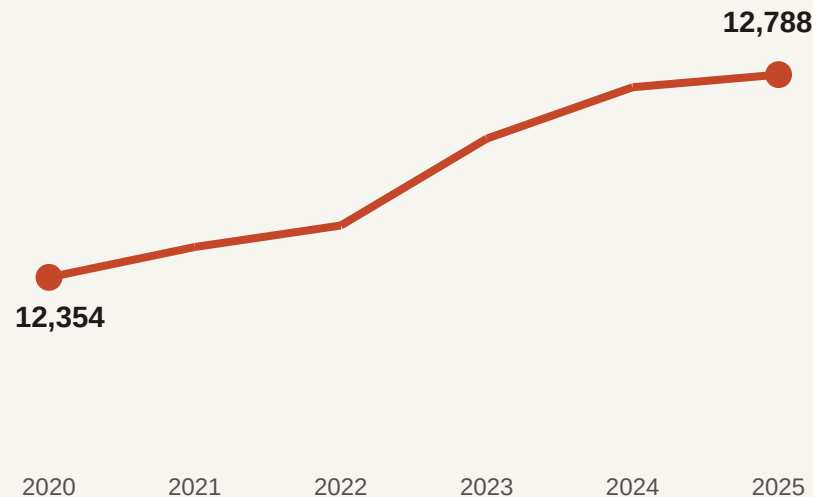
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 3.5% since 2020.

12,788

people, the 158th-largest of Florida's cities and towns.



THE WORKDAY

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

89.1%

of 13,223 jobs located in Lake City are filled by in-commuters.



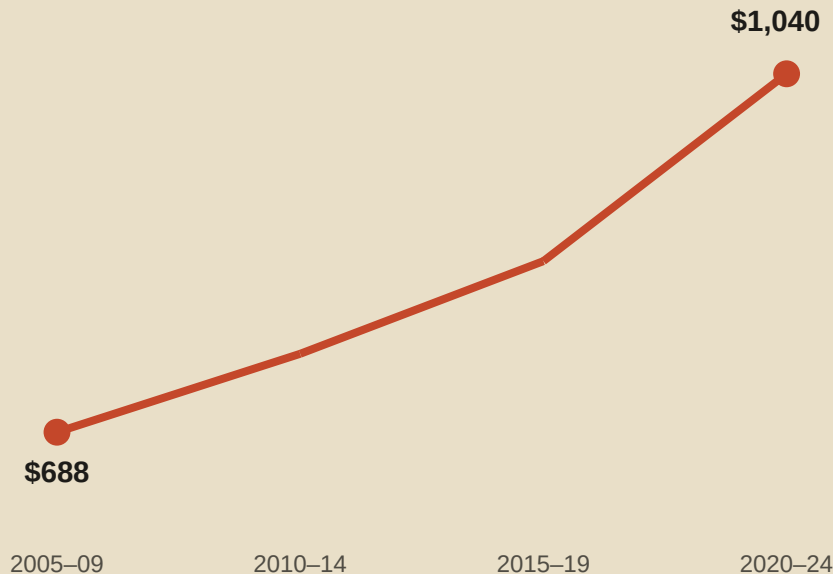
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 51%
since the 2005–2009
survey, before inflation.

\$1,040

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





THE SEAM

Cross one tract line and median rent jumps \$320.

A \$320 gap between neighbors, the sharpest rent edge between adjacent tracts in Columbia County.

TRACT 1106.04

\$865

TRACT 1106.02

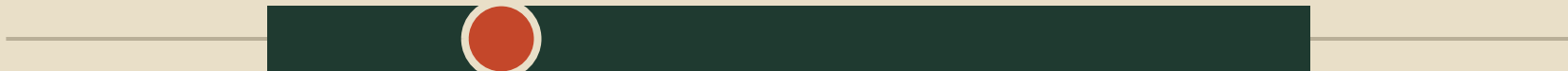
\$1,185



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$935–\$1,402



\$1,040 median

is the monthly rent range local workforce wages support.

BUILDING

74% of the housing here was built before 2000.

67

homes permitted, 2022–2025

24%

of those were in multifamily
buildings

74%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 1–3% to the 5,130 homes here.

32–132

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



HOME VALUE

A median home costs 48% less than Florida's.

\$184,900

median home value in Lake City.

Lake City



\$184,900

Florida



\$359,000

U.S.



\$332,700

THAT WAS LAKE CITY'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/lake-city/**](https://almanacdata.ai/e/fl/lake-city/)

The Almanac · your hyper-diligent research partner