



Lake Hamilton, Florida.

Current market data.

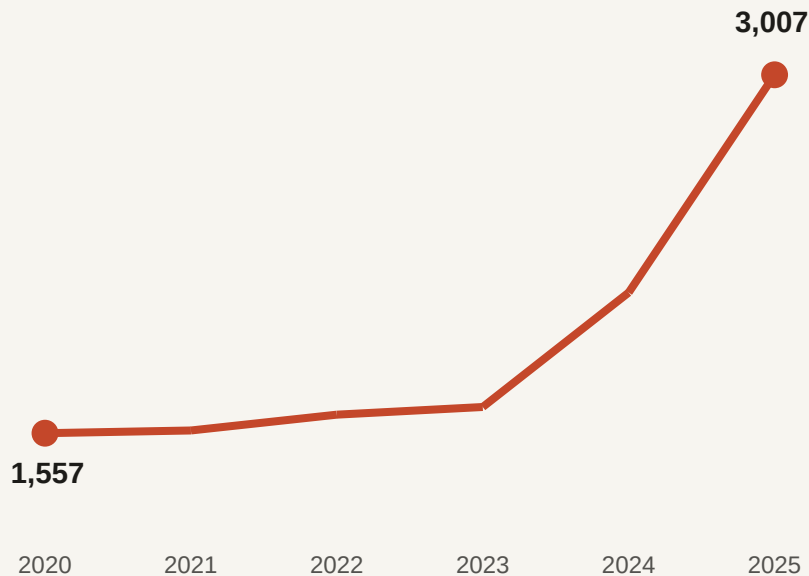
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 93.1% since 2020.

3,007

people, the 267th-largest of Florida's cities and towns.



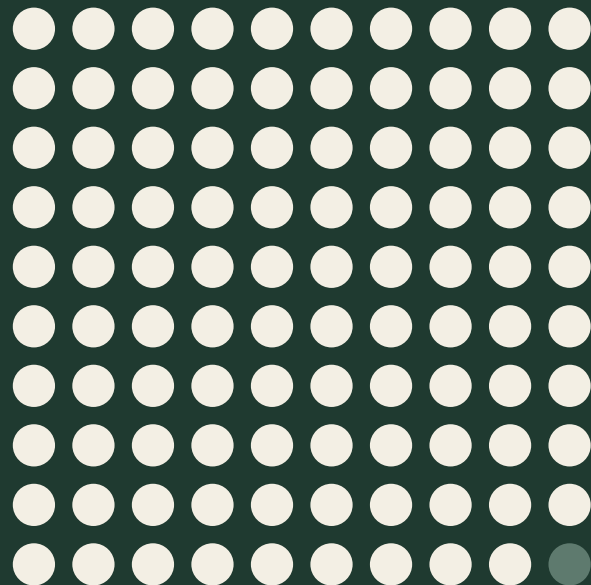
THE WORKDAY

Nearly every job here goes
to someone who lives
somewhere else.

99.0%

of 683 jobs located in Lake Hamilton are filled by
in-commuters.

Source: Census LEHD LODES, 2023



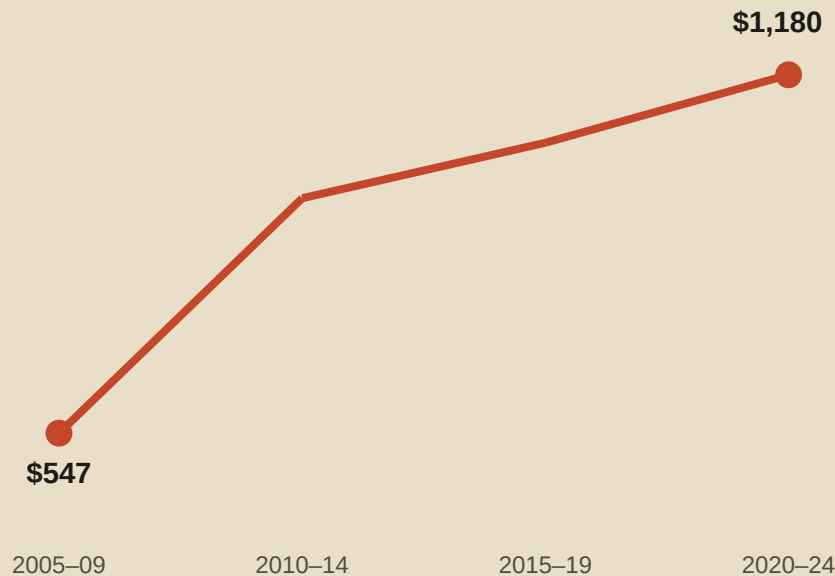
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 116%
since the 2005–2009
survey, before inflation.

\$1,180

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





THE SEAM

Cross one tract line and median rent doubles.

A \$1,636 gap between neighbors, the sharpest rent edge between adjacent tracts in Polk County.

TRACT 121.31

\$529

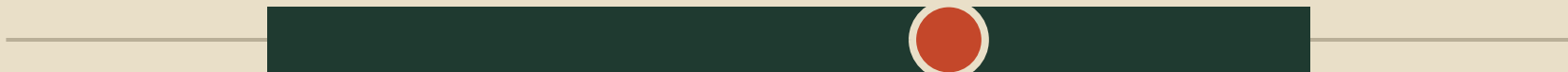
TRACT 121.32

\$2,165

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$889–\$1,334



\$1,180 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

1,028

homes permitted, 2022–2025

1%

of those were in multifamily
buildings

78%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–1.1% to the 632 homes here.

2–7

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



HOME VALUE

A median home costs 30% less than Florida's.

\$250,700

median home value in Lake Hamilton.

Lake Hamilton



\$250,700

Florida



\$359,000

U.S.



\$332,700



THAT WAS LAKE HAMILTON'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-hamilton/

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