



Oviedo, Florida.

Current market data.

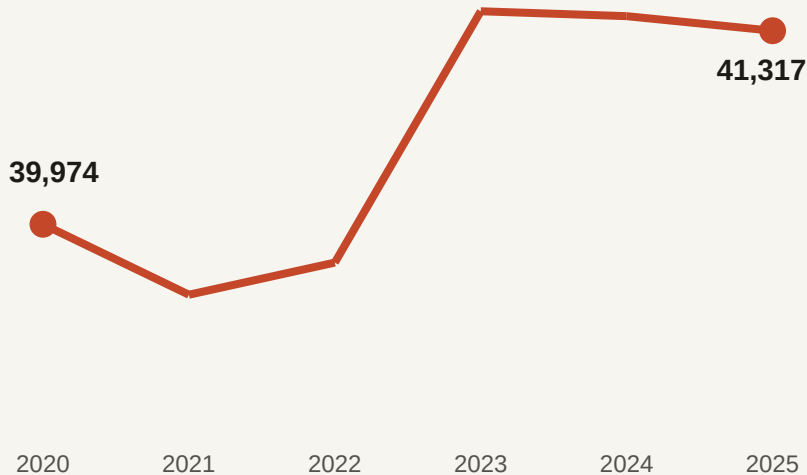
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 3.4% since 2020.

41,317

people, the 79th-largest of Florida's cities and towns.



THE WORKDAY

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

90.9%

of 12,534 jobs located in Oviedo are filled by in-commuters.



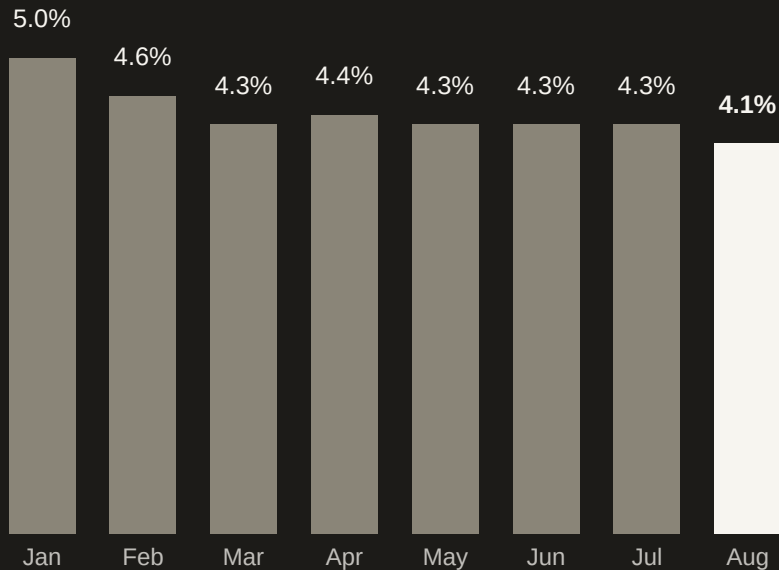
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in August:
4.1%.

4.1%

in August 2026, the latest month released. A year earlier it was 4.0%.

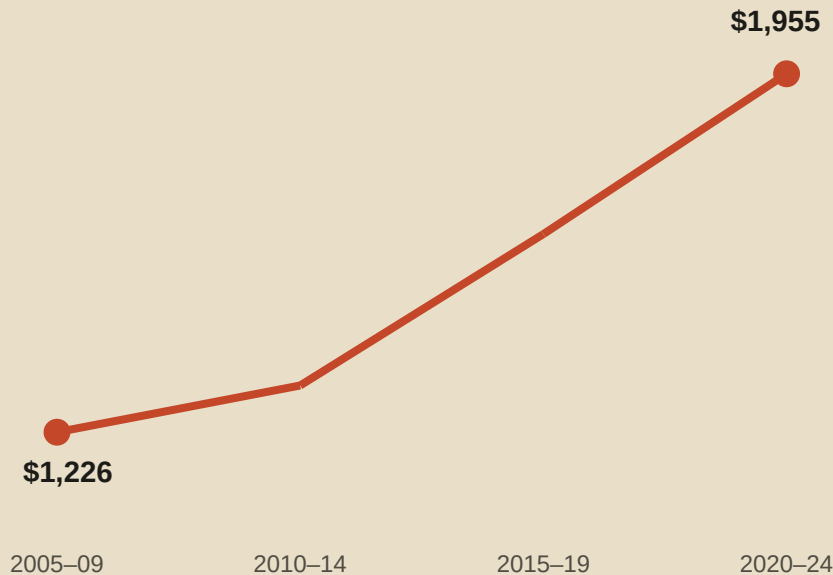


RENT

**Median rent is up 59%
since the 2005–2009
survey, before inflation.**

\$1,955

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



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.

TRACT 216.17

\$1,870

TRACT 216.09

\$3,150



ROOM TO BUILD

The median rent is above what local wages can carry.

\$860–\$1,290



\$1,955 median

is the monthly rent range local workforce wages support.

BUILDING

59% of the housing here was built before 2000.

2,076

homes permitted in ten years,
2016–2025

57%

of those were in multifamily
buildings

59%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.3–0.9% to the 14,191 homes here.

40–125

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



HOME VALUE

A median home costs 26% more than Florida's.

\$454,000

median home value in Oviedo.

Oviedo



\$454,000

Florida



\$359,000

U.S.



\$332,700

THAT WAS OVIEDO'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/oviedo/

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