



Sanibel, Florida.

Current market data.

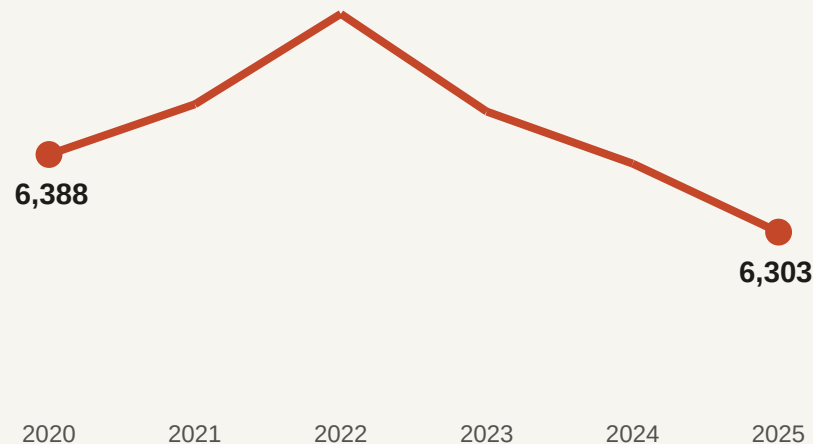
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 1.3% since 2020.

6,303

people, the 213th-largest of Florida's cities and towns.

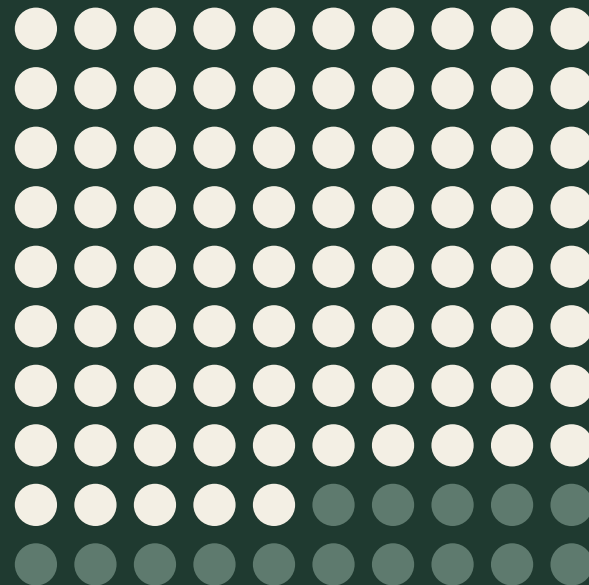


THE WORKDAY

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

85.1%

of 1,910 jobs located in Sanibel are filled by in-commuters.



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

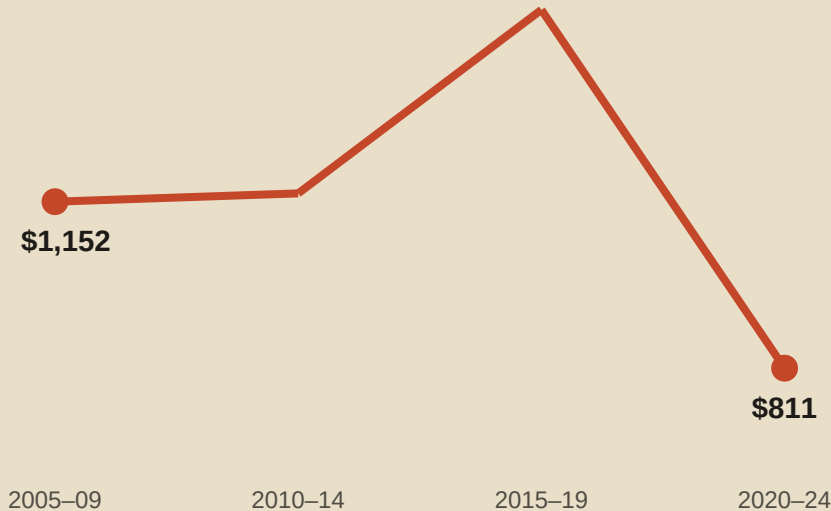


RENT

Median rent is down 30%
since the 2005–2009
survey, before inflation.

\$811

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





THE SEAM

Cross one tract line and median rent doubles.

A \$1,826 gap between neighbors, the sharpest rent edge between adjacent tracts in Lee County.

TRACT 401.17

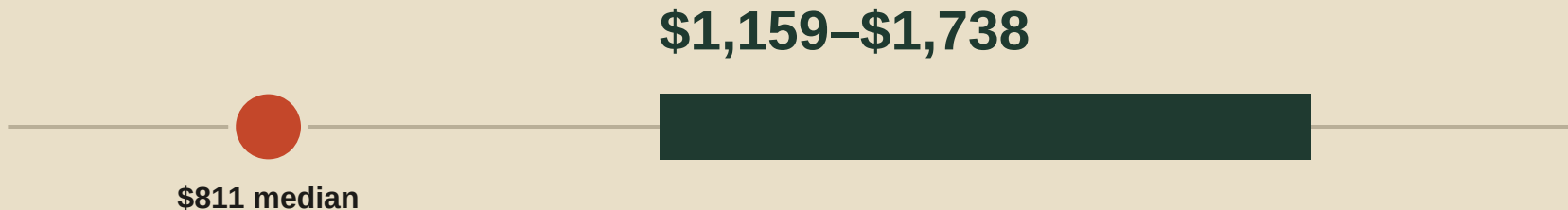
\$1,675

TRACT 401.35

\$3,501

ROOM TO BUILD

Local wages can carry more rent than the median charged today.



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

303

homes permitted in ten years,
2016–2025

17%

of those were in multifamily
buildings

87%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.0–0.2% to the 8,564 homes here.

3–19

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



HOME VALUE

A median home costs
167% more than Florida's.

\$957,300

median home value in Sanibel.

Sanibel



\$957,300

Florida



\$359,000

U.S.



\$332,700

THAT WAS SANIBEL'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/sanibel/

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