



Surfside, Florida.

Current market data.

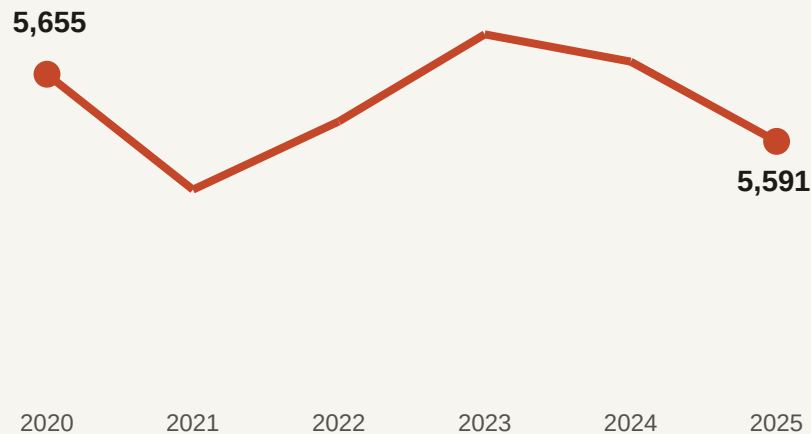
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 1.1% since 2020.

5,591

people, the 223rd-largest of Florida's cities and towns.



THE WORKDAY

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

91.7%

of 2,735 jobs located in Surfside are filled by in-commuters.



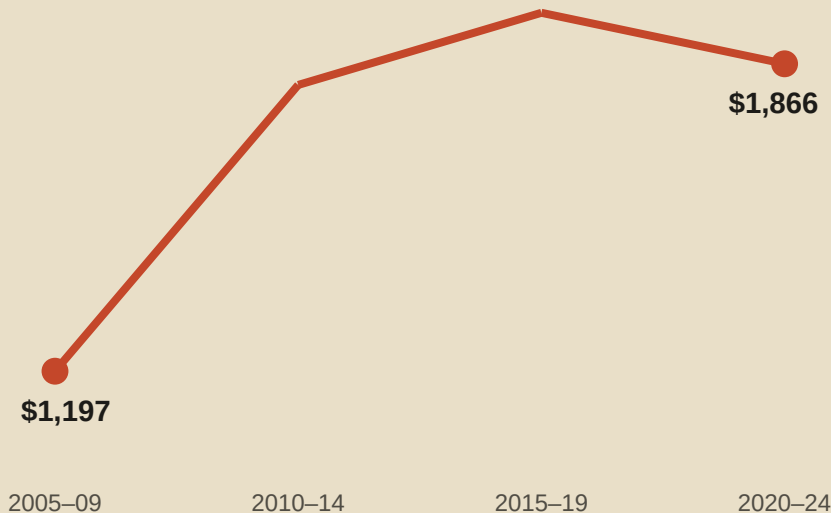
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 56%
since the 2005–2009
survey, before inflation.

\$1,866

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





THE SEAM

Cross one tract line and median rent doubles.

A \$3,210 gap between neighbors, the sharpest rent edge between adjacent tracts in Miami-Dade County.

TRACT 106.10

\$291

TRACT 82.09

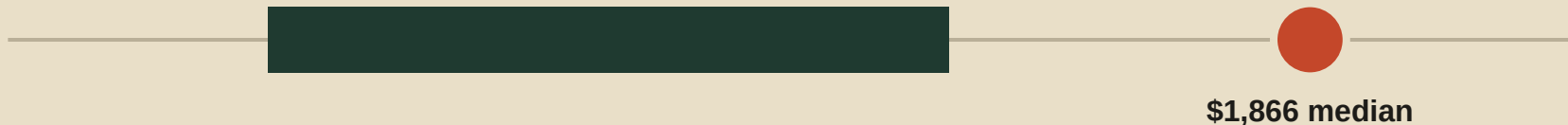
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,058–\$1,586



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

21

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

83%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–0.7% to the 3,782 homes here.

6–27

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



HOME VALUE

A median home costs
146% more than Florida's.

\$881,700

median home value in Surfside.

Surfside



\$881,700

Florida



\$359,000

U.S.



\$332,700

THAT WAS SURFSIDE'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/surfside/

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