



Coeur d'Alene, Idaho.

Current market data.

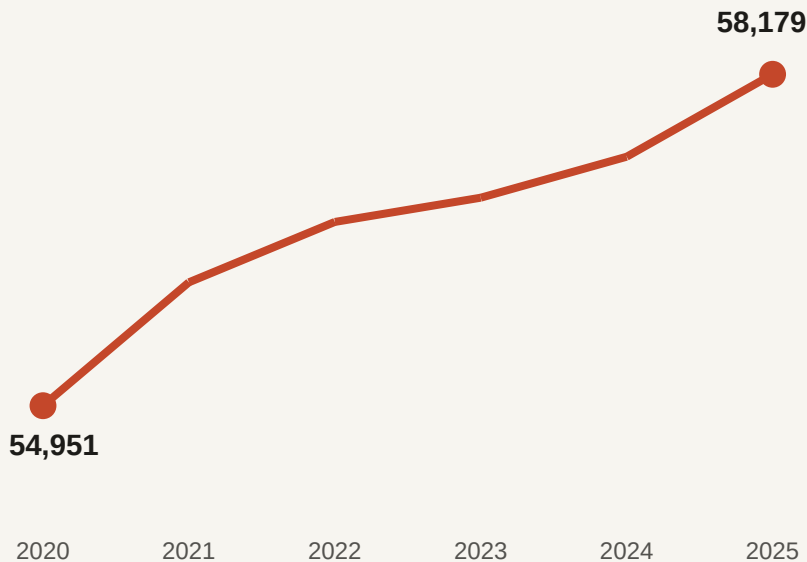
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 5.9% since 2020.

58,179

people, the 7th-largest of Idaho's cities and towns.



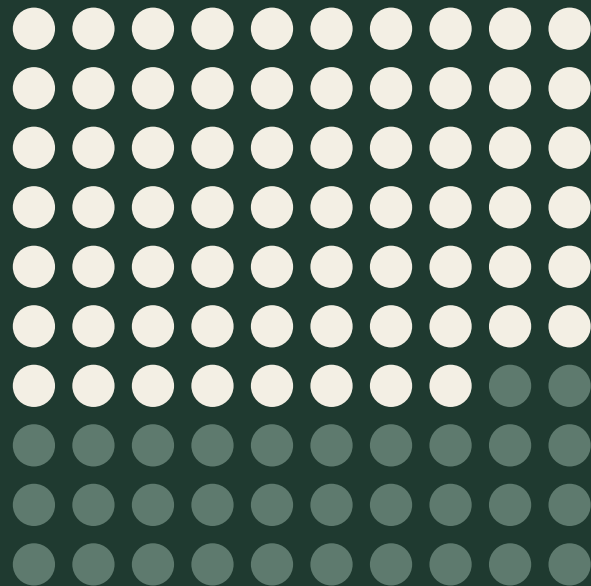
THE WORKDAY

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

68.5%

of 34,234 jobs located in Coeur d'Alene are filled by in-commuters.

Source: Census LEHD LODES, 2023



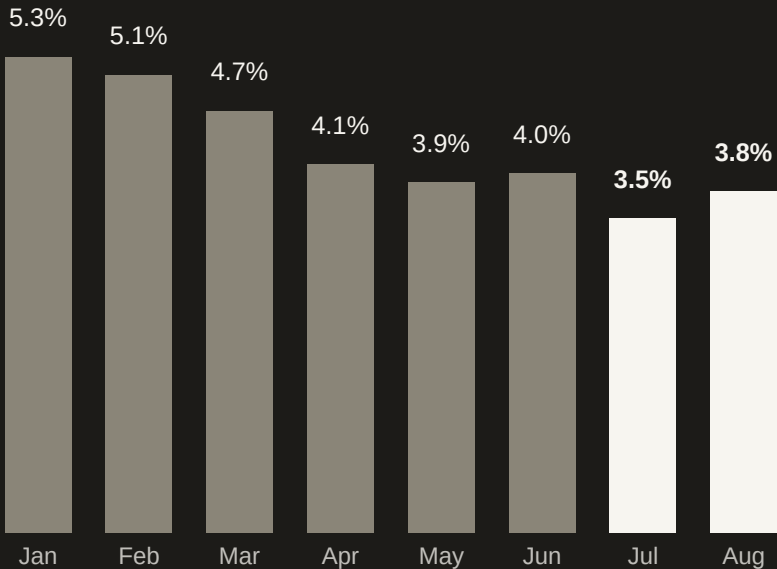
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in July:
3.5%.

3.8%

in August 2026, the latest month released. A year earlier it was 3.8%.

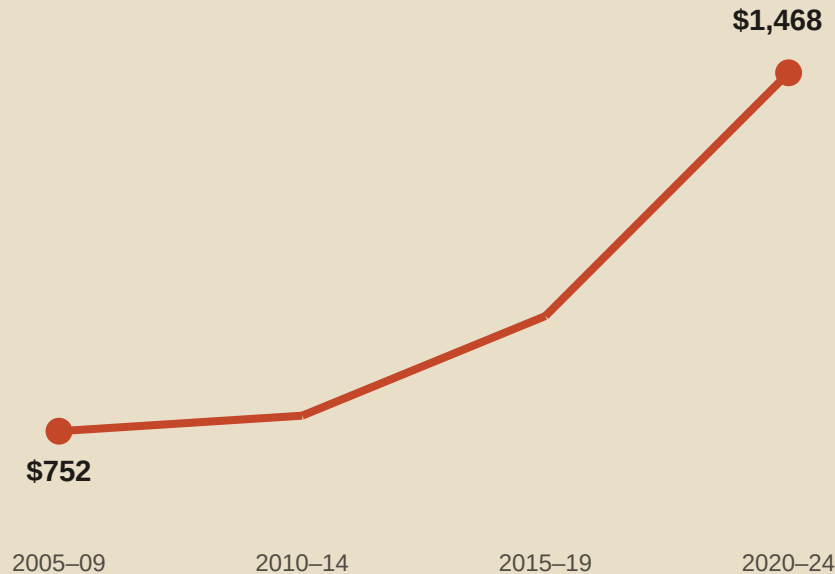


RENT

Median rent is up 95%
since the 2005–2009
survey, before inflation.

\$1,468

a month. Idaho's median is \$1,238.





THE SEAM

Cross one tract line and median rent doubles.

A \$969 gap between neighbors, the sharpest rent edge between adjacent tracts in Kootenai County.

TRACT 11

\$833

TRACT 7.01

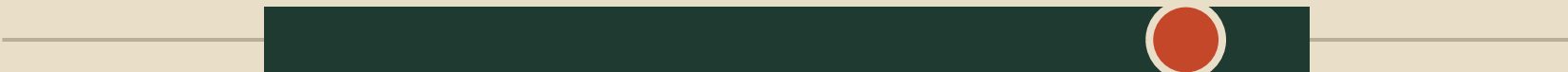
\$1,802



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,019–\$1,528



\$1,468 median

is the monthly rent range local workforce wages support.

BUILDING

59% of the housing here was built before 2000.

4,671

homes permitted in ten years,
2016–2025

43%

of those were in multifamily
buildings

59%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–1.3% to the 26,142 homes here.

98–342

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



HOME VALUE

A median home costs 16% more than Idaho's.

\$483,500

median home value in Coeur d'Alene.

Coeur d'Alene



\$483,500

Idaho



\$418,600

U.S.



\$332,700

THAT WAS COEUR D'ALENE'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/id/coeur-dalene/

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