



Anderson, Indiana.

Current market data.

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

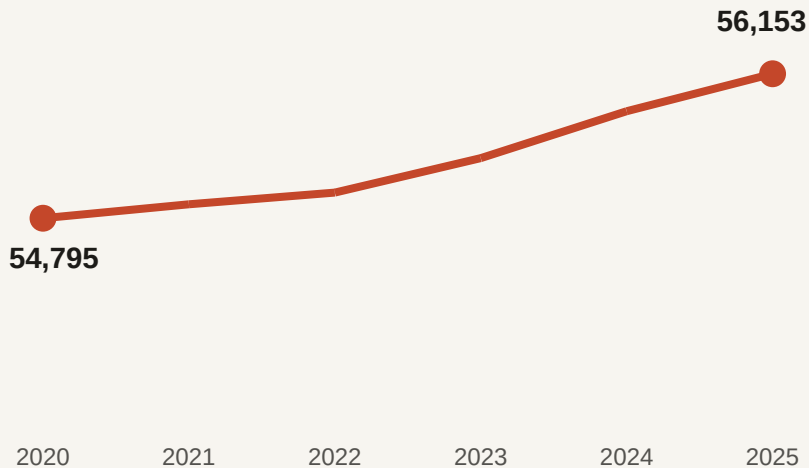


POPULATION

Growing. Up 2.5% since 2020.

56,153

people, the 17th-largest of Indiana's cities and towns.

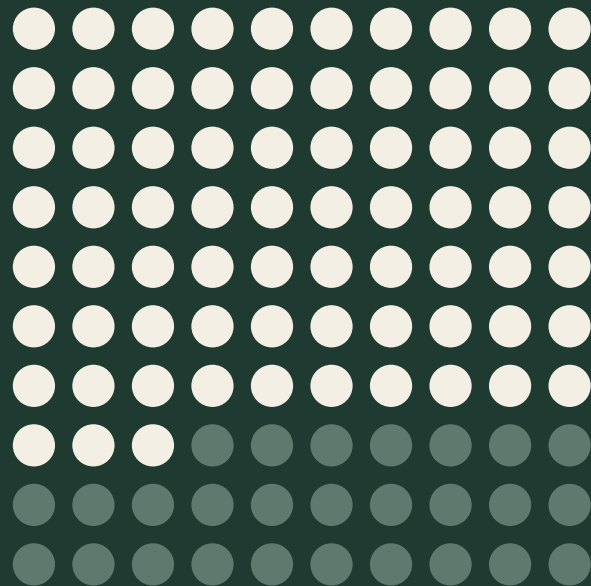


THE WORKDAY

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

72.9%

of 24,153 jobs located in Anderson are filled by in-commuters.



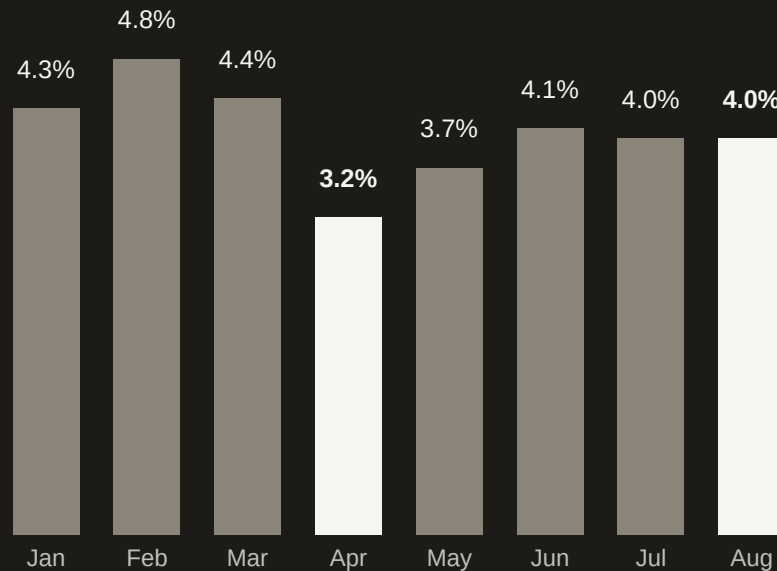
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
3.2%.

4.0%

in August 2026, the latest month released. A year earlier it was 4.3%.



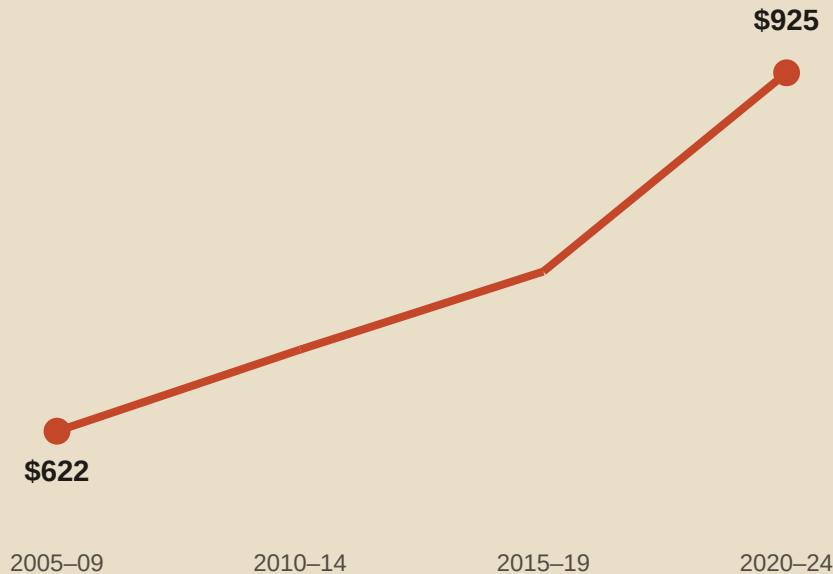


RENT

**Median rent is up 49%
since the 2005–2009
survey, before inflation.**

\$925

a month. Indiana's median is \$1,062.





THE SEAM

Cross one tract line and median rent doubles.

A \$887 gap between neighbors, the sharpest rent edge between adjacent tracts in Madison County.

TRACT 108

\$769

TRACT 107

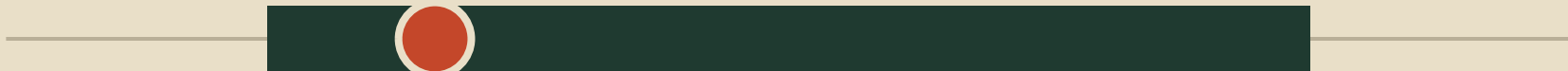
\$1,656



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$856–\$1,284



\$925 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

216

homes permitted, 2022–2025

0%of those were in multifamily
buildings

92%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–0.9% to the 27,483 homes here.

104–242

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



HOME VALUE

A median home costs 45% less than Indiana's.

\$119,000

median home value in Anderson.

Anderson



\$119,000

Indiana



\$218,200

U.S.



\$332,700



THAT WAS ANDERSON'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/in/anderson/**](https://almanacdata.ai/e/in/anderson/)

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