



Bluffton, Indiana.

Current market data.

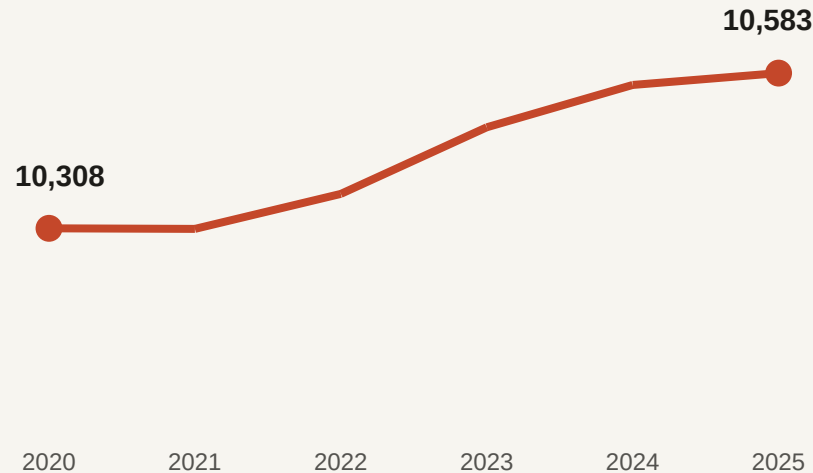
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 2.7% since 2020.

10,583

people, the 82nd-largest of Indiana's cities and towns.

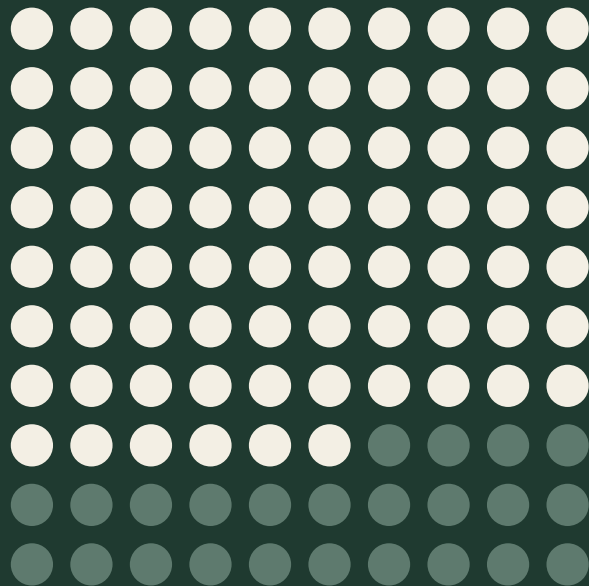


THE WORKDAY

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

75.5%

of 7,445 jobs located in Bluffton are filled by in-commuters.



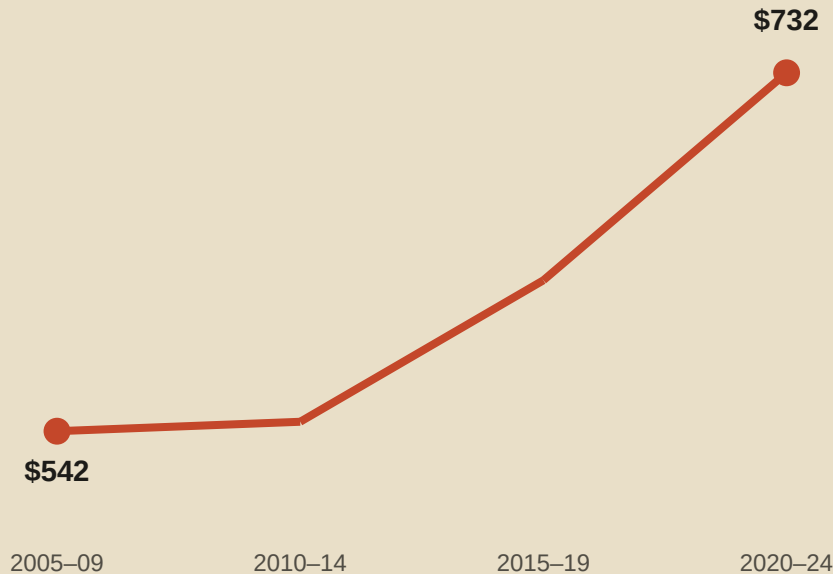
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 35%
since the 2005–2009
survey, before inflation.

\$732

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





THE SEAM

Cross one tract line and median rent jumps \$151.

A \$151 gap between neighbors, the sharpest rent edge between adjacent tracts in Wells County.

TRACT 403

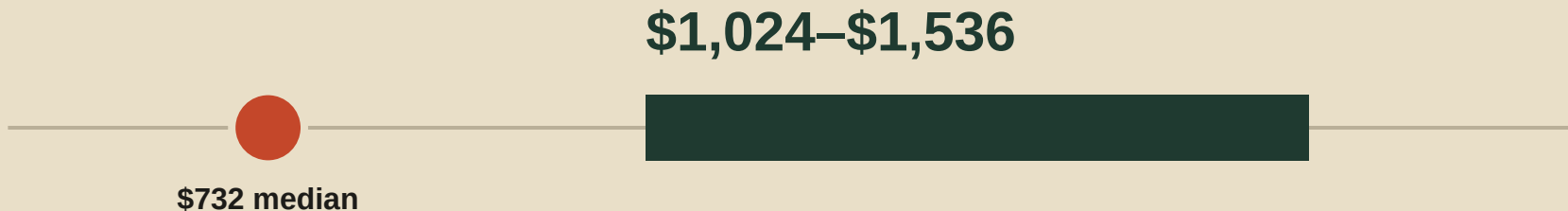
\$762

TRACT 401

\$913

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.

82%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.4–1.5% to the 4,807 homes here.

17–74

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



HOME VALUE

A median home costs 31% less than Indiana's.

\$149,600

median home value in Bluffton.

Bluffton



\$149,600

Indiana



\$218,200

U.S.



\$332,700

THAT WAS BLUFFTON'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/bluffton/

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