



Patterson, Louisiana.

Current market data.

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

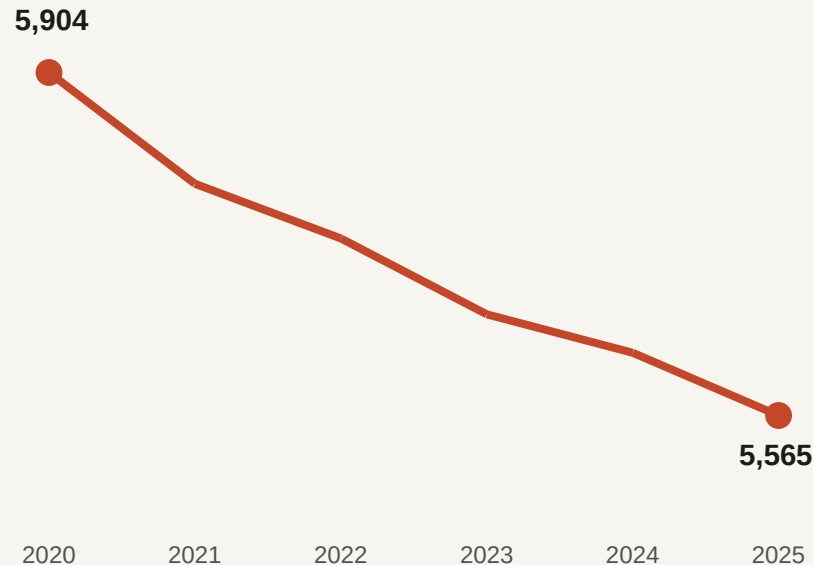


POPULATION

Down 5.7% since 2020.

5,565

people, the 55th-largest of Louisiana's cities and towns.

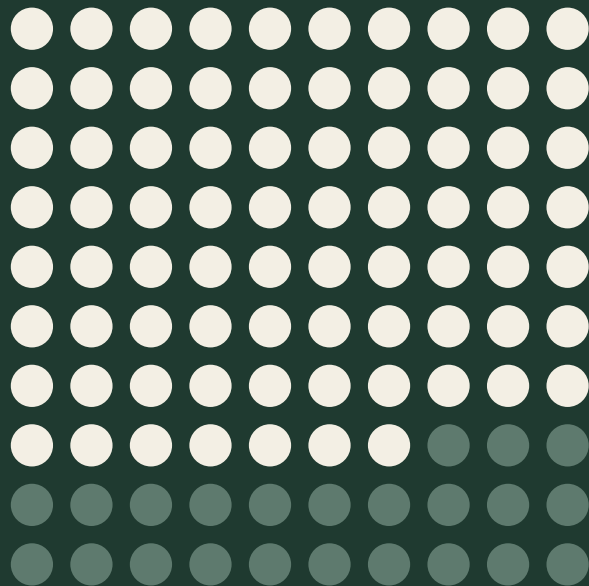


THE WORKDAY

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

77.1%

of 643 jobs located in Patterson are filled by in-commuters.



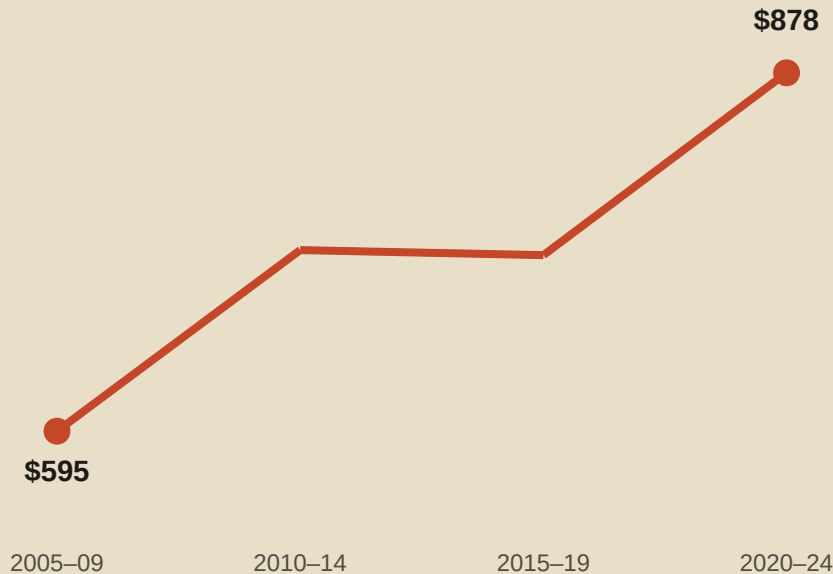
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 48%
since the 2005–2009
survey, before inflation.

\$878

a month. Louisiana's median is \$1,064.





THE SEAM

Cross one tract line and median rent doubles.

A \$693 gap between neighbors, the sharpest rent edge between adjacent tracts in St. Mary Parish.

TRACT 401

\$592

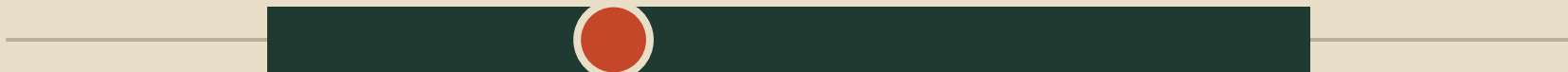
TRACT 402

\$1,285

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$753–\$1,129



\$878 median

is the monthly rent range local workforce wages support.



BUILDING

Most of the housing here is older than 2000.

6

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

78%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–0.4% to the 2,511 homes here.

6–10

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



HOME VALUE

A median home costs 26% less than Louisiana's.

\$160,400

median home value in Patterson.

Patterson



\$160,400

Louisiana



\$216,500

U.S.



\$332,700

THAT WAS PATTERSON'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/la/patterson/**](https://almanacdata.ai/e/la/patterson/)

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