



Melrose, Massachusetts.

Current market data.

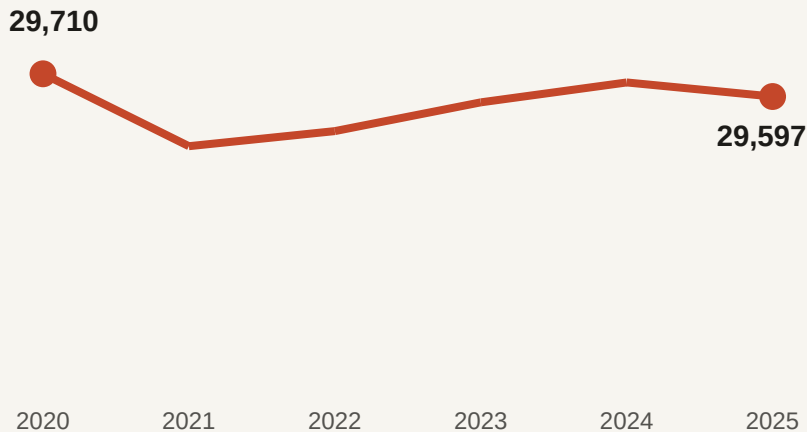
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 0.4% since 2020.

29,597

people, the 46th-largest of Massachusetts's cities and towns.

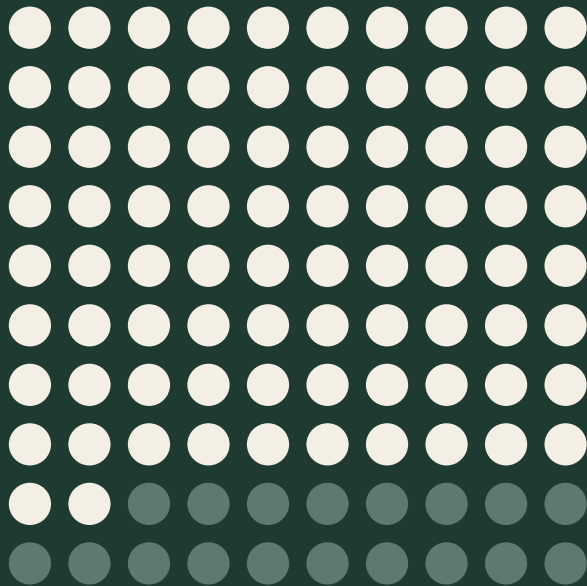


THE WORKDAY

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

81.8%

of 6,907 jobs located in Melrose are filled by in-commuters.



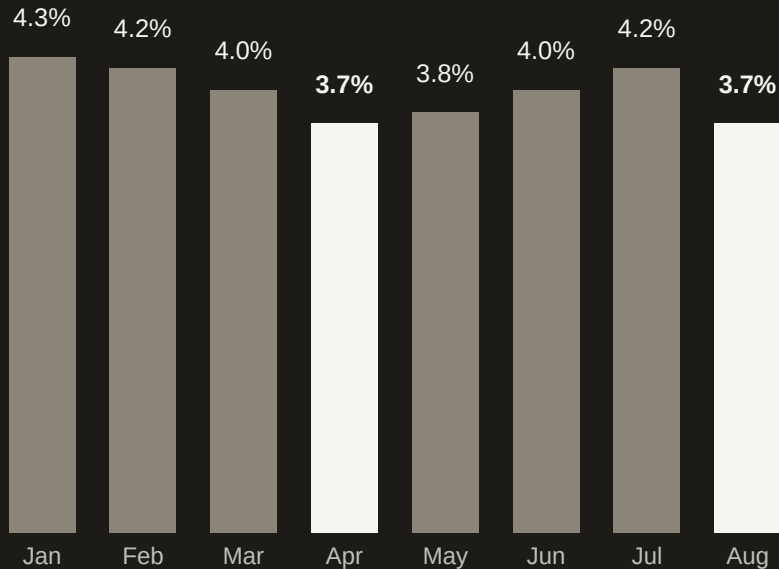
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
3.7%.

3.7%

in August 2026, the latest month released. A year earlier it was 4.0%.

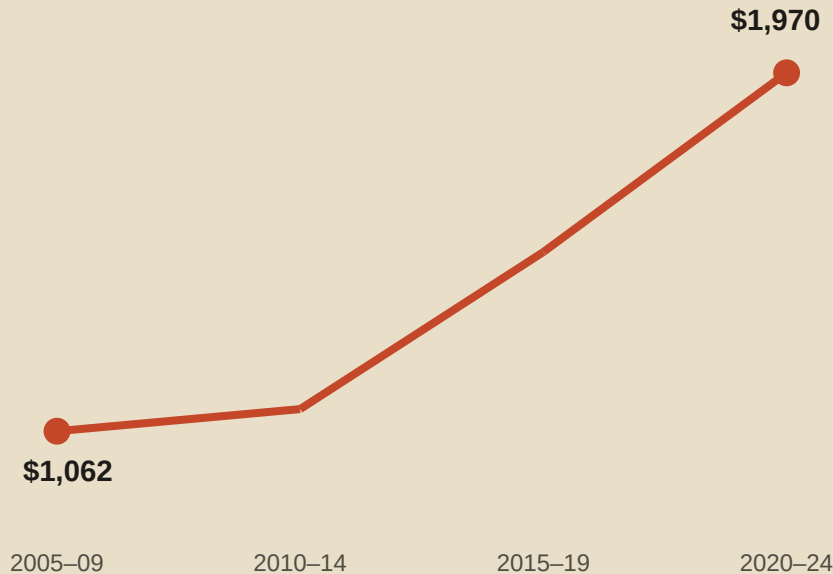


RENT

Median rent is up 85%
since the 2005–2009
survey, before inflation.

\$1,970

a month. Massachusetts's median is \$1,762.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,432 gap between neighbors, the sharpest rent edge between adjacent tracts in Middlesex County.

TRACT 3201.05

\$1,069

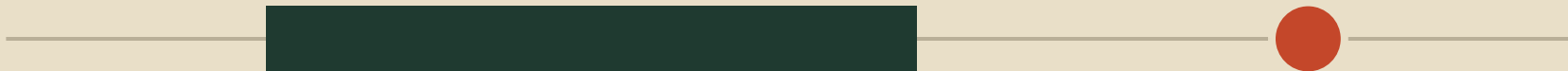
TRACT 3201.02

\$3,501

ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,094–\$1,641



\$1,970 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

214

homes permitted in ten years,
2016–2025

71%

of those were in multifamily
buildings

91%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.3–0.5% to the 12,771 homes here.

40–69

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



HOME VALUE

**A median home costs 46%
more than
Massachusetts's.**

\$822,900

median home value in Melrose.

Melrose



\$822,900

Massachusetts



\$562,100

U.S.



\$332,700



THAT WAS MELROSE'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/ma/melrose/

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