



Coldwater, Michigan.

Current market data.

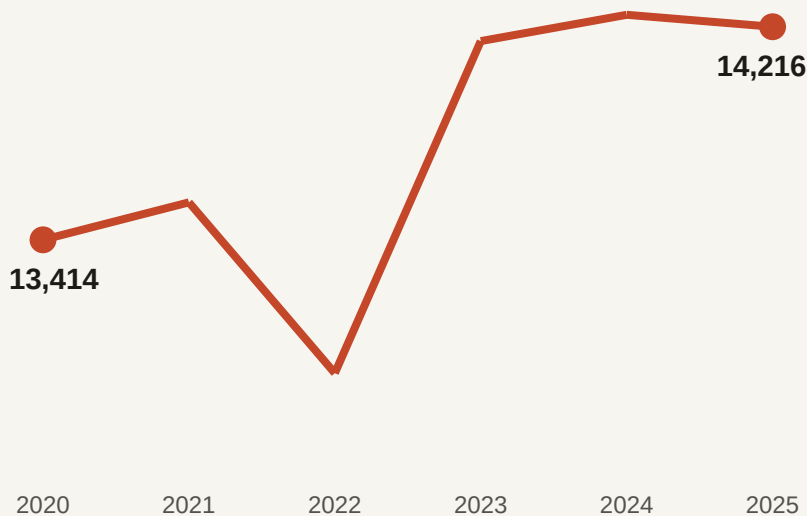
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 6.0% since 2020.

14,216

people, the 69th-largest of Michigan's cities and towns.



THE WORKDAY

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

79.4%

of 9,328 jobs located in Coldwater are filled by in-commuters.



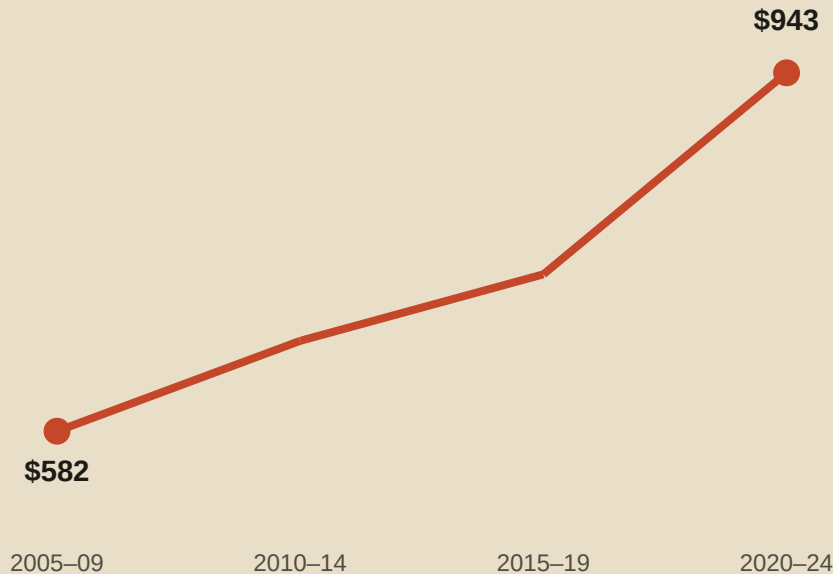
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 62%
since the 2005–2009
survey, before inflation.

\$943

a month. Michigan's median is \$1,129.





THE SEAM

Cross one tract line and median rent jumps \$528.

A \$528 gap between neighbors, the sharpest rent edge between adjacent tracts in Branch County.

TRACT 9501

\$706

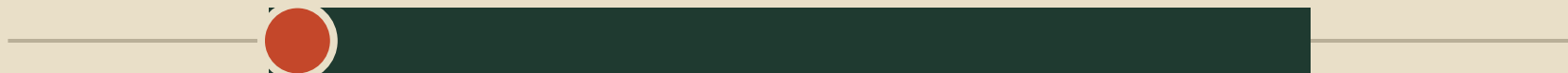
TRACT 9513.01

\$1,234

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$930–\$1,395



\$943 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

340

homes permitted, 2022–2025

93%

of those were in multifamily
buildings

88%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–1.9% to the 4,934 homes here.

21–93

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



HOME VALUE

A median home costs 41% less than Michigan's.

\$137,500

median home value in Coldwater.

Coldwater



\$137,500

Michigan



\$231,600

U.S.



\$332,700

THAT WAS COLDWATER'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/mi/coldwater/**](https://almanacdata.ai/e/mi/coldwater/)

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