



Norton Shores, Michigan.

Current market data.

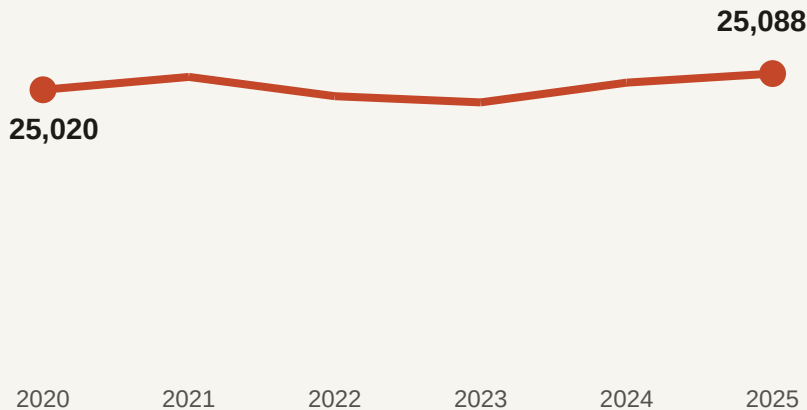
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

25,088

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



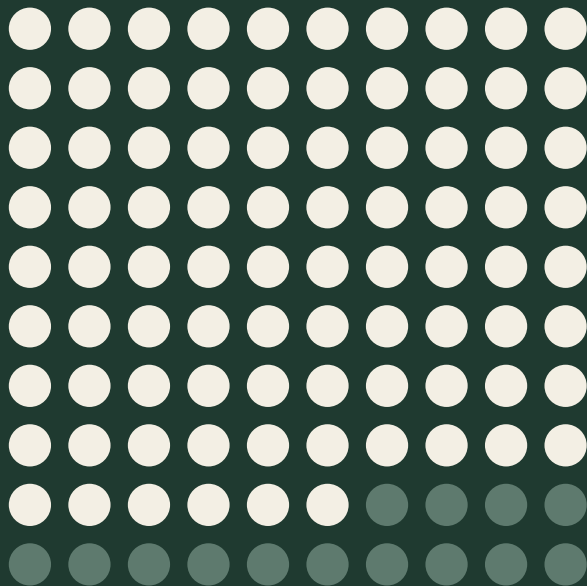
THE WORKDAY

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

86.4%

of 10,123 jobs located in Norton Shores are filled by
in-commuters.

Source: Census LEHD LODES, 2021



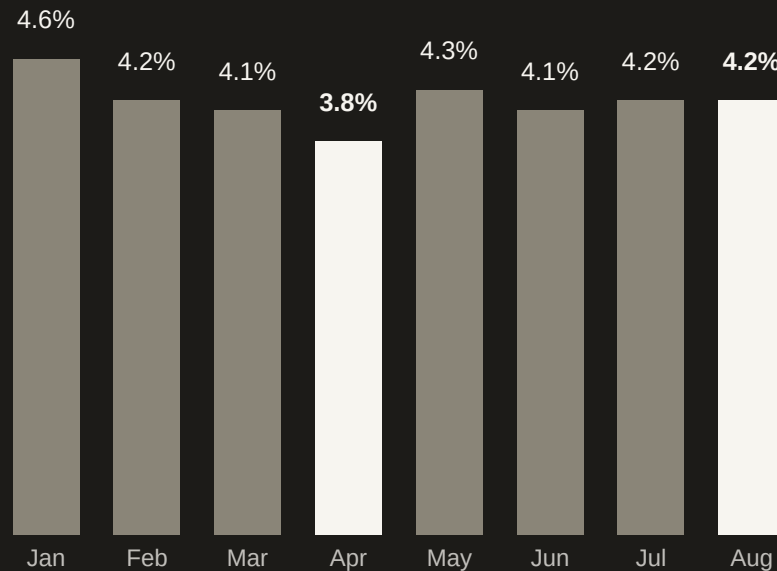
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
3.8%.

4.2%

in August 2026, the latest month released. A year earlier it was 4.6%.

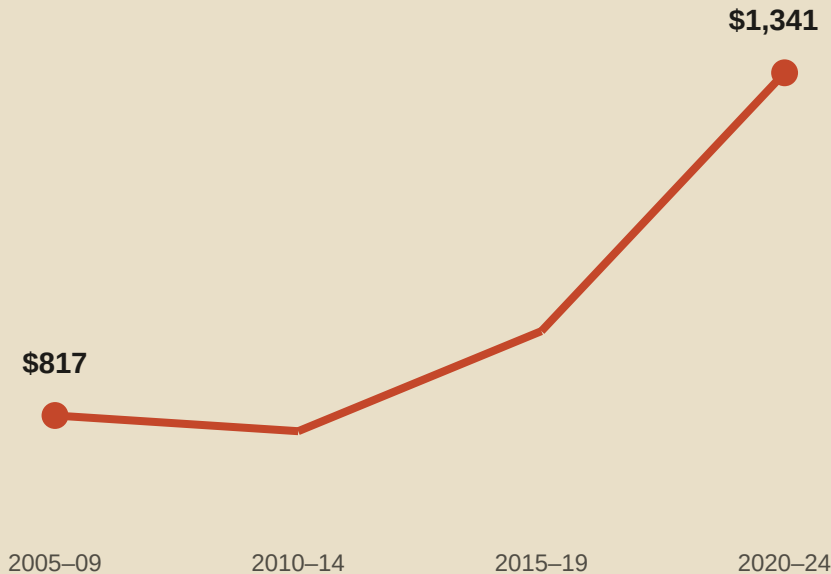


RENT

Median rent is up 64%
since the 2005–2009
survey, before inflation.

\$1,341

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



THE SEAM

Cross one tract line and median rent jumps \$547.

A \$547 gap between neighbors, the sharpest rent edge between adjacent tracts in Muskegon County.

TRACT 22

\$1,114

TRACT 23

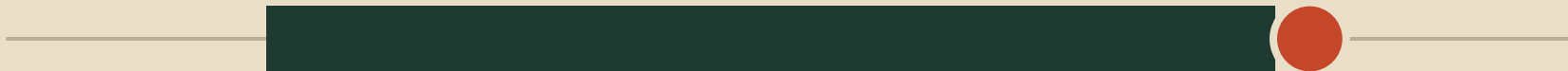
\$1,661



ROOM TO BUILD

The median rent is above what local wages can carry.

\$884–\$1,326



\$1,341 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

98

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

81%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.2–0.9% to the 10,658 homes here.

16–101

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



HOME VALUE

A median home costs 1% more than Michigan's.

\$234,800

median home value in Norton Shores.

Norton Shores



\$234,800

Michigan



\$231,600

U.S.



\$332,700

THAT WAS NORTON SHORES'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/norton-shores/**](https://almanacdata.ai/e/mi/norton-shores/)

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