



Vassar, Michigan.

Current market data.

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

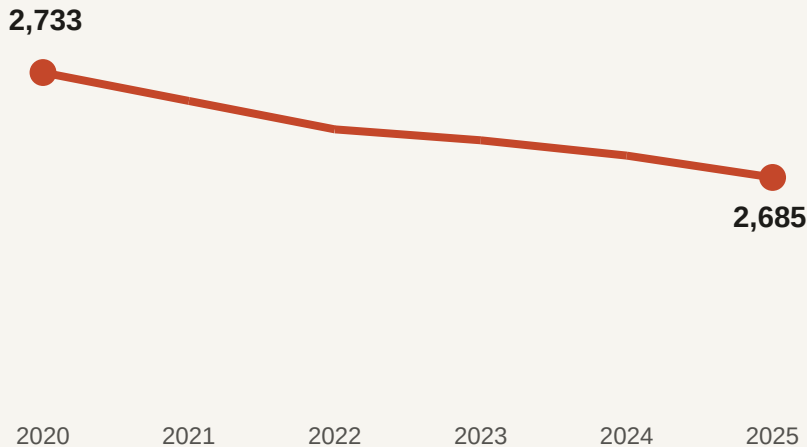


POPULATION

Down 1.8% since 2020.

2,685

people, the 214th-largest of Michigan's cities and towns.

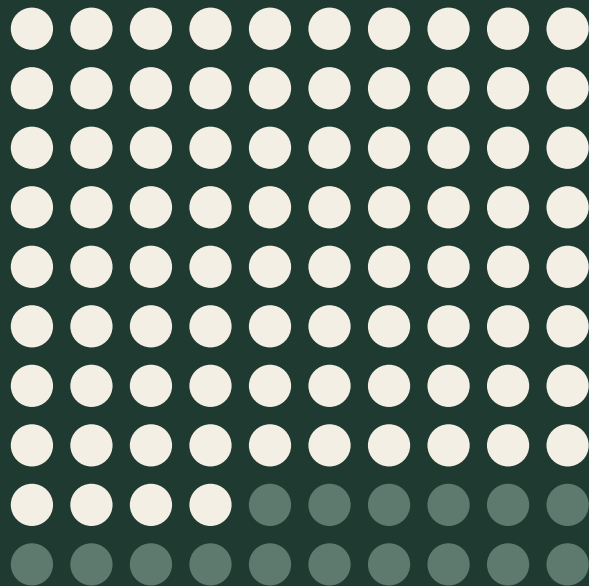


THE WORKDAY

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

84.2%

of 575 jobs located in Vassar are filled by in-commuters.



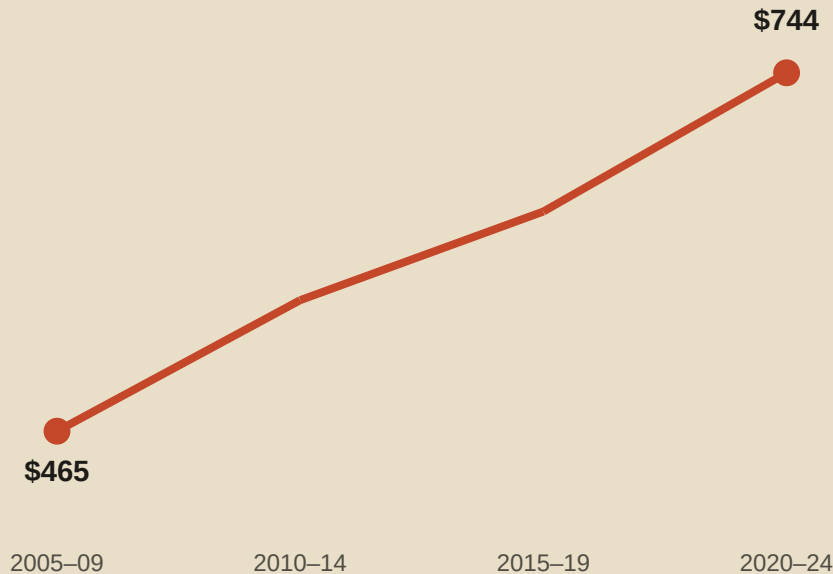
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 60%
since the 2005–2009
survey, before inflation.

\$744

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





THE SEAM

Cross one tract line and median rent jumps \$333.

A \$333 gap between neighbors, the sharpest rent edge between adjacent tracts in Tuscola County.

TRACT 8

\$800

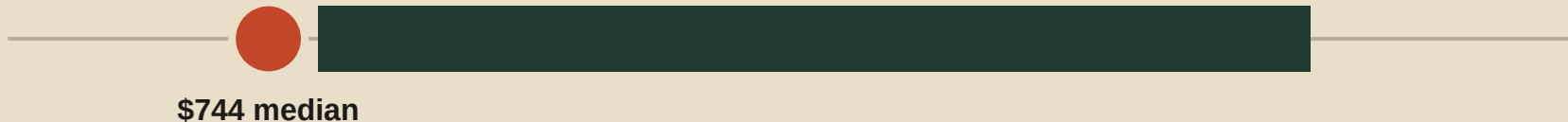
TRACT 13

\$1,133

ROOM TO BUILD

Local wages can carry more rent than the median charged today.

\$763–\$1,145



is the monthly rent range local workforce wages support.



BUILDING

Most of the housing here is older than 2000.

95%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.2–0.5% to the 1,160 homes here.

2–6

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



HOME VALUE

A median home costs 38% less than Michigan's.

\$143,200

median home value in Vassar.

Vassar



\$143,200

Michigan



\$231,600

U.S.



\$332,700

THAT WAS VASSAR'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/vassar/**](https://almanacdata.ai/e/mi/vassar/)

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