



Carver, Minnesota.

Current market data.

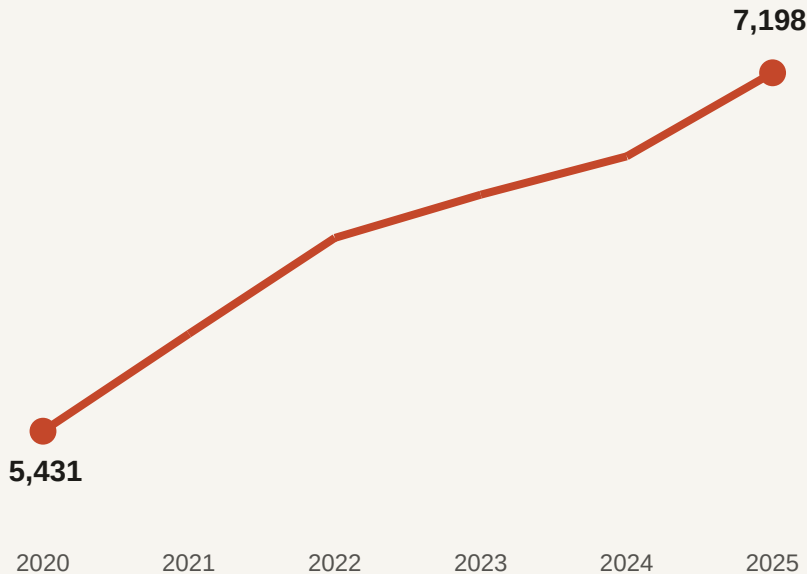
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 32.5% since 2020.

7,198

people, the 131st-largest of Minnesota's cities and towns.



THE WORKDAY

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

86.2%

of 824 jobs located in Carver are filled by in-commuters.



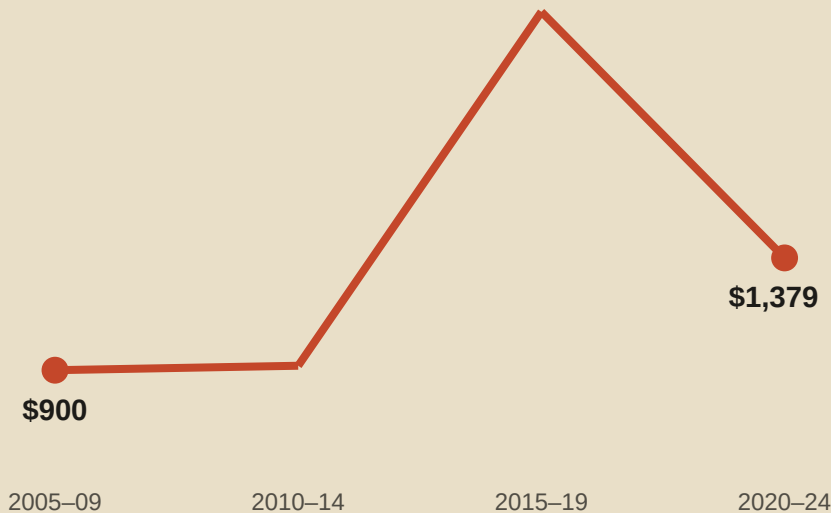
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 53%
since the 2005–2009
survey, before inflation.

\$1,379

a month. Minnesota's median is \$1,280.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,020 gap between neighbors, the sharpest rent edge between adjacent tracts in Carver County.

TRACT 908.01

\$1,481

TRACT 908.02

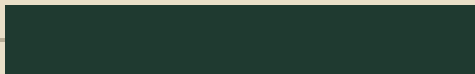
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$636–\$954



\$1,379 median

is the monthly rent range local workforce wages support.

BUILDING

28% of the housing here was built before 2000.

1,065

homes permitted in ten years,
2016–2025

4%

of those were in multifamily
buildings

28%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–0.4% to the 2,122 homes here.

2–8

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



HOME VALUE

A median home costs 35% more than Minnesota's.

\$445,800

median home value in Carver.

Carver



\$445,800

Minnesota



\$329,300

U.S.



\$332,700



THAT WAS CARVER'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/mn/carver/**](https://almanacdata.ai/e/mn/carver/)

The Almanac · your hyper-diligent research partner