



Hancock, Minnesota.

Current market data.

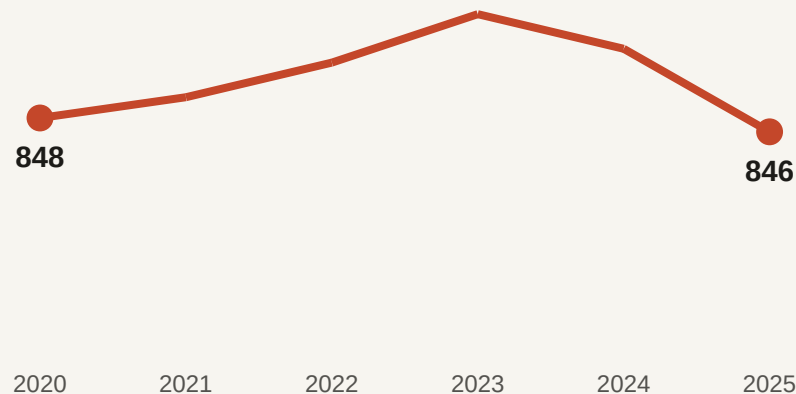
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 0.2% since 2020.

846

people, the 385th-largest of Minnesota's cities and towns.



THE WORKDAY

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

90.3%

of 424 jobs located in Hancock are filled by in-commuters.



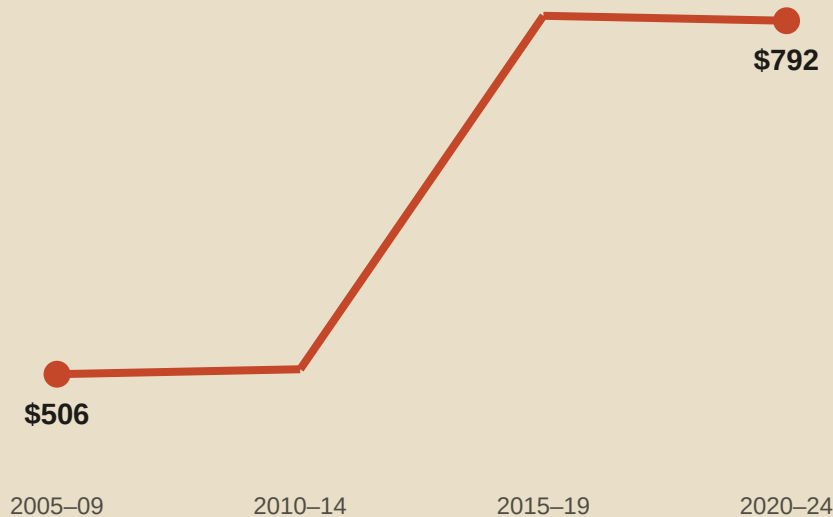
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 57%
since the 2005–2009
survey, before inflation.

\$792

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





THE SEAM

Cross one tract line and median rent jumps \$145.

A \$145 gap between neighbors, the sharpest rent edge between adjacent tracts in Stevens County.

TRACT 4803

\$895

TRACT 4801

\$1,040



ROOM TO BUILD

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



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

1

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

95%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–1% to the 362 homes here.

0–4

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



HOME VALUE

A median home costs 70% less than Minnesota's.

\$98,800

median home value in Hancock.

Hancock



\$98,800

Minnesota



\$329,300

U.S.



\$332,700

THAT WAS HANCOCK'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/hancock/

The Almanac · your hyper-diligent research partner