



Gering, Nebraska.

Current market data.

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

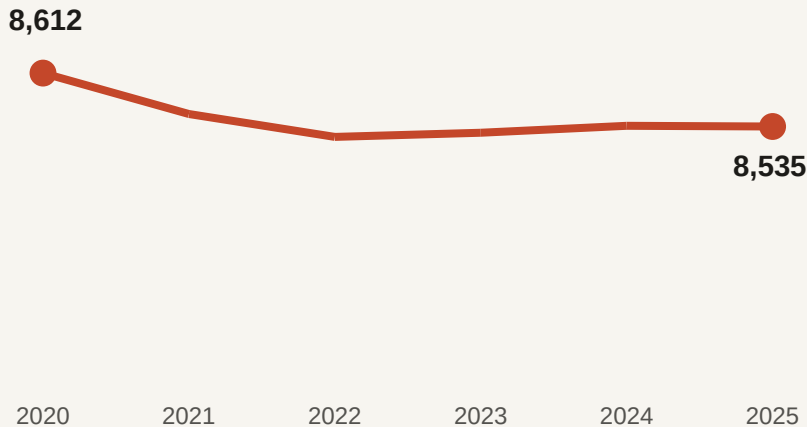


POPULATION

Down 0.9% since 2020.

8,535

people, the 18th-largest of Nebraska's cities and towns.

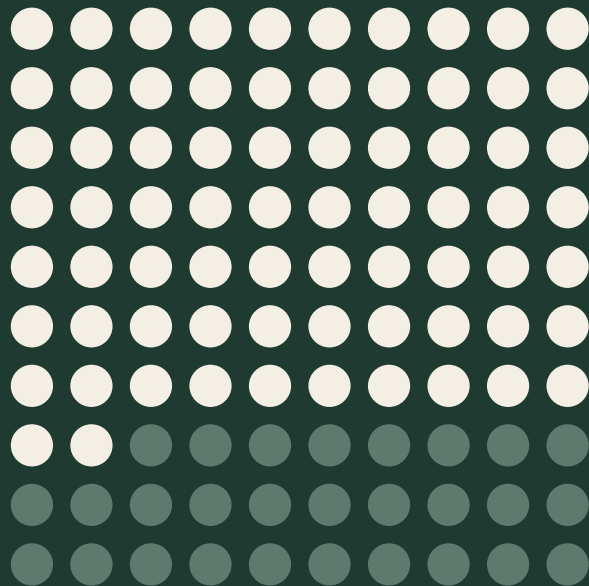


THE WORKDAY

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

72.2%

of 3,212 jobs located in Gering are filled by in-commuters.



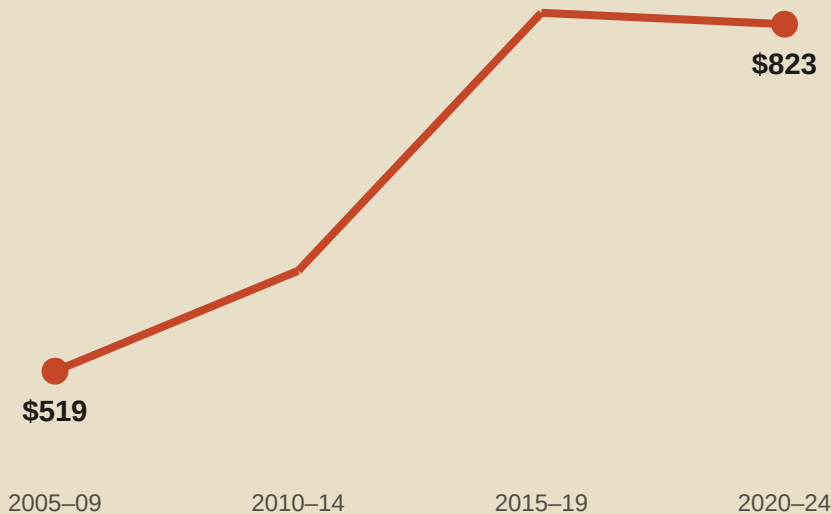
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 59%
since the 2005–2009
survey, before inflation.

\$823

a month. Nebraska's median is \$1,072.





THE SEAM

Cross one tract line and median rent doubles.

A \$634 gap between neighbors, the sharpest rent edge between adjacent tracts in Scotts Bluff County.

TRACT 9529

\$628

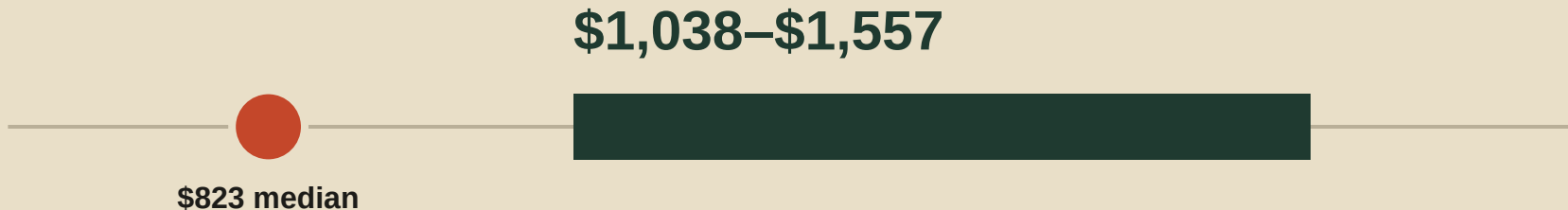
TRACT 9534

\$1,262



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.

50

homes permitted, 2022–2025

0%of those were in multifamily
buildings

77%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–0.9% to the 3,561 homes here.

10–32

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



HOME VALUE

A median home costs 22%
less than Nebraska's.

\$186,500

median home value in Gering.

Gering



\$186,500

Nebraska



\$238,600

U.S.



\$332,700

THAT WAS GERING'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/ne/gering/

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