



Jersey City, New Jersey.

Current market data.

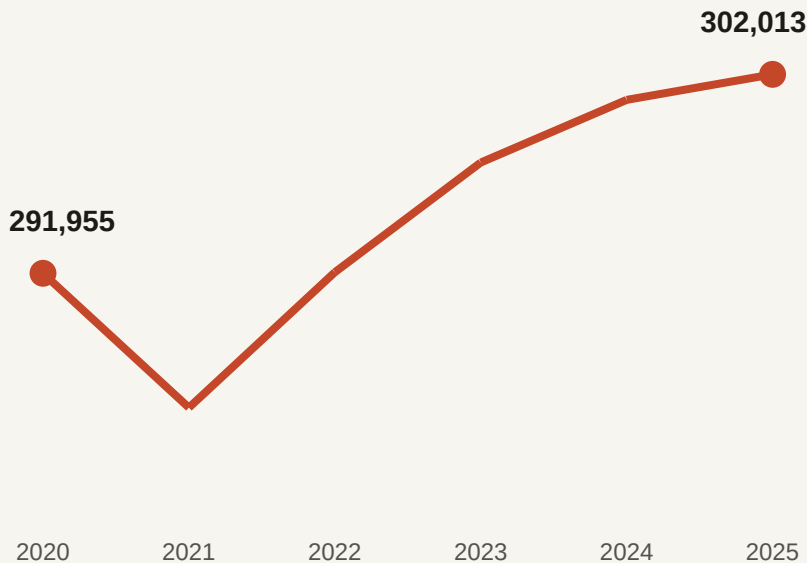
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 3.4% since 2020.

302,013

people, the 2nd-largest of New Jersey's cities and towns.

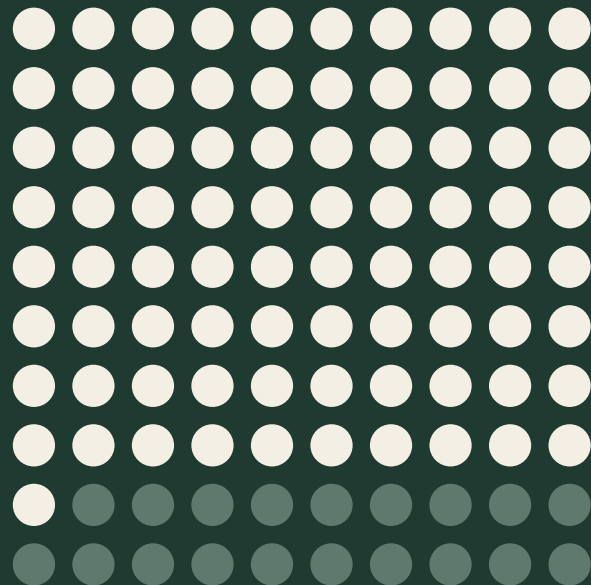


THE WORKDAY

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

80.9%

of 134,993 jobs located in Jersey City are filled by in-commuters.



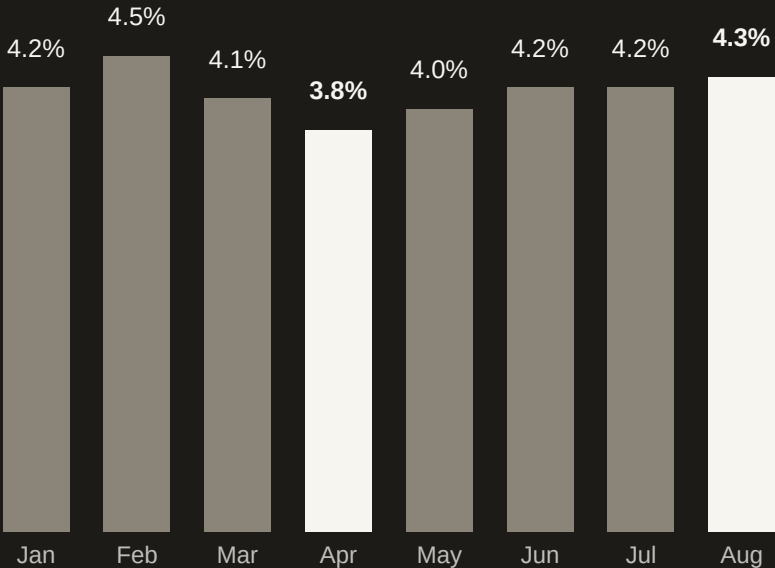
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
3.8%.

4.3%

in August 2026, the latest month released. A year earlier it was 5.3%.

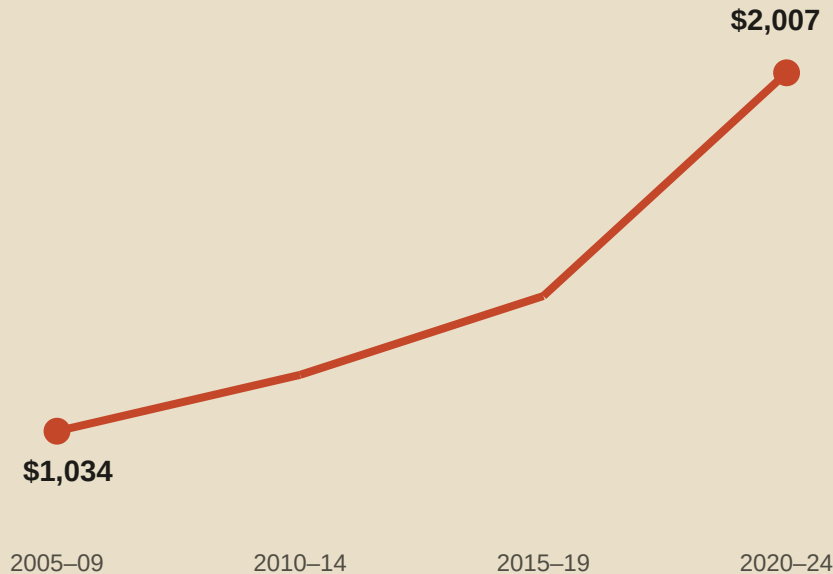


RENT

Median rent is up 94%
since the 2005–2009
survey, before inflation.

\$2,007

a month. New Jersey's median is \$1,720.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,210 gap between neighbors, the sharpest rent edge between adjacent tracts in Hudson County.

TRACT 67

\$1,035

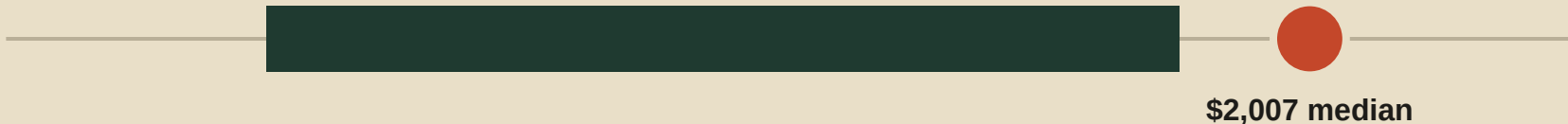
TRACT 73

\$3,245

ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,277–\$1,916



is the monthly rent range local workforce wages support.

BUILDING

70% of the housing here was built before 2000.

28,159

homes permitted in ten years,
2016–2025

82%

of those were in multifamily
buildings

70%

of all homes were built before 2000

UNITS NEEDED

**Closing the gap would add 0.7–1.0% to the
135,231 homes here.**

903–1,350

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



HOME VALUE

A median home costs 25% more than New Jersey's.

\$566,900

median home value in Jersey City.

Jersey City



\$566,900

New Jersey



\$454,400

U.S.



\$332,700

THAT WAS JERSEY CITY'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/nj/jersey-city/

The Almanac · your hyper-diligent research partner