



Bayville, New York.

Current market data.

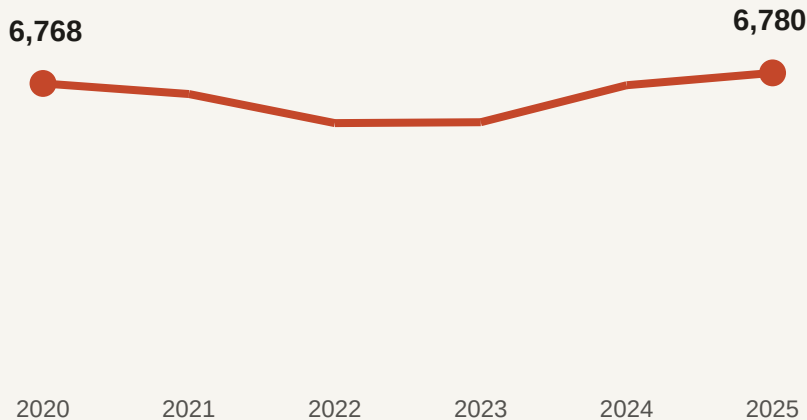
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

6,780

people, the 134th-largest of New York's cities and towns.

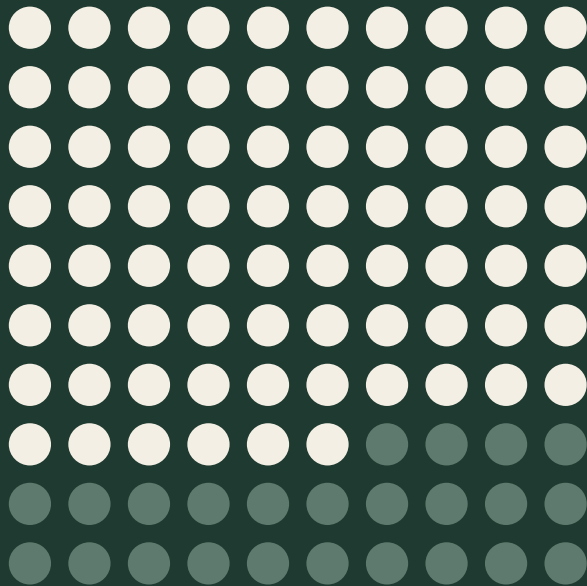


THE WORKDAY

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

75.8%

of 926 jobs located in Bayville are filled by in-commuters.



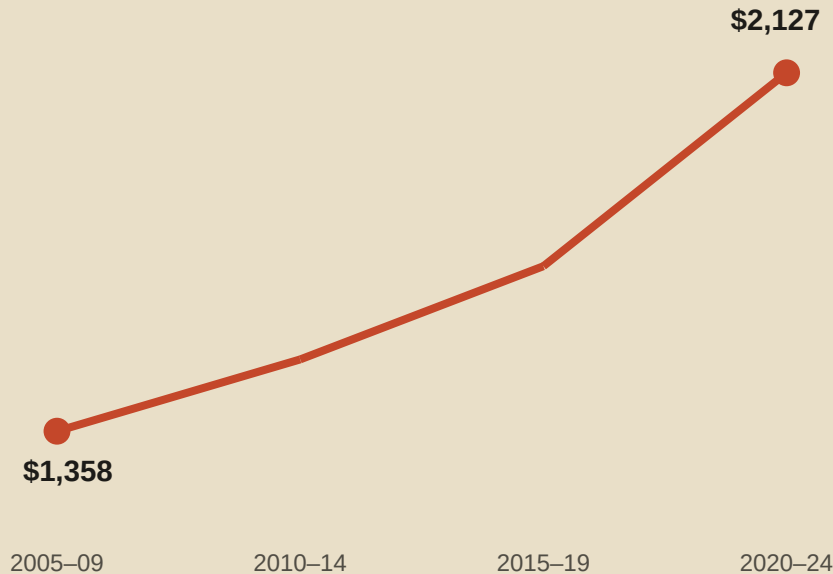
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

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

\$2,127

a month. New York's median is \$1,621.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,984 gap between neighbors, the sharpest rent edge between adjacent tracts in Nassau County.

TRACT 5197.04

\$517

TRACT 5197.02

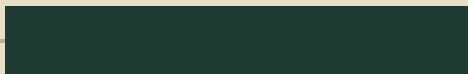
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$973–\$1,459



\$2,127 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

36

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

93%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–0.3% to the 2,871 homes here.

4–9

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



HOME VALUE

**A median home costs 68%
more than New York's.**

\$710,000

median home value in Bayville.

Bayville



\$710,000

New York



\$423,800

U.S.



\$332,700

THAT WAS BAYVILLE'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/ny/bayville/

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