



Hempstead, New York.

Current market data.

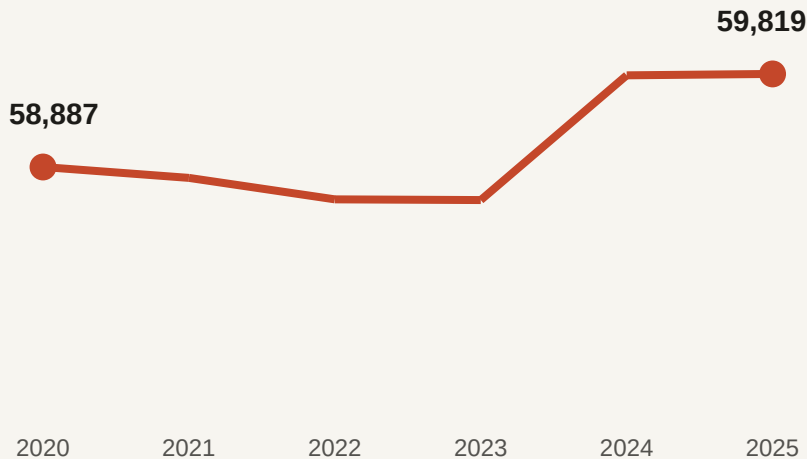
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 1.6% since 2020.

59,819

people, the 12th-largest of New York's cities and towns.

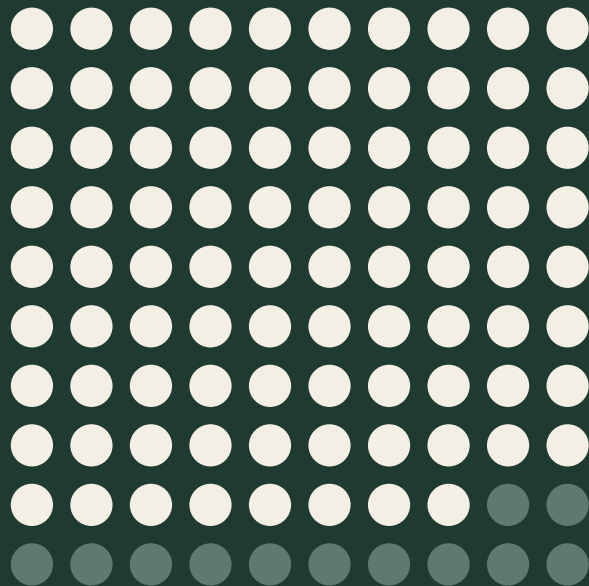


THE WORKDAY

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

88.4%

of 17,456 jobs located in Hempstead are filled by in-commuters.



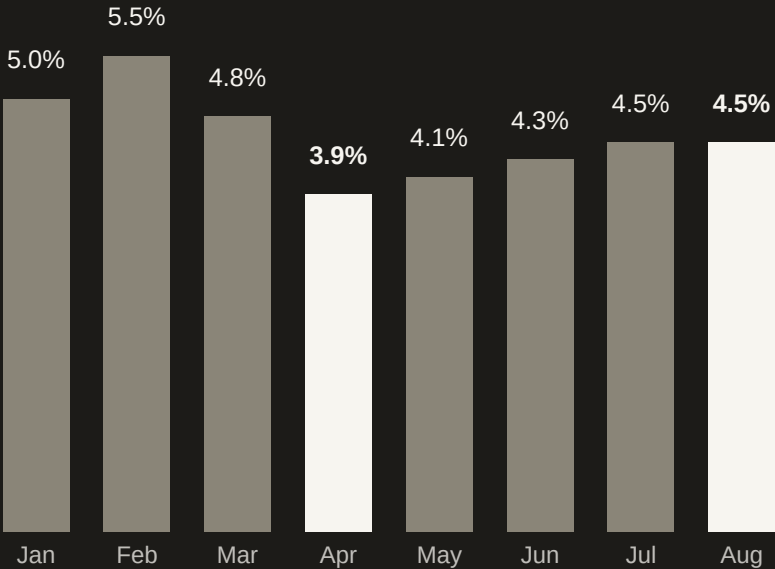
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
3.9%.

4.5%

in August 2026, the latest month released. A year earlier it was 4.6%.



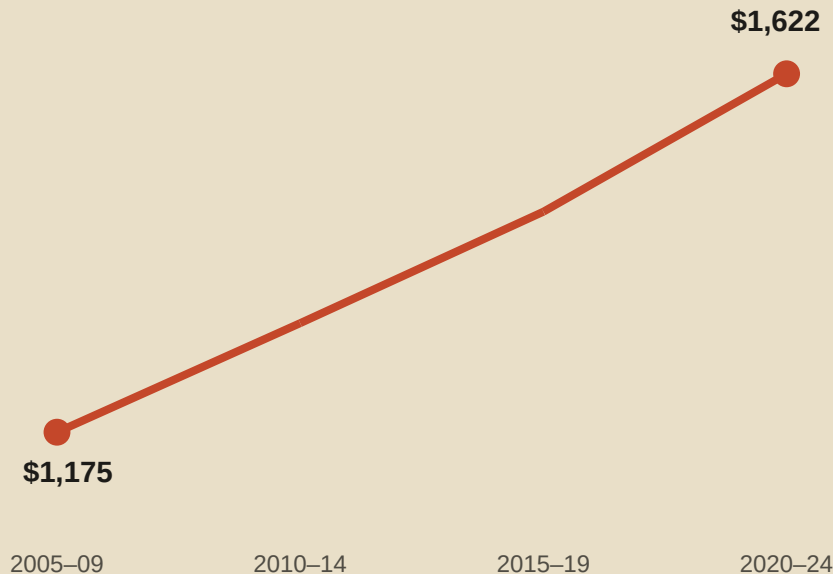
Source: BLS Local Area Unemployment Statistics, 2026-08

RENT

Median rent is up 38%
since the 2005–2009
survey, before inflation.

\$1,622

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

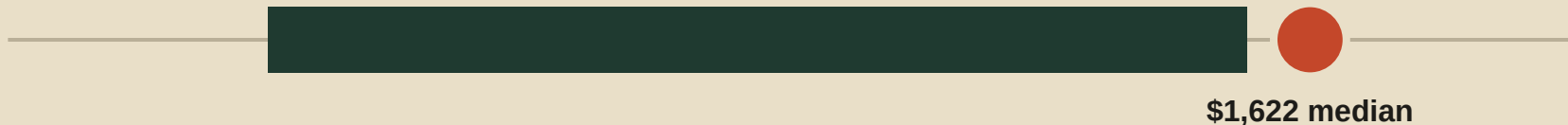
TRACT 5197.02

\$3,501

ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,059–\$1,588



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

92

homes permitted in ten years,
2016–2025

41%

of those were in multifamily
buildings

91%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.7–0.9% to the 18,747 homes here.

130–175

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



HOME VALUE

A median home costs 8% more than New York's.

\$459,500

median home value in Hempstead.

Hempstead



\$459,500

New York



\$423,800

U.S.



\$332,700

THAT WAS HEMPSTEAD'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/hempstead/

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