



# Olean, New York.

Current market data.

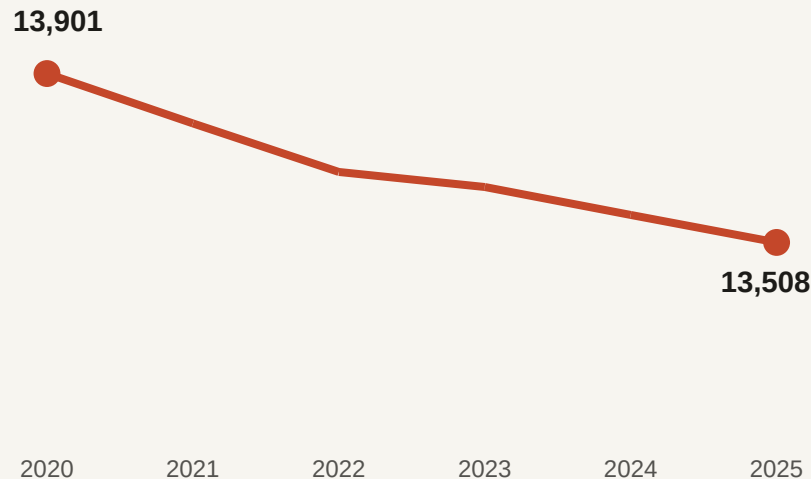
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 2.8% since 2020.

13,508

people, the 65th-largest of New York's cities and towns.

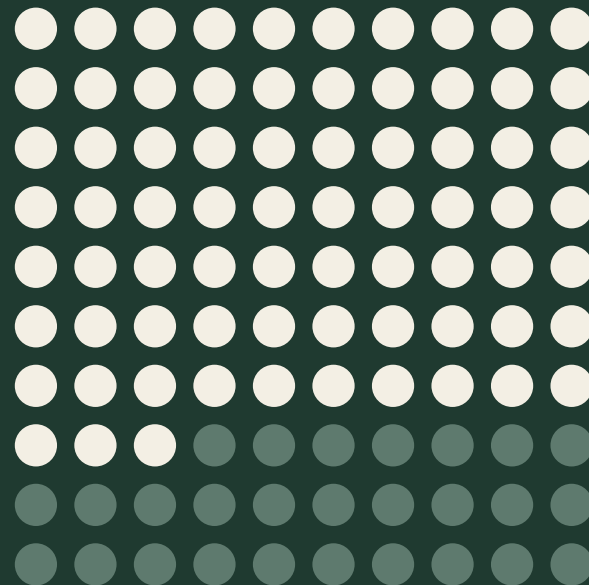


## THE WORKDAY

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

72.7%

of 8,129 jobs located in Olean are filled by in-commuters.



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

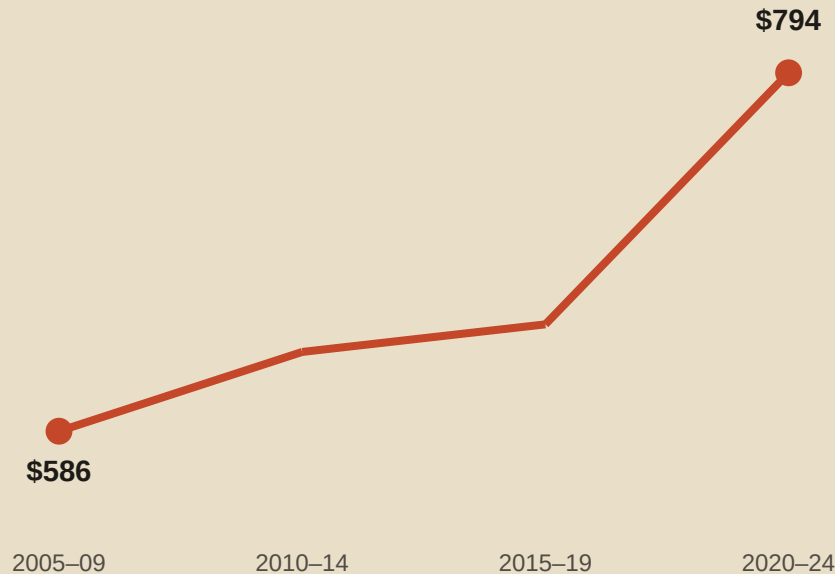


## RENT

Median rent is up 35%  
since the 2005–2009  
survey, before inflation.

**\$794**

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





## THE SEAM

# Cross one tract line and median rent jumps \$437.

A \$437 gap between neighbors, the sharpest rent edge between adjacent tracts in Cattaraugus County.

TRACT 9618

**\$680**

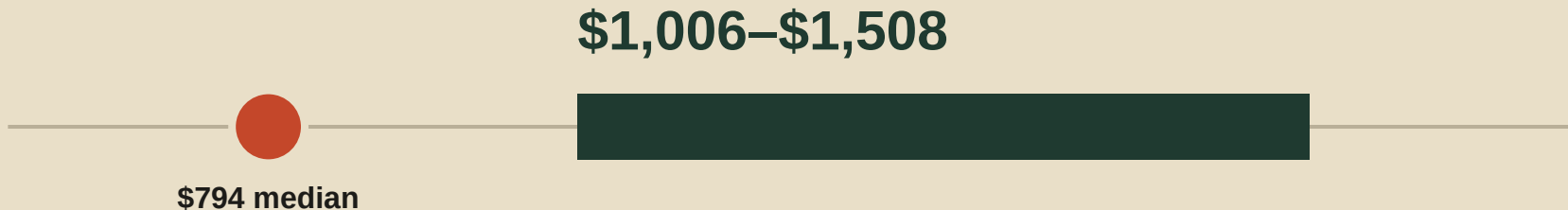
TRACT 9615

**\$1,117**



## 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.

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49

homes permitted, 2022–2025

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94%

of those were in multifamily  
buildings

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99%

of all homes were built before 2000



UNITS NEEDED

**Closing the gap would add 0.4–1.1% to the 7,078 homes here.**

**25–81**

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



## HOME VALUE

**A median home costs 80% less than New York's.**

**\$86,100**

median home value in Olean.

Olean



\$86,100

New York



\$423,800

U.S.



\$332,700

THAT WAS OLEAN'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/olean/](https://almanacdata.ai/e/ny/olean/)

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