



Waterford, New York.

Current market data.

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

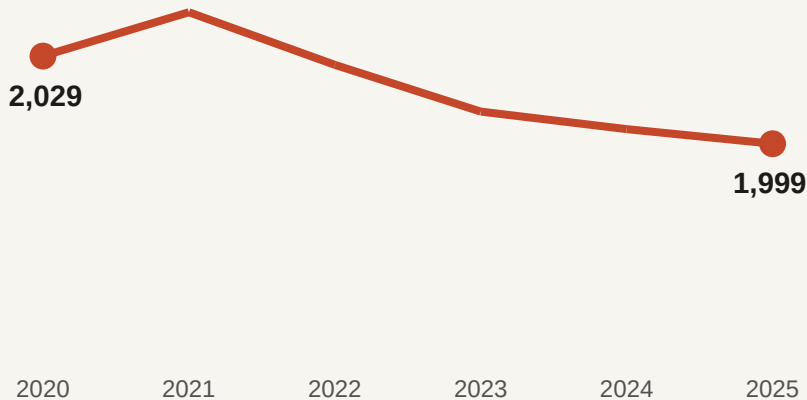


POPULATION

Down 1.5% since 2020.

1,999

people, the 302nd-largest of New York's cities and towns.

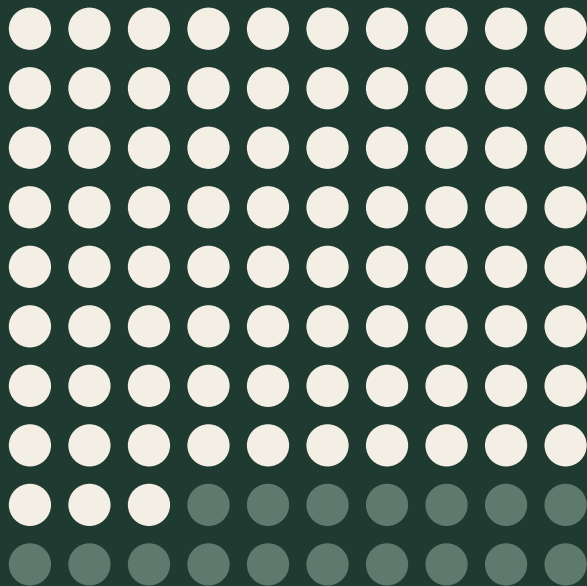


THE WORKDAY

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

83.3%

of 269 jobs located in Waterford are filled by in-commuters.



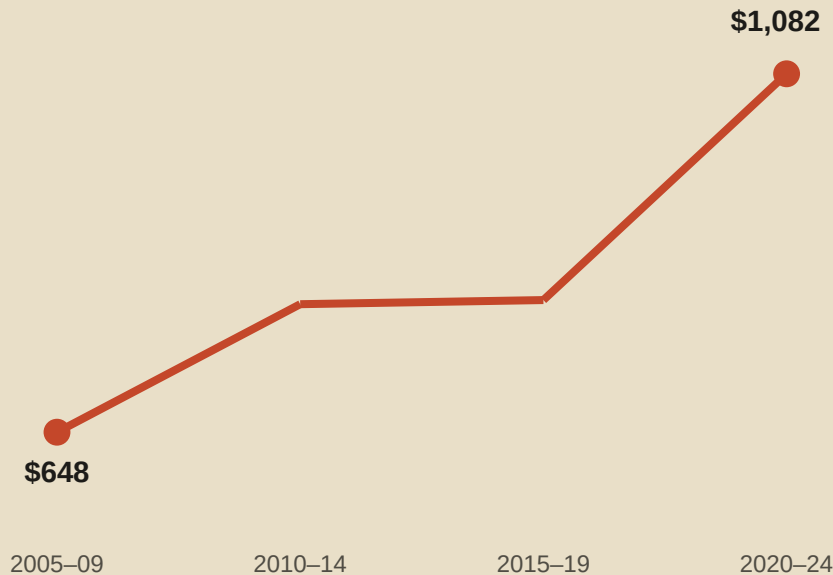
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 67%
since the 2005–2009
survey, before inflation.

\$1,082

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



THE SEAM

Cross one tract line and median rent doubles.

A \$1,271 gap between neighbors, the sharpest rent edge between adjacent tracts in Saratoga County.

TRACT 611.01

\$1,026

TRACT 613.01

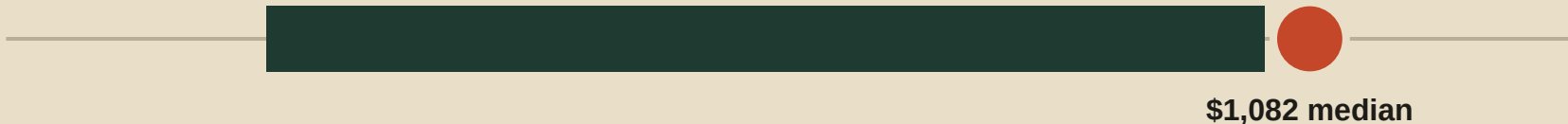
\$2,297



ROOM TO BUILD

The median rent is above what local wages can carry.

\$711–\$1,066



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

118

homes permitted in ten years,
2016–2025

81%

of those were in multifamily
buildings

97%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–0.3% to the 1,143 homes here.

2–4

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



HOME VALUE

A median home costs 63%
less than New York's.

\$157,500

median home value in Waterford.

Waterford



\$157,500

New York



\$423,800

U.S.



\$332,700

THAT WAS WATERFORD'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/waterford/

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