



Buffalo, Oklahoma.

Current market data.

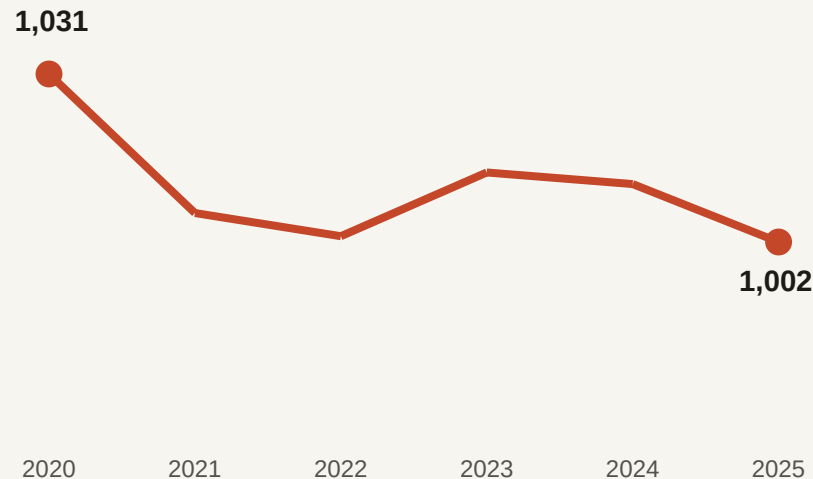
9 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 2.8% since 2020.

1,002

people, the 210th-largest of Oklahoma's cities and towns.

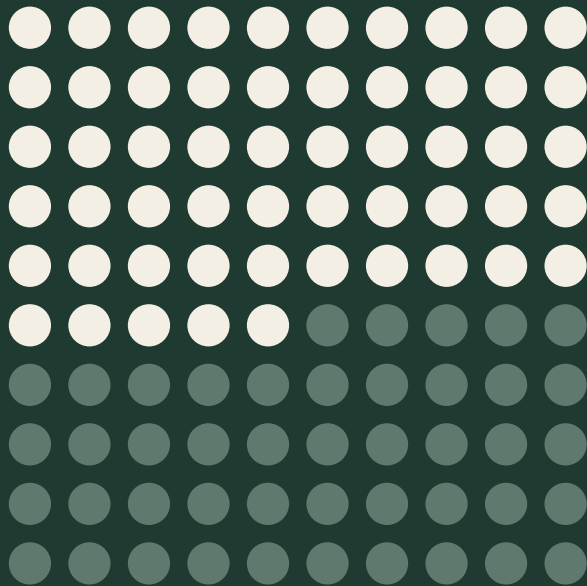


THE WORKDAY

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

55.0%

of 220 jobs located in Buffalo are filled by in-commuters.



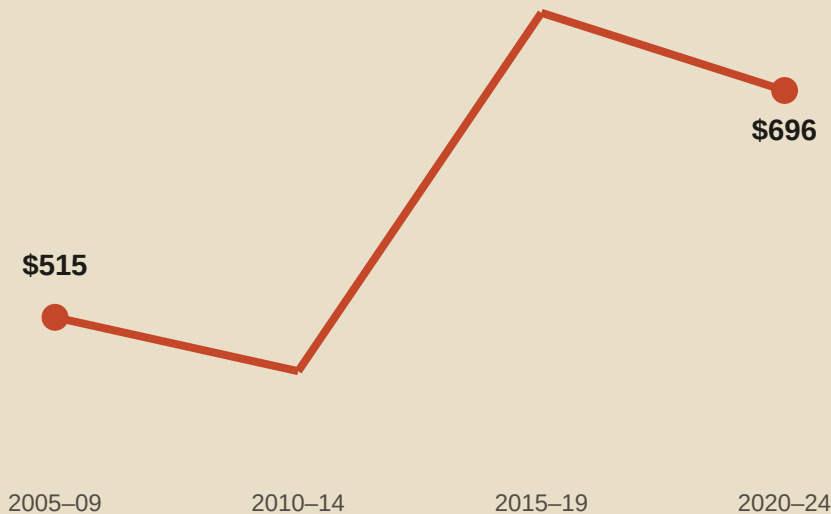
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

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

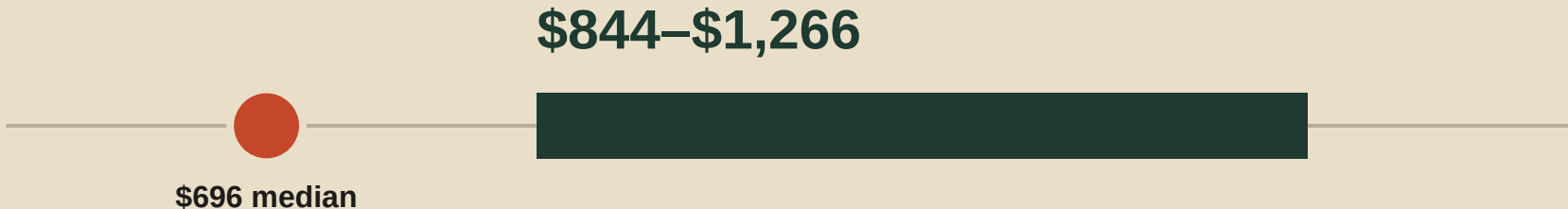
\$696

a month. Oklahoma's median is \$1,014.



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.

1

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

92%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–0.4% to the 550 homes here.

0–2

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



HOME VALUE

A median home costs 56% less than Oklahoma's.

\$88,300

median home value in Buffalo.

Buffalo



\$88,300

Oklahoma



\$199,800

U.S.



\$332,700

THAT WAS BUFFALO'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/ok/buffalo/

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