



Nehalem, Oregon.

Current market data.

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

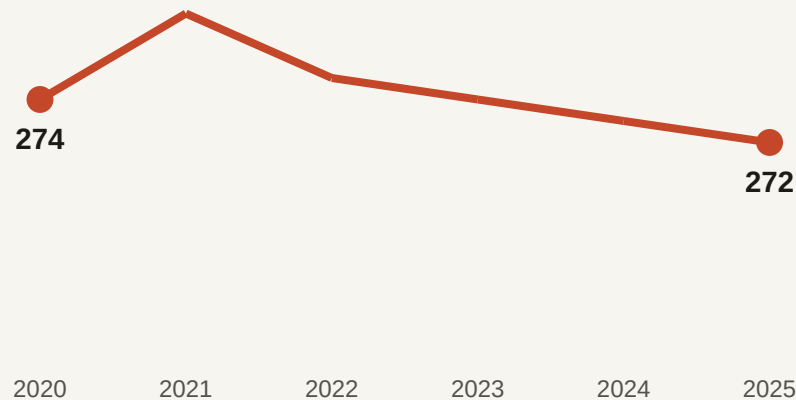


POPULATION

Down 0.7% since 2020.

272

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



THE WORKDAY

Nearly every job here goes
to someone who lives
somewhere else.

96.7%

of 182 jobs located in Nehalem are filled by in-commuters.



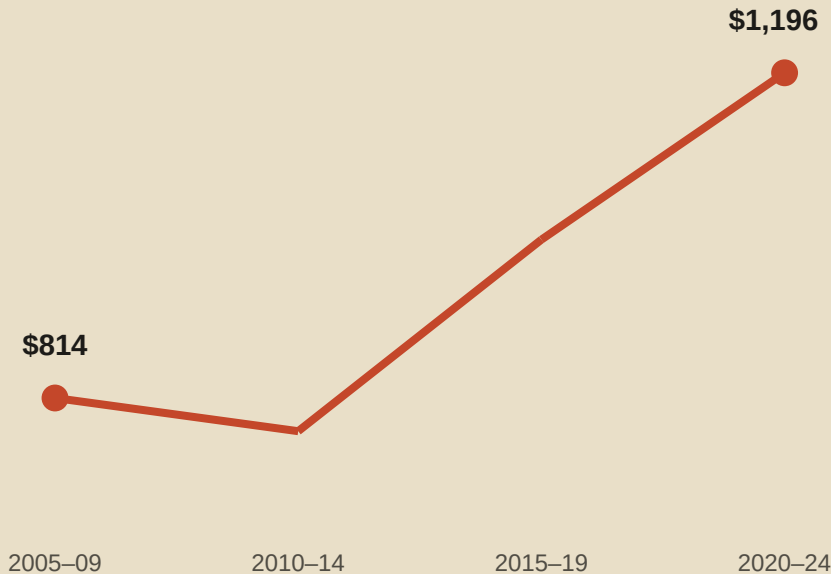
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 47%
since the 2005–2009
survey, before inflation.

\$1,196

a month. Oregon's median is \$1,525.





THE SEAM

Cross one tract line and median rent jumps \$707.

A \$707 gap between neighbors, the sharpest rent edge between adjacent tracts in Tillamook County.

TRACT 9603

\$995

TRACT 9604.01

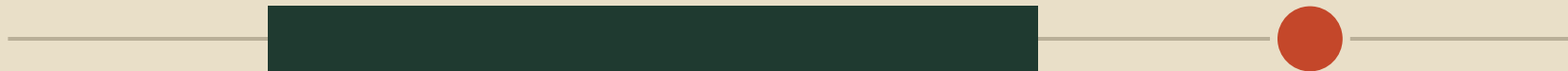
\$1,702



ROOM TO BUILD

The median rent is above what local wages can carry.

\$714–\$1,070



\$1,196 median

is the monthly rent range local workforce wages support.



BUILDING

Most of the housing here is older than 2000.

76%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–1% to the 151 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 4% less than Oregon's.

\$456,700

median home value in Nehalem.

Nehalem



Oregon



U.S.



THAT WAS NEHALEM'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/or/nehalem/

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