



Harrisburg, Pennsylvania.

Current market data.

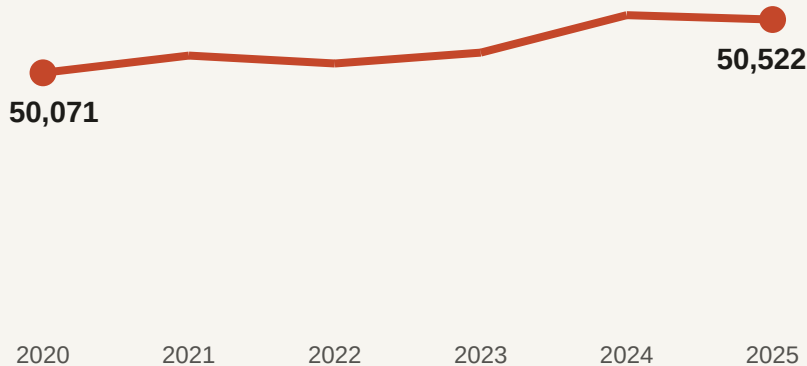
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

50,522

people, the 9th-largest of Pennsylvania's cities and towns.



THE WORKDAY

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

91.9%

of 55,195 jobs located in Harrisburg are filled by
in-commuters.



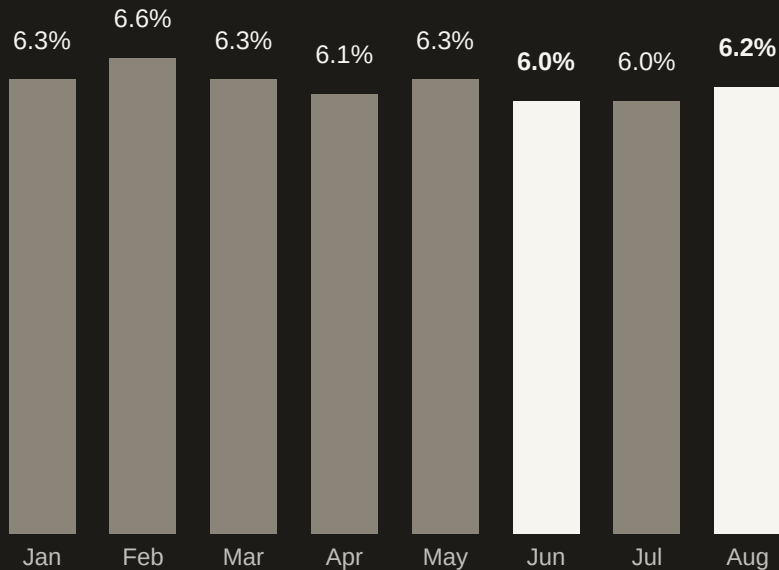
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in June:
6.0%.

6.2%

in August 2026, the latest month released. A year earlier it was 8.1%.

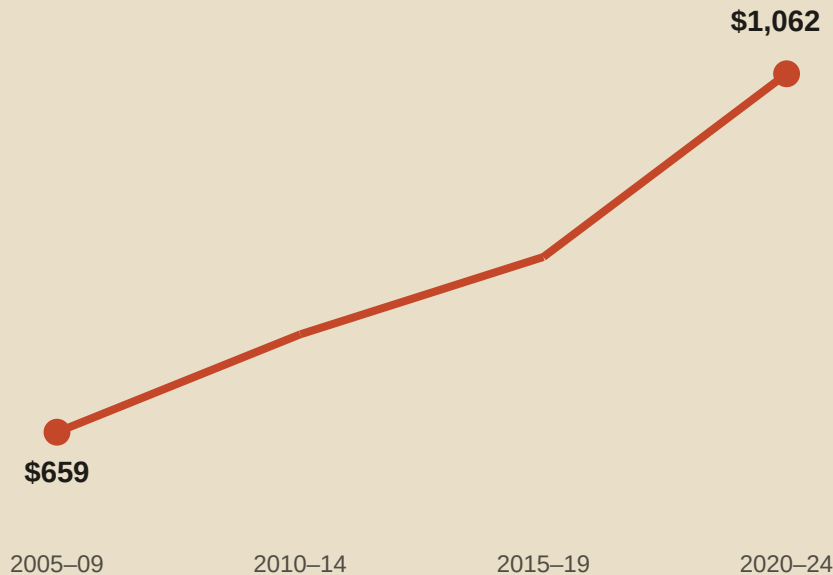


RENT

Median rent is up 61%
since the 2005–2009
survey, before inflation.

\$1,062

a month. Pennsylvania's median is \$1,209.



THE SEAM

Cross one tract line and median rent doubles.

A \$990 gap between neighbors, the sharpest rent edge between adjacent tracts in Dauphin County.

TRACT 211

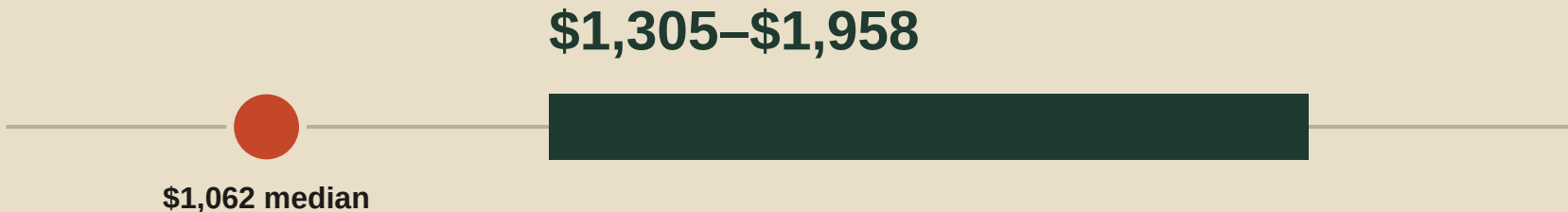
\$786

TRACT 219.04

\$1,776

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.

410

homes permitted in ten years,
2016–2025

90%

of those were in multifamily
buildings

94%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 1–2% to the 24,130 homes here.

133–552

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



HOME VALUE

A median home costs 51%
less than Pennsylvania's.

\$124,200

median home value in Harrisburg.

Harrisburg



\$124,200

Pennsylvania



\$254,500

U.S.



\$332,700

THAT WAS HARRISBURG'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/pa/harrisburg/

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