



Matamoras, Pennsylvania.

Current market data.

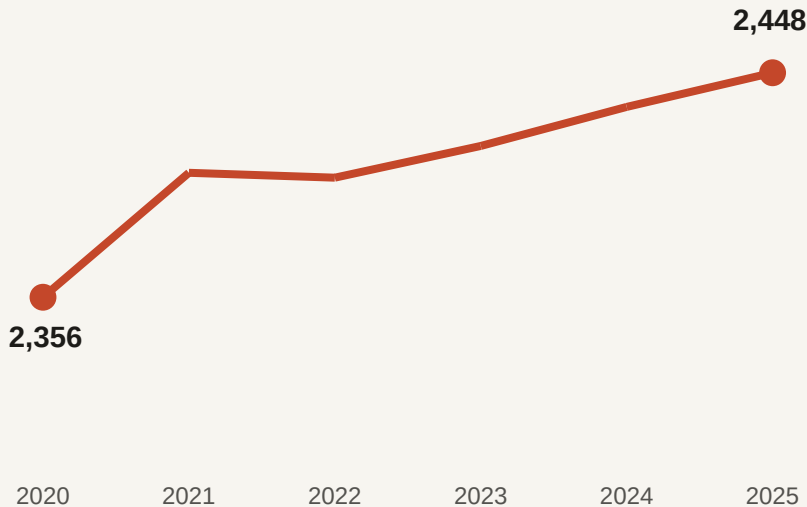
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 3.9% since 2020.

2,448

people, the 381st-largest of Pennsylvania's cities and towns.

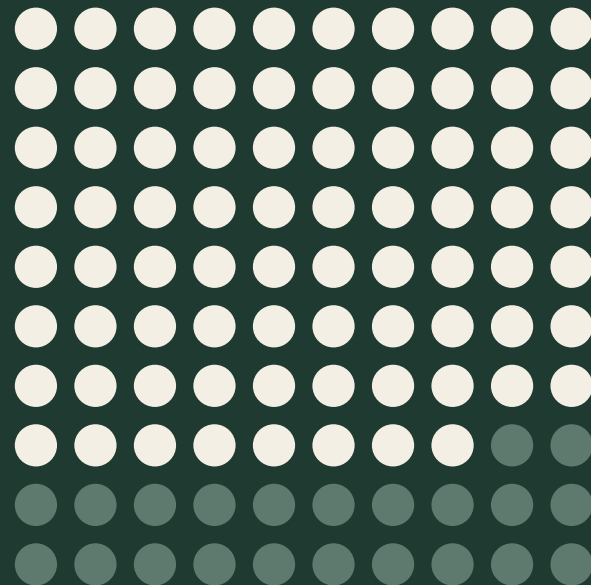


THE WORKDAY

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

78.2%

of 344 jobs located in Matamoras are filled by in-commuters.



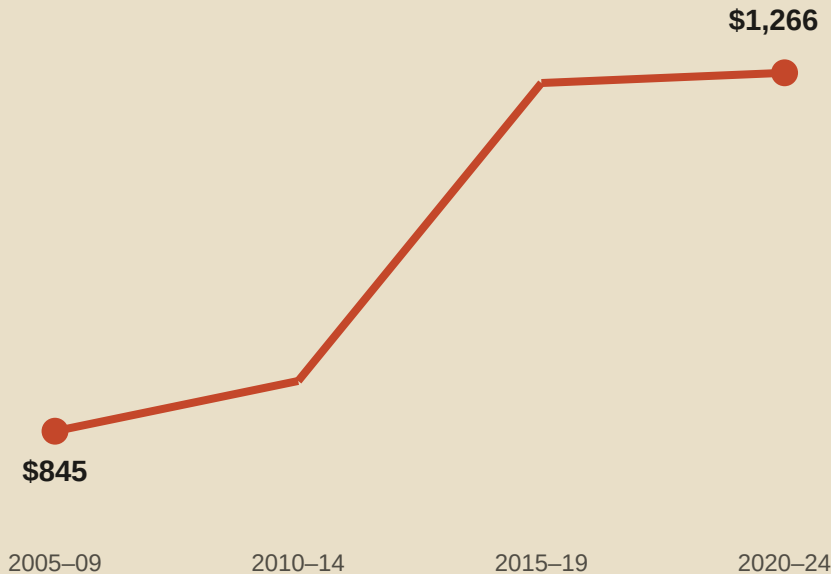
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 50%
since the 2005–2009
survey, before inflation.

\$1,266

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



THE SEAM

Cross one tract line and median rent jumps \$858.

A \$858 gap between neighbors, the sharpest rent edge between adjacent tracts in Pike County.

TRACT 9509.02

\$1,235

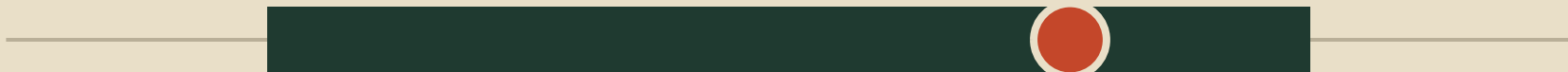
TRACT 9508.06

\$2,093

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$914–\$1,371



\$1,266 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

5

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

86%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2% to the 1,238 homes here.

2–3

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



HOME VALUE

A median home costs 3% less than Pennsylvania's.

\$245,700

median home value in Matamoras.

Matamoras



\$245,700

Pennsylvania



\$254,500

U.S.



\$332,700

THAT WAS MATAMORAS'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/matamoras/**](https://almanacdata.ai/e/pa/matamoras/)

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