



# York, Pennsylvania.

Current market data.

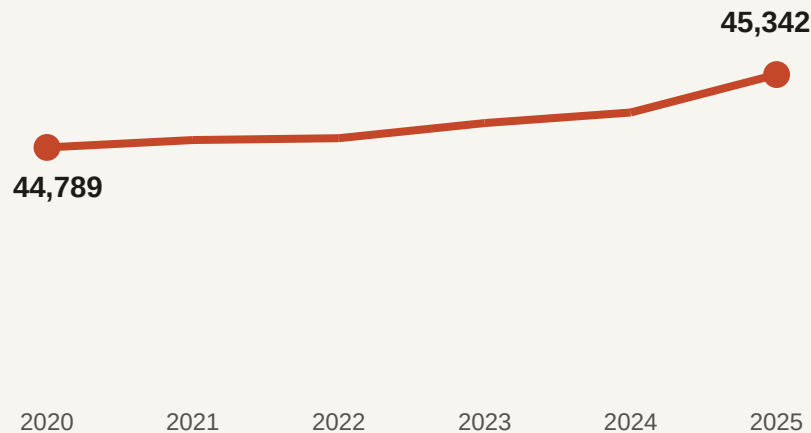
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 1.2% since 2020.

45,342

people, the 10th-largest of Pennsylvania's cities and towns.

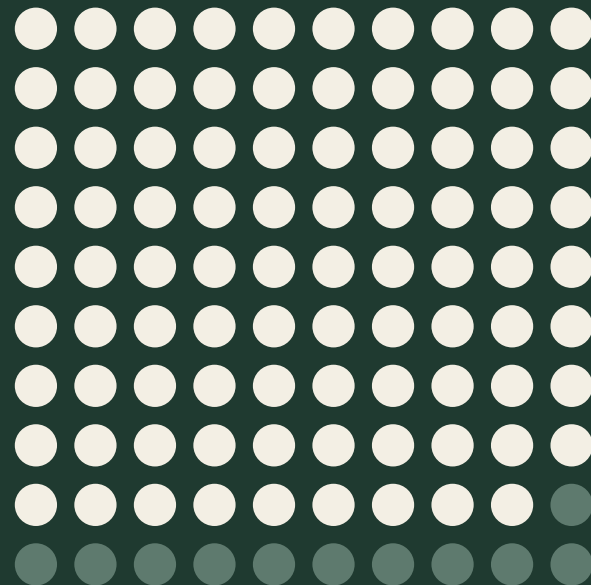


## THE WORKDAY

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

88.8%

of 24,653 jobs located in York are filled by in-commuters.



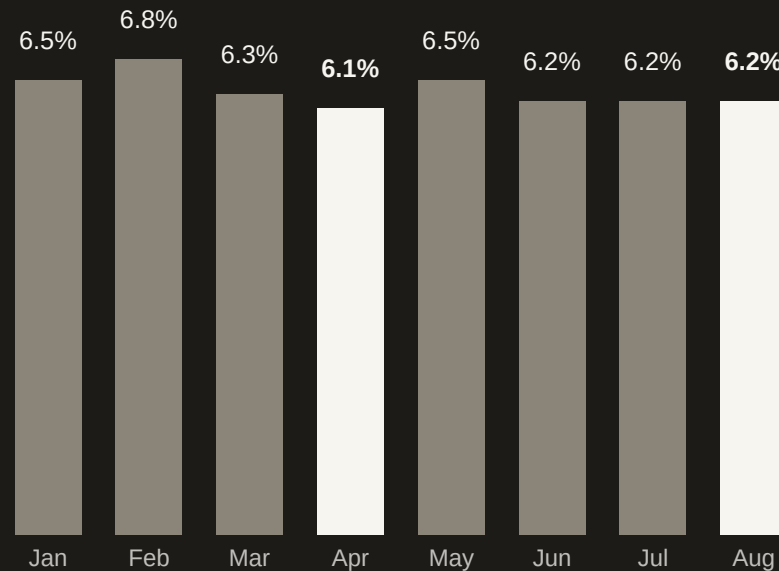
Each dot is 1% of jobs. Filled: held by in-commuters.

## UNEMPLOYMENT, 2026

The low came in April:  
6.1%.

6.2%

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

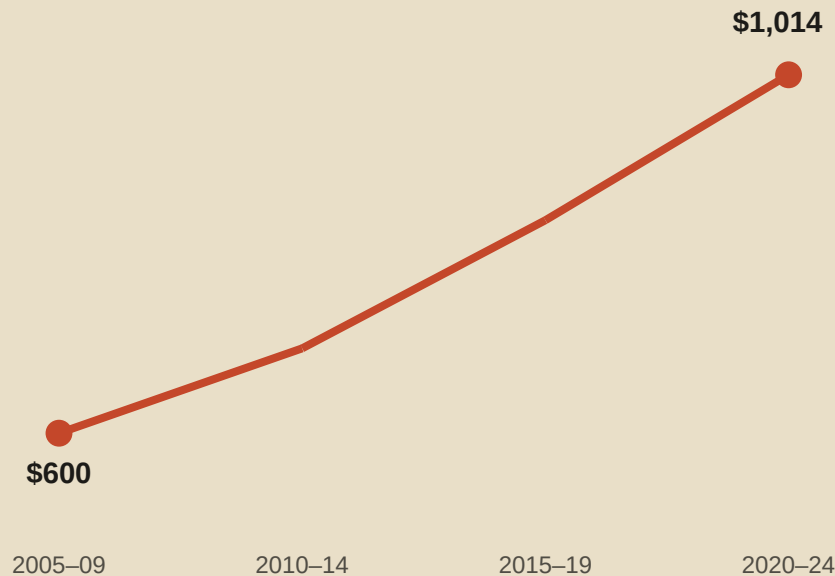


RENT

**Median rent is up 69%  
since the 2005–2009  
survey, before inflation.**

**\$1,014**

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





## THE SEAM

# Cross one tract line and median rent doubles.

A \$900 gap between neighbors, the sharpest rent edge between adjacent tracts in York County.

TRACT 228.02

**\$892**

TRACT 228.01

**\$1,792**

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.

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144

homes permitted, 2022–2025

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97%

of those were in multifamily  
buildings

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96%

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 1% to the 19,505 homes here.**

**106–247**

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



## HOME VALUE

A median home costs 53% less than Pennsylvania's.

**\$119,700**

median home value in York.

York



\$119,700

Pennsylvania



\$254,500

U.S.



\$332,700

THAT WAS YORK'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/york/\*\*](https://almanacdata.ai/e/pa/york/)

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