



Sandy, Utah.

Current market data.

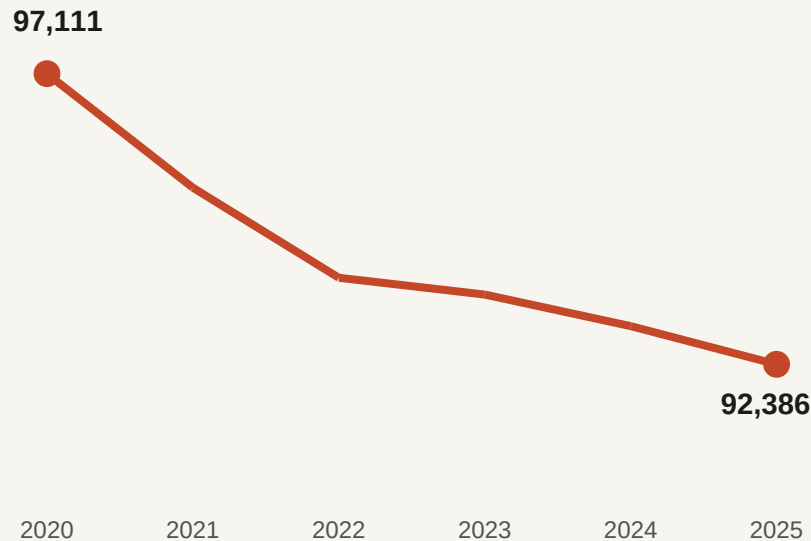
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 4.9% since 2020.

92,386

people, the 8th-largest of Utah's cities and towns.



THE WORKDAY

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

87.8%

of 52,568 jobs located in Sandy are filled by in-commuters.



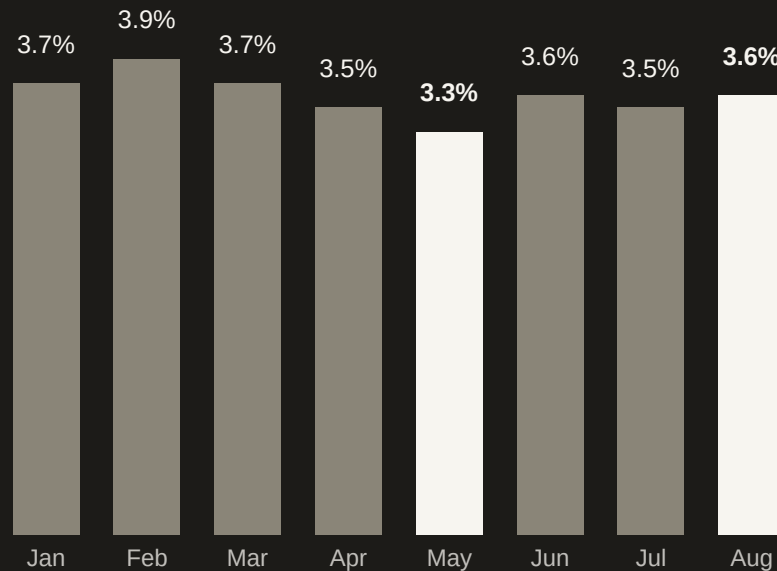
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in May:
3.3%.

3.6%

in August 2026, the latest month released. A year earlier it was 3.9%.

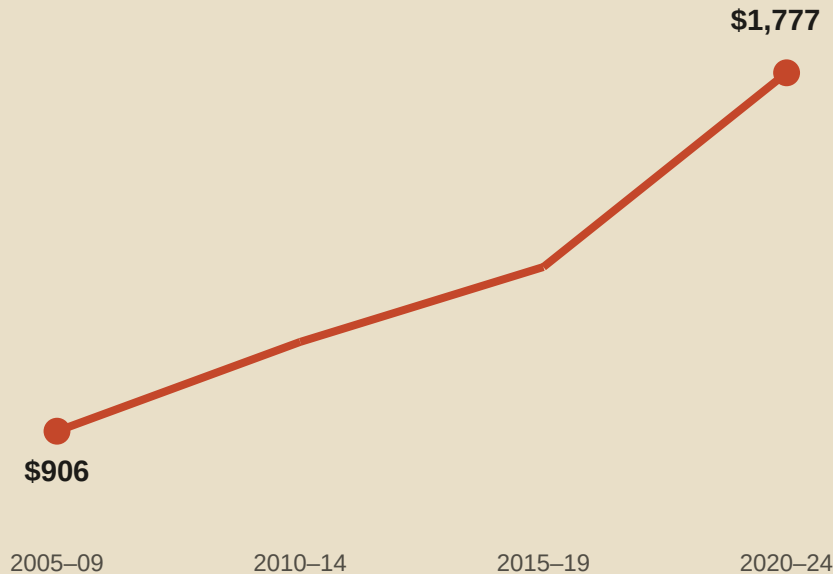


RENT

Median rent is up 96%
since the 2005–2009
survey, before inflation.

\$1,777

a month. Utah's median is \$1,496.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,003 gap between neighbors, the sharpest rent edge between adjacent tracts in Salt Lake County.

TRACT 1130.17

\$1,498

TRACT 1146.02

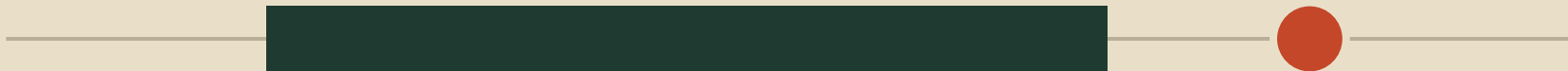
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,097–\$1,645



\$1,777 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

1,462

homes permitted in ten years,
2016–2025

72%

of those were in multifamily
buildings

77%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.3–1.5% to the 34,790 homes here.

95–526

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



HOME VALUE

A median home costs 25%
more than Utah's.

\$614,100

median home value in Sandy.

Sandy



\$614,100

Utah



\$489,400

U.S.



\$332,700



THAT WAS SANDY'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/ut/sandy/**](https://almanacdata.ai/e/ut/sandy/)

The Almanac · your hyper-diligent research partner