



# Clarkston, Washington.

Current market data.

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

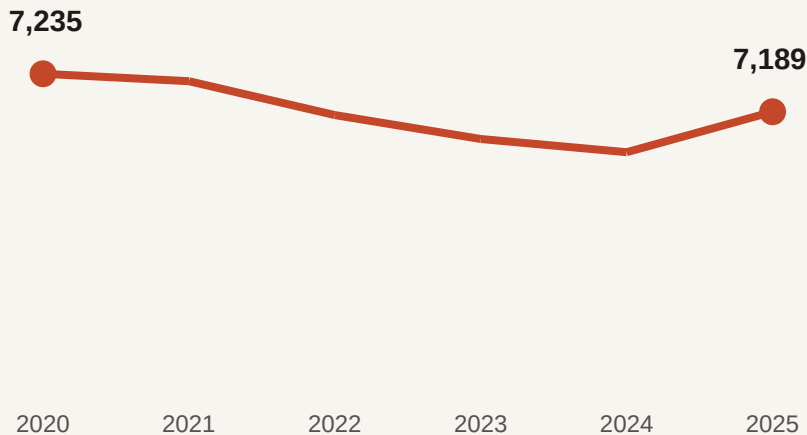


## POPULATION

Down 0.6% since 2020.

7,189

people, the 109th-largest of Washington's cities and towns.

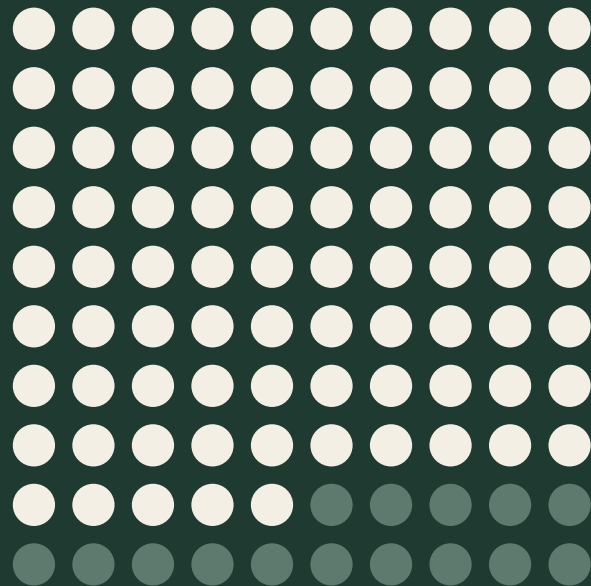


THE WORKDAY

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

84.9%

of 4,574 jobs located in Clarkston are filled by in-commuters.



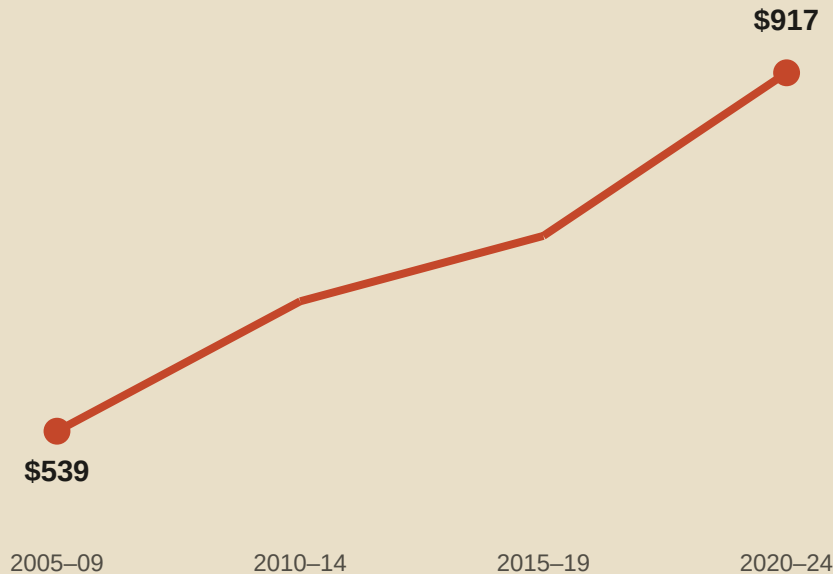
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 70%  
since the 2005–2009  
survey, before inflation.

**\$917**

a month. Washington's median is \$1,760.





## THE SEAM

# Cross one tract line and median rent jumps \$457.

A \$457 gap between neighbors, the sharpest rent edge between adjacent tracts in Asotin County.

TRACT 9605

**\$851**

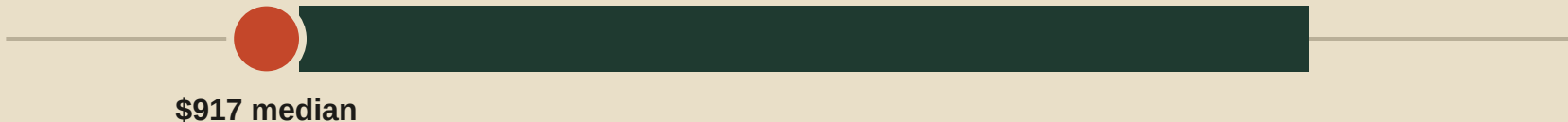
TRACT 9606

**\$1,308**

ROOM TO BUILD

# Local wages can carry more rent than the median charged today.

**\$932–\$1,398**



is the monthly rent range local workforce wages support.

## BUILDING

# Most of the housing here is older than 2000.

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**219**

homes permitted in ten years,  
2016–2025

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**95%**

of those were in multifamily  
buildings

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**92%**

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 0.4–1.5% to the 3,081 homes here.**

**13–46**

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



## HOME VALUE

A median home costs 55% less than Washington's.

**\$253,500**

median home value in Clarkston.

Clarkston



\$253,500

Washington



\$564,600

U.S.



\$332,700

THAT WAS CLARKSTON'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/wa/clarkston/\*\*](https://almanacdata.ai/e/wa/clarkston/)

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