



Richland, Washington.

Current market data.

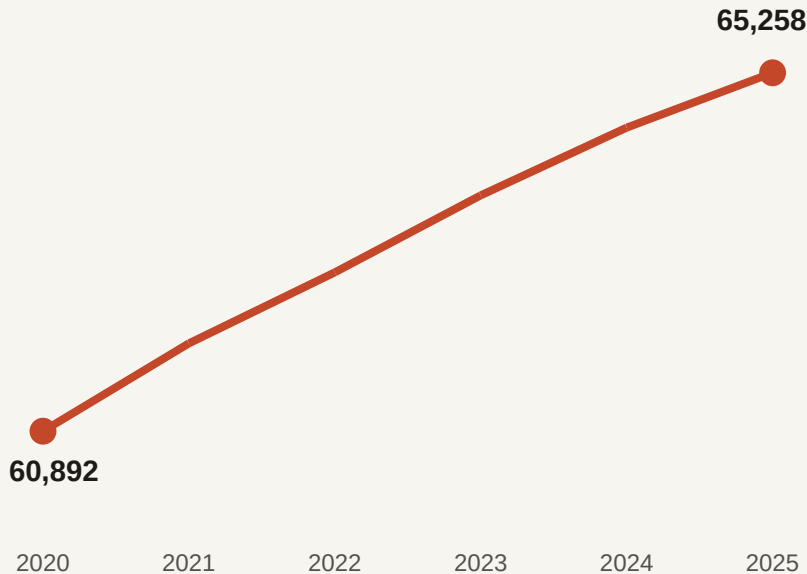
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 7.2% since 2020.

65,258

people, the 21st-largest of Washington's cities and towns.

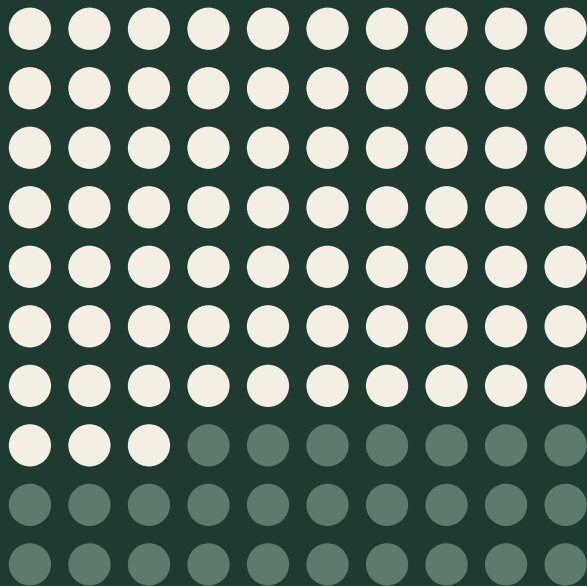


THE WORKDAY

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

73.5%

of 43,685 jobs located in Richland are filled by in-commuters.



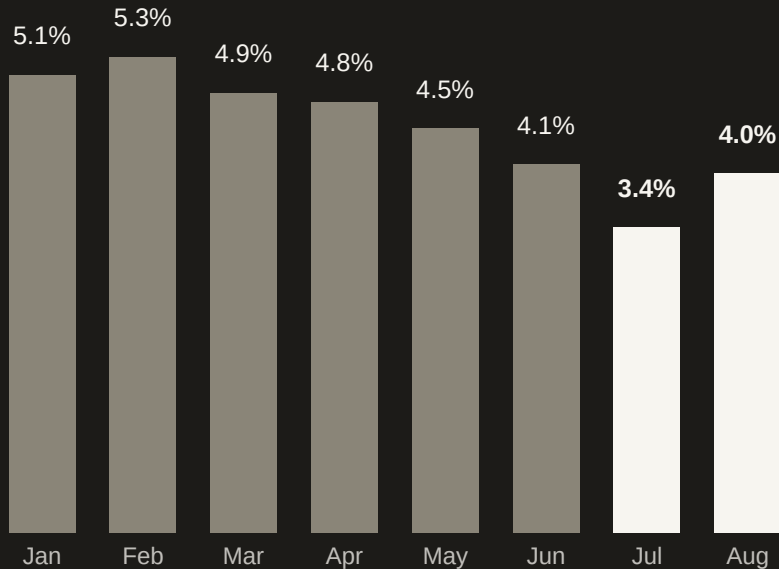
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in July:
3.4%.

4.0%

in August 2026, the latest month released. A year earlier it was 4.3%.

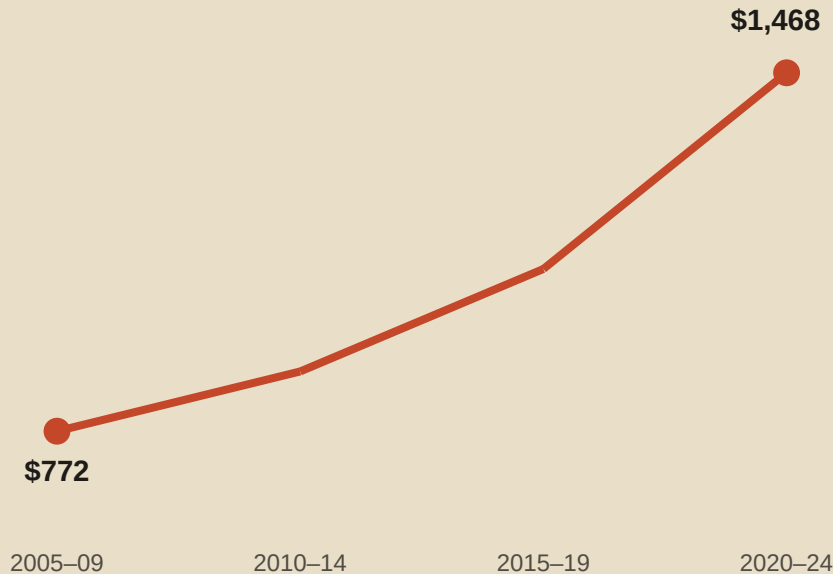


RENT

Median rent is up 90%
since the 2005–2009
survey, before inflation.

\$1,468

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



THE SEAM

Cross one tract line and median rent doubles.

A \$1,698 gap between neighbors, the sharpest rent edge between adjacent tracts in Benton County.

TRACT 116

\$492

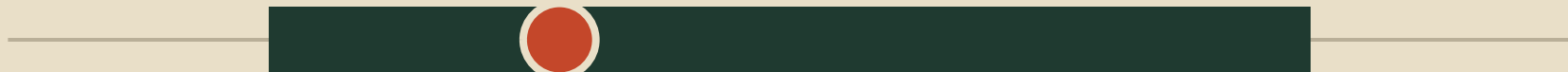
TRACT 115.06

\$2,190

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,288–\$1,932



\$1,468 median

is the monthly rent range local workforce wages support.

BUILDING

60% of the housing here was built before 2000.

5,438

homes permitted in ten years,
2016–2025

42%

of those were in multifamily
buildings

60%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.4–1.6% to the 26,791 homes here.

96–437

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



HOME VALUE

**A median home costs 23%
less than Washington's.**

\$436,700

median home value in Richland.

Richland



\$436,700

Washington



\$564,600

U.S.



\$332,700

THAT WAS RICHLAND'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/richland/**](https://almanacdata.ai/e/wa/richland/)

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