



# Amherst, Wisconsin.

Current market data.

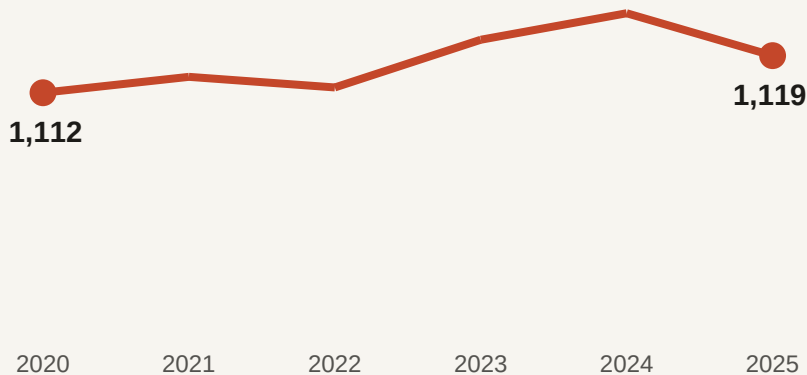
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Growing. Up 0.6% since 2020.**

**1,119**

people, the 355th-largest of Wisconsin's cities and towns.



THE WORKDAY

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

94.9%

of 742 jobs located in Amherst are filled by in-commuters.



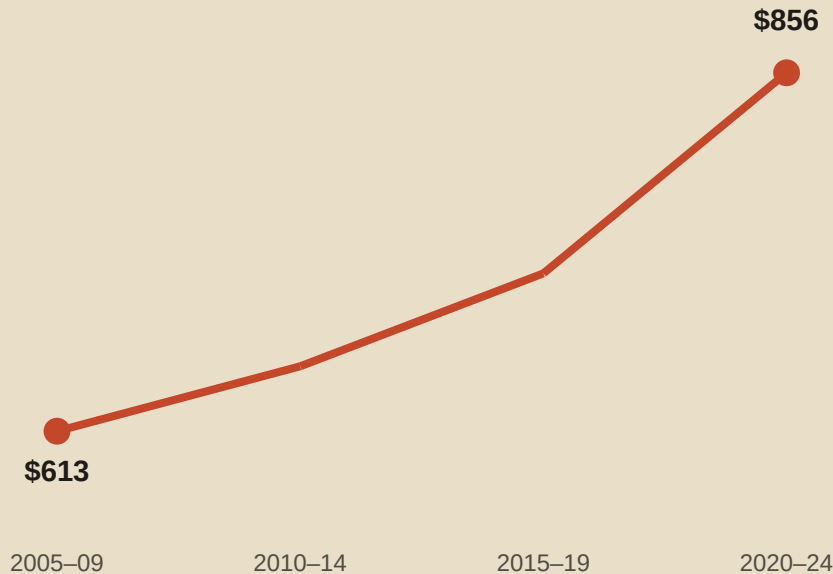
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 40%  
since the 2005–2009  
survey, before inflation.

**\$856**

a month. Wisconsin's median is \$1,087.





## THE SEAM

# Cross one tract line and median rent jumps \$447.

A \$447 gap between neighbors, the sharpest rent edge between adjacent tracts in Portage County.

TRACT 9612

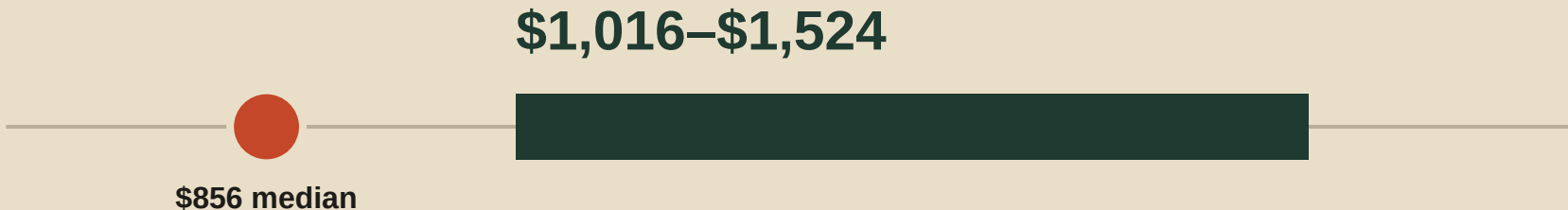
**\$888**

TRACT 9607.01

**\$1,335**

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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9

homes permitted, 2022–2025

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0%

of those were in multifamily  
buildings

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78%

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 0.2–1.2% to the 603 homes here.**

**1–7**

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



## HOME VALUE

A median home costs 8%  
less than Wisconsin's.

**\$244,300**

median home value in Amherst.

Amherst



\$244,300

Wisconsin



\$266,500

U.S.



\$332,700

THAT WAS AMHERST'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/wi/amherst/](https://almanacdata.ai/e/wi/amherst/)

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