



# ZIP 10509, Brewster, New York.

Current market data.

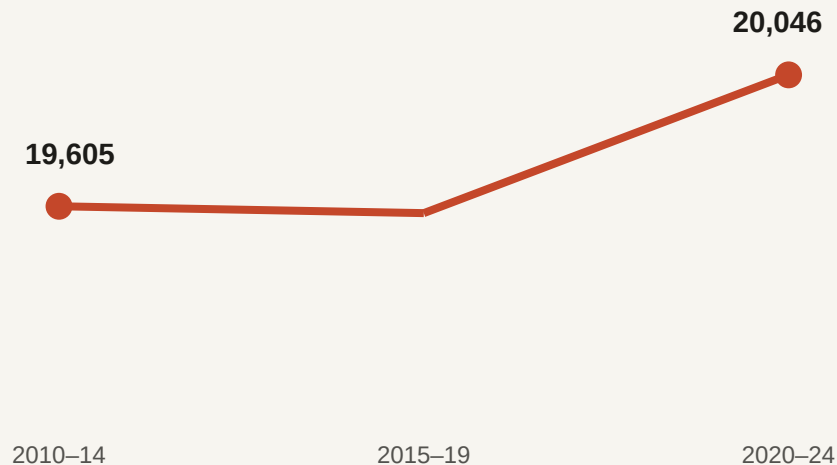
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**20,046 people call ZIP  
10509 home.**

**20,046**

people.

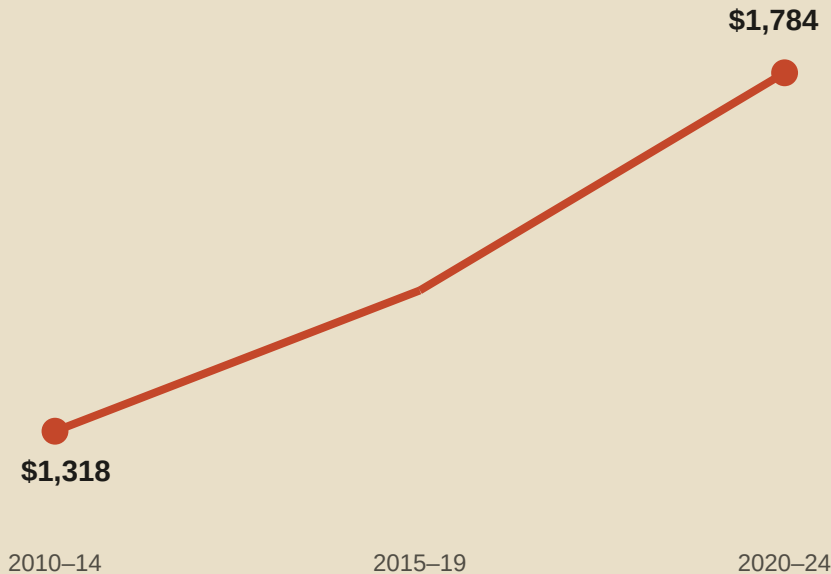


RENT

Median rent is up 35%  
since the 2010–2014  
survey, before inflation.

**\$1,784**

a month. New York's median is \$1,621.

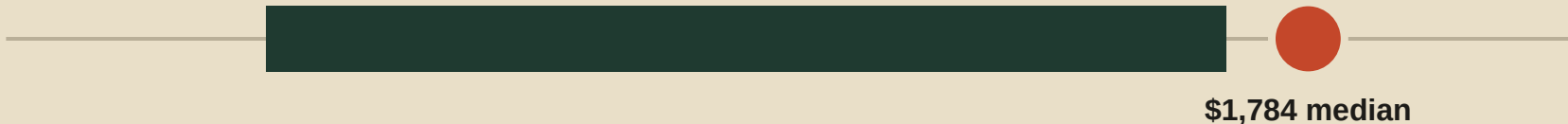




## ROOM TO BUILD

# The median rent is above what local wages can carry.

**\$1,157–\$1,735**



is the monthly rent range local workforce wages support.



BUILDING

# Most of the housing here is older than 2000.

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# 89%

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 0.2–1.2% to the 7,936 homes here.**

**18–94**

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



## HOME VALUE

A median home costs 8% more than New York's.

**\$458,300**

median home value in ZIP 10509.

ZIP 10509



\$458,300

New York



\$423,800

U.S.



\$332,700



THAT WAS ZIP 10509'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/zip/10509/](https://almanacdata.ai/e/zip/10509/)

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