



ZIP 33016, Hialeah, Florida.

Current market data.

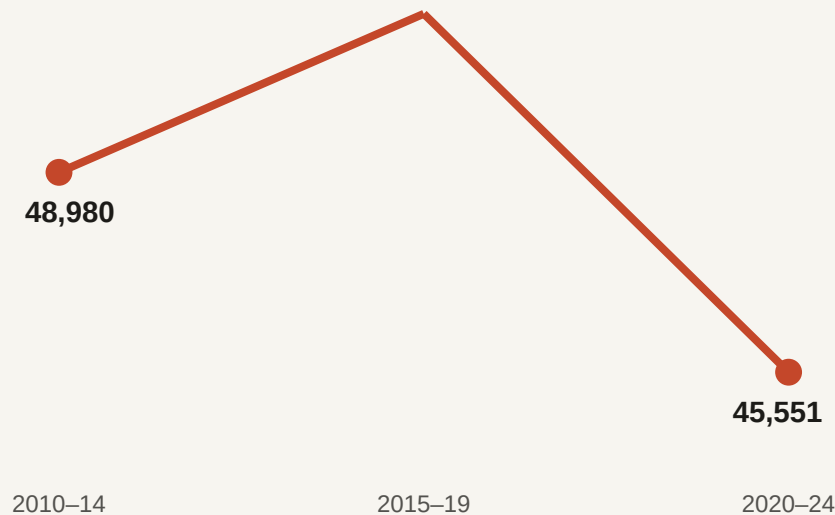
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**45,551 people call ZIP
33016 home.**

45,551

people.

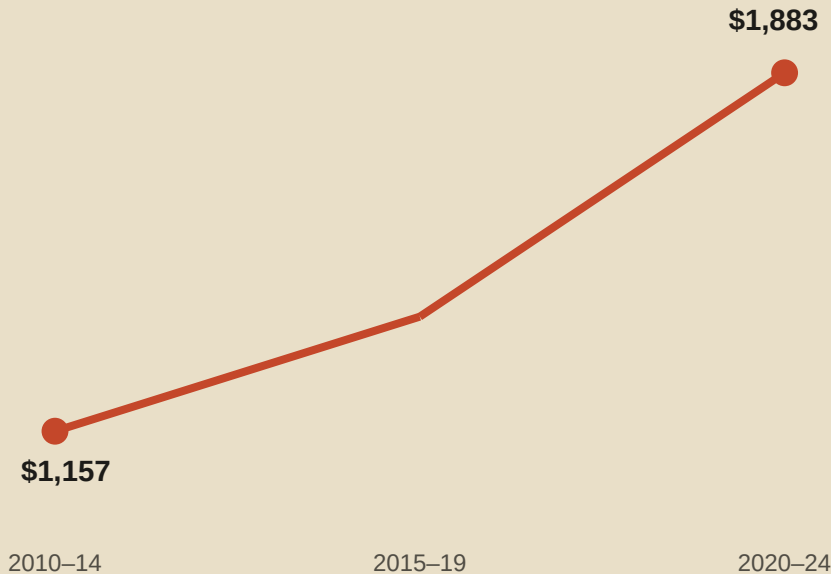


RENT

Median rent is up 63%
since the 2010–2014
survey, before inflation.

\$1,883

a month. Florida's median is \$1,669.

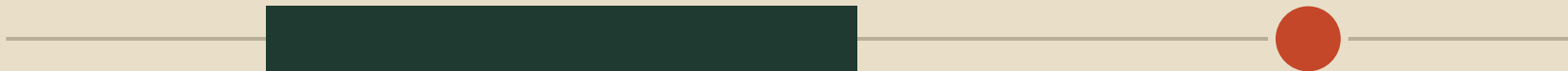




ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,000–\$1,501



\$1,883 median

is the monthly rent range local workforce wages support.



BUILDING

Most of the housing here is older than 2000.

88%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 1% to the 16,004 homes here.

97–230

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



HOME VALUE

A median home costs 10%
less than Florida's.

\$324,300

median home value in ZIP 33016.

ZIP 33016



\$324,300

Florida



\$359,000

U.S.



\$332,700

THAT WAS ZIP 33016'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/33016/

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