Syracuse — #1 of 10: Renters Over the 30% Rent Threshold

Syracuse leads Utah in rent burden

69.2% of renters spend over 30% of income on rent

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THE DATA

69.2%

Renters Over the 30% Rent Threshold (2024)

Syracuse has the highest share of renters in the Ogden-Clearfield metro spending more than 30% of income on rent.

This figure reflects a structural imbalance between income growth and rental affordability. With median household income in Box Elder County rising at a slower pace than rent, many renters face financial strain despite strong local employment in logistics and manufacturing. The data reveals a hidden cost of regional economic momentum.



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Source: U.S. Census Bureau, American Community Survey 5-Year Estimates, 2024 · ALEX Intelligence computation
https://alex-companies.com/data/2026-11-29-ogden-clearfield-rent-burden-place-mkt

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Affordability is the new frontier

The market’s resilience in job growth and retail activity masks an underlying crisis: the working class is being priced out. As rents climb faster than wages, the very people fueling local economic vitality are at risk of displacement. This is not just a housing issue—it’s a regional sustainability challenge.



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The rent burden is a market signal

For investors and developers, this is not a green light for more high-end rentals. It’s a call to action: affordable and workforce housing must be prioritized. Without it, the region risks losing its labor pool to more affordable areas, undermining the very growth it celebrates. The next wave of development must be equitable, not just profitable.

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