

As of December 1, 2023.

**Table 1. Labor Force and Employment in Maine, 2010 Through November 2023**

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	12 Months Ending	
														November 2022	November 2023
Labor Force	697.8	699.0	700.7	704.2	698.0	687.9	693.9	703.9	700.9	697.8	670.6	685.2	674.9	675.8	682.5
Resident Employment	639.0	645.0	650.3	657.1	659.0	657.5	667.7	680.2	678.6	677.5	636.7	653.3	655.0	655.4	664.1
Unemployment	58.8	54.0	50.4	47.2	39.0	30.3	26.2	23.7	22.3	20.3	33.9	31.8	19.9	20.4	18.4
Unemployment Rate (%)	8.4	7.7	7.2	6.7	5.6	4.4	3.8	3.4	3.2	2.9	5.1	4.6	2.9	3.0	2.7
Total Nonfarm Payroll Jobs	593.3	595.0	598.5	602.1	605.5	610.9	618.5	624.2	630.6	637.1	598.9	623.5	638.7	637.6	647.3
Goods-Producing Sectors	77.7	78.5	78.8	78.4	78.7	79.6	80.5	81.6	83.7	85.5	83.0	88.0	89.2	89.1	89.5
Mining, Logging, & Construction	26.9	27.8	28.0	28.0	28.4	29.0	29.7	30.5	31.6	32.2	32.5	34.1	34.7	34.6	34.9
Manufacturing	50.8	50.7	50.8	50.4	50.2	50.7	50.8	51.1	52.1	53.2	50.5	53.9	54.5	54.5	54.5
Service-Providing Sectors	515.6	516.5	519.7	523.7	526.8	531.3	538.0	542.6	546.9	551.6	516.0	535.5	549.5	548.5	557.8
Wholesale & Retail Trade	99.9	100.1	100.4	100.6	101.2	101.4	101.6	100.7	100.5	100.0	94.5	98.6	100.4	100.1	101.3
Wholesale Trade	18.8	19.0	19.3	19.4	19.6	19.8	19.7	19.4	19.5	19.6	18.6	19.1	19.6	19.5	19.8
Retail Trade	81.1	81.1	81.1	81.2	81.6	81.6	81.9	81.3	81.0	80.4	75.9	79.5	80.8	80.6	81.5
Transportation & Utilities	16.2	16.2	16.4	16.8	17.3	17.6	18.0	18.8	18.6	18.7	17.7	18.4	18.9	18.8	18.8
Information	9.4	8.8	8.3	8.3	8.1	8.4	8.5	8.3	8.3	8.0	7.3	7.5	7.9	7.9	7.9
Financial Activities	30.6	30.4	30.2	30.4	30.4	30.6	31.1	31.5	32.1	33.0	32.7	33.1	33.9	33.8	34.0
Professional & Business Services	57.0	58.8	59.7	61.6	63.5	64.8	65.8	66.6	68.5	69.1	68.4	72.5	75.8	75.7	77.0
Education & Health Services	118.9	119.7	121.3	121.9	122.0	123.2	125.1	127.1	127.3	129.3	124.6	125.7	125.8	125.6	129.3
Leisure & Hospitality	60.0	60.5	61.9	63.0	63.5	64.4	66.1	67.8	69.0	70.1	52.3	60.9	65.5	65.4	66.8
Other Services	19.7	19.9	20.0	20.7	21.0	21.4	21.7	21.8	22.2	22.3	20.5	21.1	22.0	21.9	22.1
Government	104.0	102.1	101.5	100.5	99.9	99.5	100.0	100.1	100.3	101.2	98.0	97.7	99.4	99.3	100.6
Federal	15.6	14.7	14.5	14.1	14.0	14.5	15.0	15.2	15.5	16.1	16.9	16.4	16.5	16.4	17.1
State	27.5	27.1	26.9	26.7	26.6	26.1	25.8	25.7	25.5	25.5	24.5	23.8	23.8	23.8	23.9
Local	60.8	60.3	60.1	59.7	59.4	59.0	59.2	59.2	59.3	59.6	56.5	57.4	59.2	59.1	59.7

Notes: Numbers may not add to totals due to rounding. Data are reported in thousands.  
Source: U.S. Bureau of Labor Statistics



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**Table 2. Population and Household Trends in Maine, 2010 to Forecast**

	2010	2020	Current	Forecast	Average Annual Change					
					2010 to 2020		2020 to Current		Current to Forecast	
					Number	Rate (%)	Number	Rate (%)	Number	Rate (%)
Population										
Maine	1,328,361	1,362,359	1,396,200	1,415,700	3,415	0.3	9,200	0.7	6,525	0.5
Southern Submarket	514,098	551,740	565,900	575,800	3,775	0.7	3,850	0.7	3,325	0.6
Northern Submarket	814,263	810,619	830,300	839,900	-360	0.0	5,350	0.7	3,200	0.4
Households										
Maine	557,219	582,437	602,300	613,500	2,525	0.4	5,400	0.9	3,725	0.6
Southern Submarket	213,436	233,160	244,200	251,200	1,975	0.9	3,000	1.3	2,325	0.9
Northern Submarket	343,783	349,277	358,100	362,300	550	0.2	2,400	0.7	1,400	0.4

Notes: The current date is December 1, 2023. The forecast date is December 1, 2026.

Sources: 2010 and 2020—2010 Census and 2020 Census; current and forecast—estimates by the analyst



As of December 1, 2023.

**Table 3. Housing Inventory, Tenure, and Vacancy in Maine, 2010, 2020, and Current**

	Maine			Southern Submarket			Northern Submarket		
	2010	2020	Current	2010	2020	Current	2010	2020	Current
Total Housing Inventory	721,830	739,072	756,300	262,718	280,588	291,800	459,112	458,484	464,500
Occupied Units	557,219	582,437	602,300	213,436	233,160	244,200	343,783	349,277	358,100
Owner-Occupied	397,417	414,114	426,500	149,343	163,927	170,600	248,074	250,187	255,900
%	71.3	71.1	70.8	70.0	70.3	69.9	72.2	71.6	71.5
Renter-Occupied	159,802	168,323	175,800	64,093	69,233	73,600	95,709	99,090	102,200
%	28.7	28.9	29.2	30.0	29.7	30.1	27.8	28.4	28.5
Vacant Units	164,611	156,635	154,000	49,282	47,428	47,600	115,329	109,207	106,400
Available Units	25,449	18,091	22,900	8,719	5,340	6,100	16,730	12,751	16,800
For Sale	9,711	5,955	7,025	2,922	1,432	2,075	6,789	4,523	4,950
Rate (%)	2.4	1.4	1.6	1.9	0.9	1.2	2.7	1.8	1.9
For Rent	15,738	12,136	15,875	5,797	3,908	4,025	9,941	8,228	11,850
Rate (%)	9.0	6.7	8.3	8.3	5.3	5.2	9.4	7.7	10.4
Other Vacant	139,162	138,544	131,100	40,563	42,088	41,500	98,599	96,456	89,600

Notes: The current date is December 1, 2023. In this analysis conducted by the U.S. Department of Housing and Urban Development (HUD), other vacant units include all vacant units that are not available for sale or for rent. The term therefore includes units rented or sold but not occupied; held for seasonal, recreational, or occasional use; used by migrant workers; and the category specified as "other" vacant by the Census Bureau.

Sources: 2010 and 2020—2010 Census and 2020 Census; current—estimates by the analyst



As of December 1, 2023.

**Table 4. Residential Building Permit Activity in Maine, 2010 Through November 2023**

Type of Building Permit	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	12 Months Ending	
														November 2022	November 2023
Maine															
Total	3,057	2,922	3,209	3,438	3,598	3,966	4,683	4,358	4,868	5,050	5,299	6,530	7,105	6,715	5,711
Sales	2,830	2,296	2,680	2,890	2,876	2,941	3,470	3,679	3,899	3,610	4,308	5,426	5,113	4,728	4,466
Rental	227	626	529	548	722	1,025	1,213	679	969	1,440	991	1,104	1,992	1,987	1,245
Southern Submarket															
Total	1,283	1,290	1,598	1,818	2,037	2,248	3,070	2,517	2,796	3,169	2,855	3,712	3,764	3,731	2,802
Sales	1,229	964	1,376	1,543	1,549	1,663	2,023	2,002	2,180	1,941	2,168	2,803	2,256	2,151	1,916
Rental	54	326	222	275	488	585	1,047	515	616	1,228	687	909	1,508	1,580	886
Northern Submarket															
Total	1,774	1,632	1,611	1,620	1,561	1,718	1,613	1,841	2,072	1,881	2,444	2,818	3,341	2,984	2,909
Sales	1,601	1,332	1,304	1,347	1,327	1,278	1,447	1,677	1,719	1,669	2,140	2,623	2,857	2,577	2,550
Rental	173	300	307	273	234	440	166	164	353	212	304	195	484	407	359

Sources: U.S. Census Bureau, Building Permits Survey; 2010 through 2022—final data and estimates by the analyst; 2023—preliminary data and estimates by the analyst



Table 5. Median Income in Maine, 2009, 2019, and 2022

	Median Income (\$)			Average Annual Change (%)	
	2009	2019	2022	2009 to 2019	2019 to 2022
Median Family Income	58,600	72,600	84,800	2.2	5.3
Median Household Income	NA	58,924	69,543	NA	5.7

NA = not available.  
Sources: Median family income—HUD, Office of Policy Development and Research; 2009 median household income—2010 Census; 2019 and 2022 median household income—U.S. Census Bureau, 2019 and 2022 American Community Survey 1-year data