NORTH IOWA CORRIDOR
Economic Development Corporation

NORTH IOWA
2026 REGIONAL PROFILE
Mason City, Clear Lake, & Cerro Gordo County

42,632 CERRO GORDO COUNTY POPULATION

$56,971 ANNUAL AVG. SALARY

8% LOWER COST OF LIVING THAN U.S. AVG.

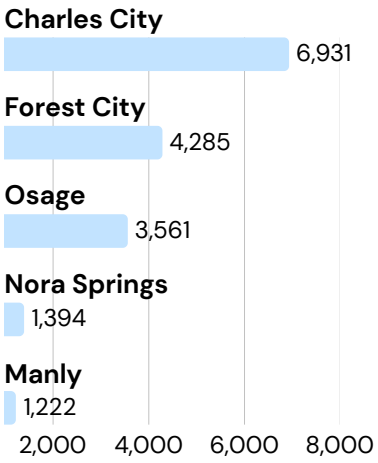
88.8% LABOR FORCE PARTICIPATION RATE
PRIME AGE (25-54)

95.1% HIGH SCHOOL DIPLOMA EDUCATION ATTAINMENT

CERRO GORDO COUNTY POPULATION

Mason City	**27,280**
Clear Lake	**7,666**
Rockwell	1,069
Ventura	711
Thornton	400
Plymouth	375
Meservey	222
Rock Falls	150
Swaledale	144
Dougherty	62

SURROUNDING LABOR SHED CITIES



TRANSPORTATION CONNECTIONS

Interstate **I-35**

Federal Highway **US 218**

State Highways **IA 18, 65, 122**

Public Transit **Mason City Jefferson Bus Lines**

Airport **Mason City Municipal Airport**

RECREATION & SPORTING OPPORTUNITIES

87 Parks, Trails, & Wildlife Areas

34 Public Playgrounds

19 Pickball Courts

11 Public Boat Launches

9 Campgrounds

8 Golf Courses

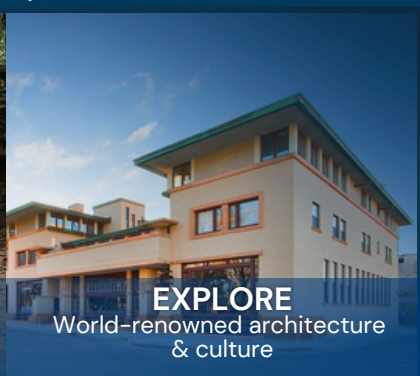
16 Softball/Baseball Diamonds • 11 Tennis Courts • 9 Canoe/Kayak Launches • 8 Public Libraries • 7 Museums • 3 Dog Parks
3 Aquatic Centers • 3 Ice Skating/Hockey Arenas • 2 Community Gardens • 2 Soccer Complexes • 2 Mountain Bike/Skate Parks

MORE TO LIFE IN NORTH IOWA
Culture, connection, and year-round experiences without the big-city cost.

LEARN
Local community college & strong schools

EXPERIENCE
Live music, arts & music history

PLAY
Lake life, trails, & bike parks



EXPLORE
World-renowned architecture & culture

WORKFORCE, WELL-BEING, & EDUCATION

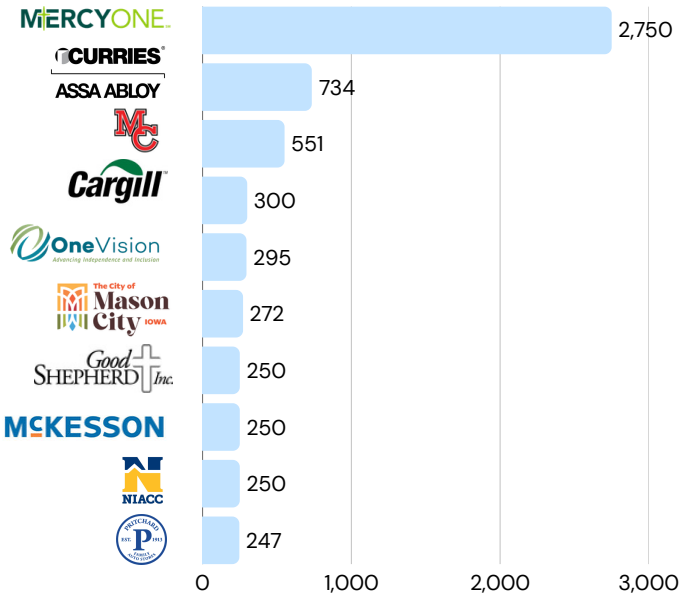
TOP INDUSTRIES

INDUSTRY	% OF WORKFORCE	AVERAGE SALARY
Healthcare & Social Assistance	21.4%	$70,914
Retail Trade	13.6%	$35,356
Manufacturing	10.4%	$62,695
Accommodation & Food Services	8.6%	$21,475
Educational Services	7.4%	$45,927

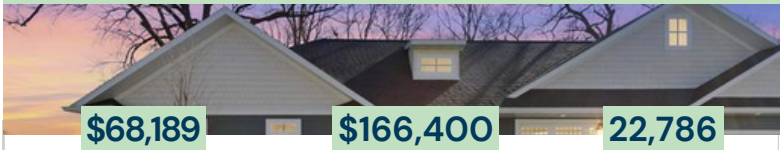
25,052 Total Employment

$56,971 Average Salary

MAJOR EMPLOYERS



HOUSING & COST OF LIVING



$68,189 Median Household Income

$166,400 Median House Value

22,786 Total Housing Units

Cost of Living *Compared to U.S. Avg.*

- **8%** Lower Cost of Living
- **2%** Lower Cost of Groceries
- **25.7%** Lower Cost of Housing
- **4.5%** Lower Cost of Utilities

ACCESS TO QUALITY HEALTH CARE

MercyOne North Iowa Medical Center
Regional Referral Teaching Hospital

15-COUNTY SERVICE AREA

260,000+ PEOPLE SERVED

IOWA'S LARGEST NETWORK OF CARE

Emergency • Cancer • Heart & Vascular • Maternity • Neurology • Orthopedics • Surgery

Additional local providers include Waypoint Medical, Community Health Center of Mason City, Gabrielson Clinic, Iowa Specialty Clinic, Anchor Family Health Center, and The Barillas Clinic.

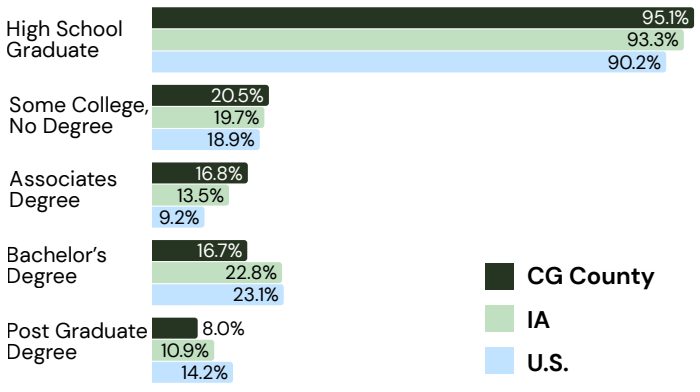
A STRONG EDUCATION PIPELINE

PRIMARY EDUCATION

SCHOOL	ENROLLMENT
Mason City Community School District	3,200
Clear Lake Community School District	1,385
Garner Hayfield Ventura School District	862
Newman Catholic Schools	660
Clear Lake Classical	144
North Iowa Christian School	84

2025 Iowa School Performance Profiles

EDUCATION ATTAINMENT



NORTH IOWA AREA COMMUNITY COLLEGE

3,416 Credit Student Enrollment

12,732 Noncredit Student Enrollment

Top 5 Majors

- Liberal Arts and Sciences
- Registered Nursing
- Automotive Mechanics Technology
- Business Administration
- Skilled Trades