



Fenwick Island, Delaware.

Current market data.

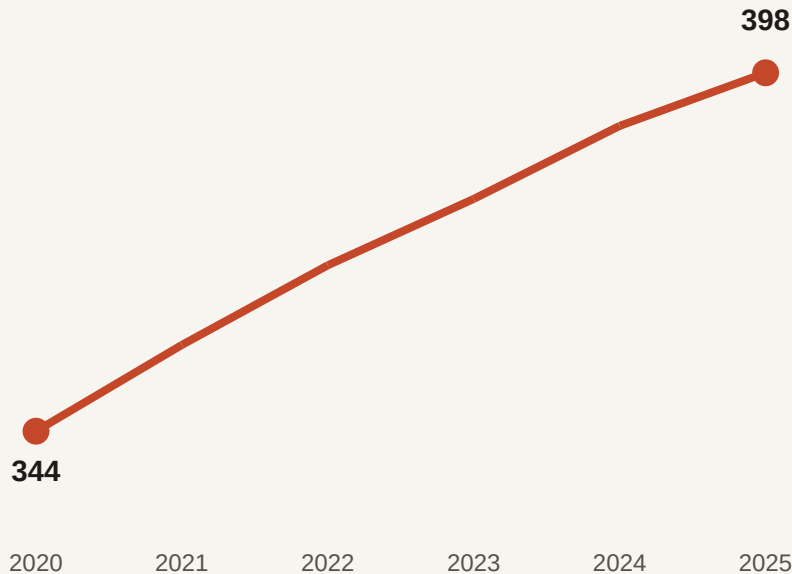
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 15.7% since 2020.

398

people, the 42nd-largest of Delaware's cities and towns.



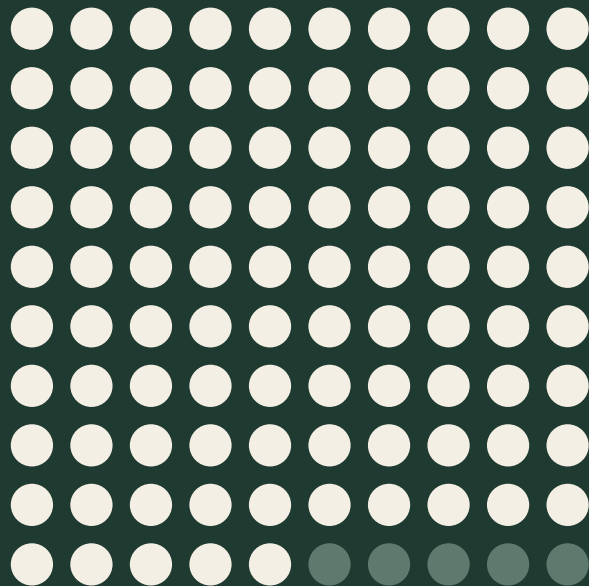
THE WORKDAY

Nearly every job here goes
to someone who lives
somewhere else.

95.2%

of 146 jobs located in Fenwick Island are filled by
in-commuters.

Source: Census LEHD LODES, 2023



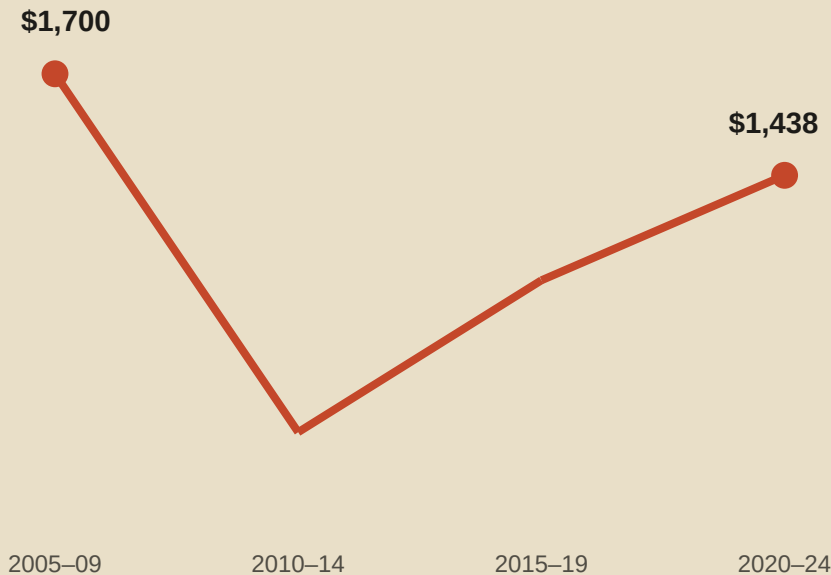
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is down 15%
since the 2005–2009
survey, before inflation.

\$1,438

a month. Delaware's median is \$1,401.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,113 gap between neighbors, the sharpest rent edge between adjacent tracts in Sussex County.

TRACT 507.07

\$922

TRACT 507.08

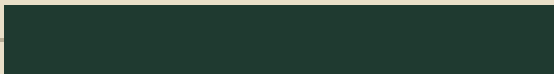
\$3,035



ROOM TO BUILD

The median rent is above what local wages can carry.

\$720–\$1,080



\$1,438 median

is the monthly rent range local workforce wages support.



BUILDING

69% of the housing here was built before 2000.

69%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–0.1% to the 733 homes here.

0–1

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



HOME VALUE

A median home costs
296% more than
Delaware's.

\$1,394,700

median home value in Fenwick Island.

Fenwick Island



\$1,394,700

Delaware



\$352,000

U.S.



\$332,700

THAT WAS FENWICK ISLAND'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/de/fenwick-island/

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