Frederica, Delaware.

Current market data.

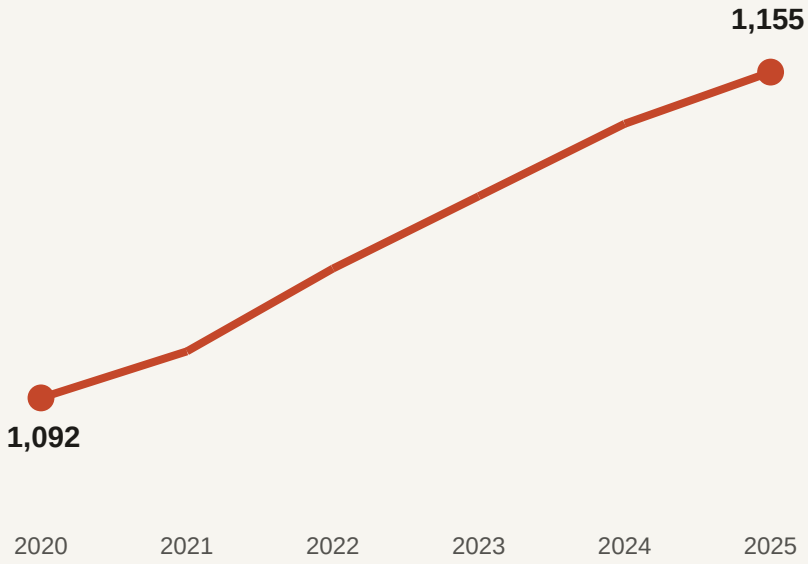
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 5.8% since 2020.

1,155

people, the 31st-largest of Delaware's cities and towns.



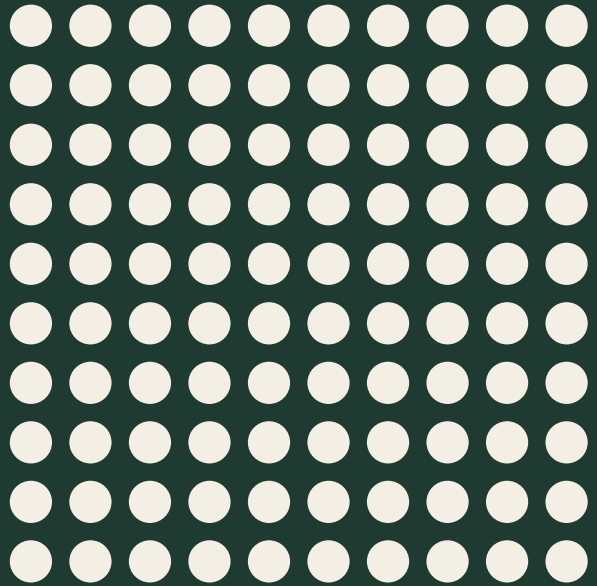
Source: Census Population Estimates, 2025

THE WORKDAY

Every job here goes to someone who lives somewhere else.

100.0%

of 65 jobs located in Frederica are filled by in-commuters.



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

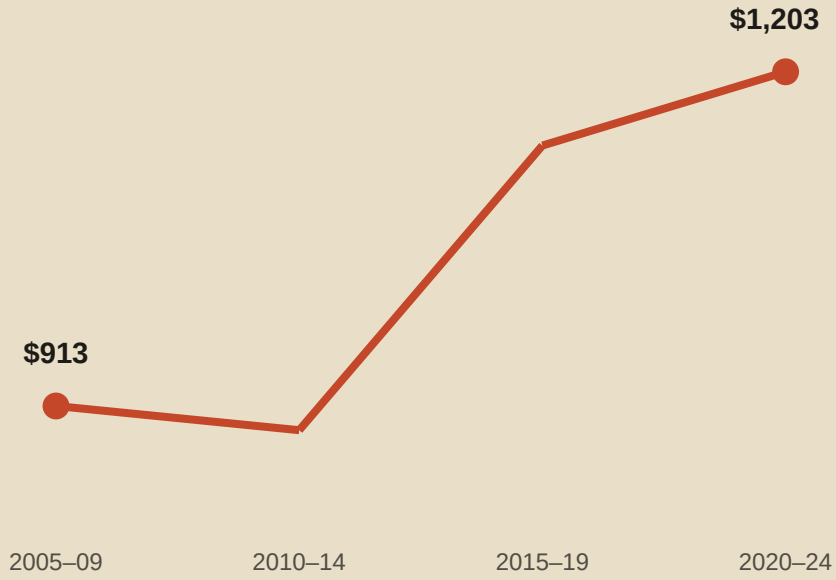
Source: Census LEHD LODES, 2023

RENT

Median rent is up 32% since the 2005–2009 survey, before inflation.

$1,203

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

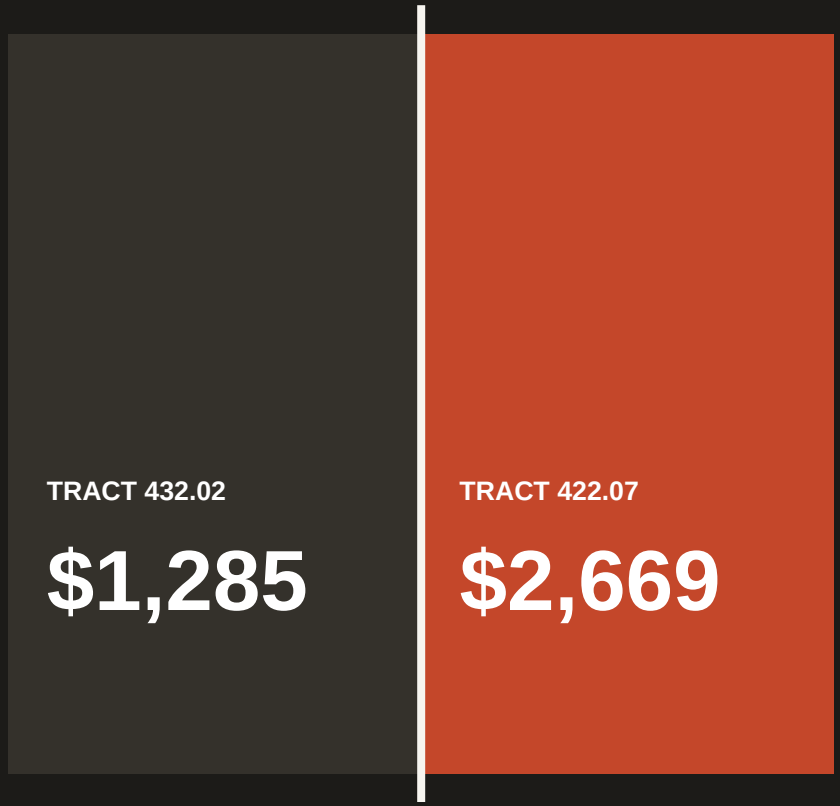


Source: Census ACS 5-year, 2020-2024

THE SEAM

Cross one tract line and median rent doubles.

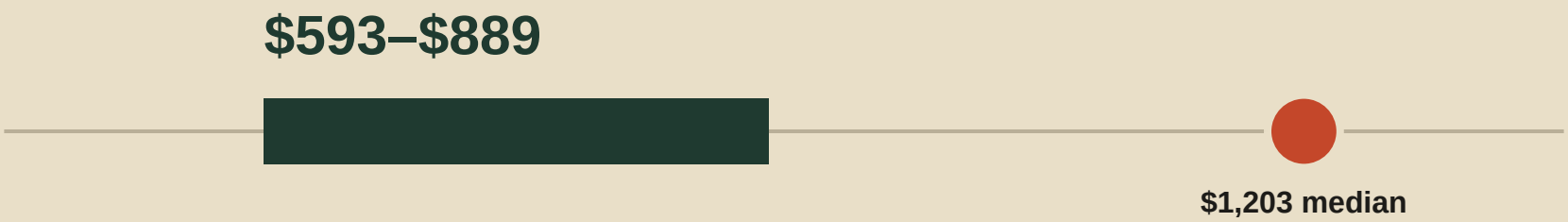
A $1,384 gap between neighbors, the sharpest rent edge between adjacent tracts in Kent County.



Source: Census ACS 5-year, 2020-2024

ROOM TO BUILD

The median rent is above what local wages can carry.



is the monthly rent range local workforce wages support.

Source: Computed by the Almanac, 2023; Census ACS 5-year, 2020-2024

BUILDING

58% of the housing here was built before 2000.

58%

of all homes were built before 2000

Source: Census ACS 5-year, 2020-2024

UNITS NEEDED

Closing the gap would add 0.2% to the 441 homes here.

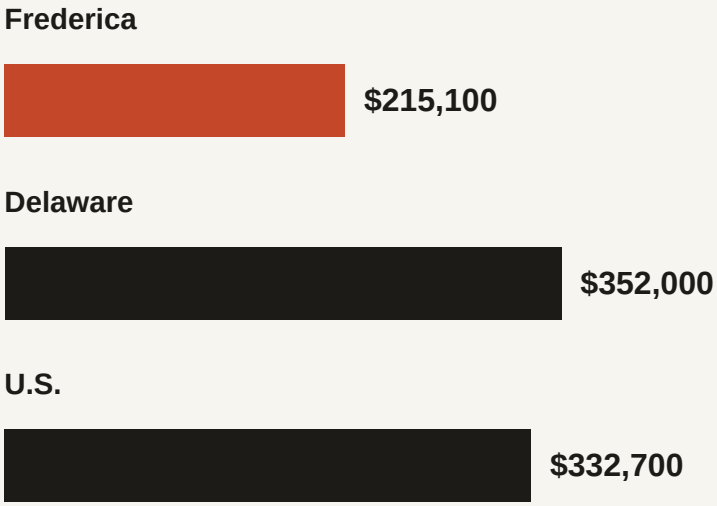
1

is the estimated number of missing housing units; all three estimates agree.

Source: Computed by the Almanac, 2023

HOME VALUE

A median home costs 39% less than Delaware's.



$215,100

median home value in Frederica.

Source: Census ACS 5-year, 2020-2024

THAT WAS FREDERICA'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/frederica/**