



Kirksville, Missouri.

Current market data.

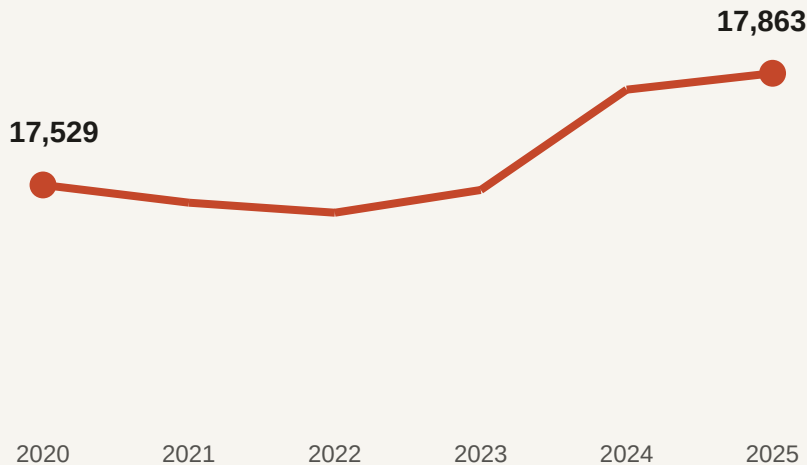
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 1.9% since 2020.

17,863

people, the 43rd-largest of Missouri's cities and towns.

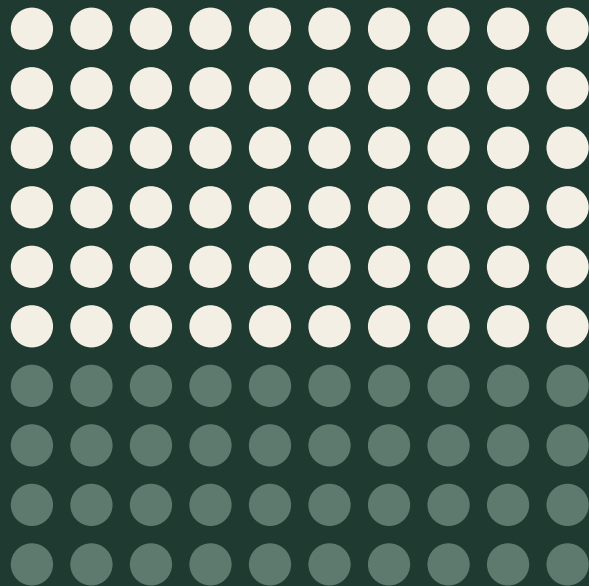


THE WORKDAY

6 in 10 jobs here go to people who live somewhere else.

59.7%

of 7,619 jobs located in Kirksville are filled by in-commuters.



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

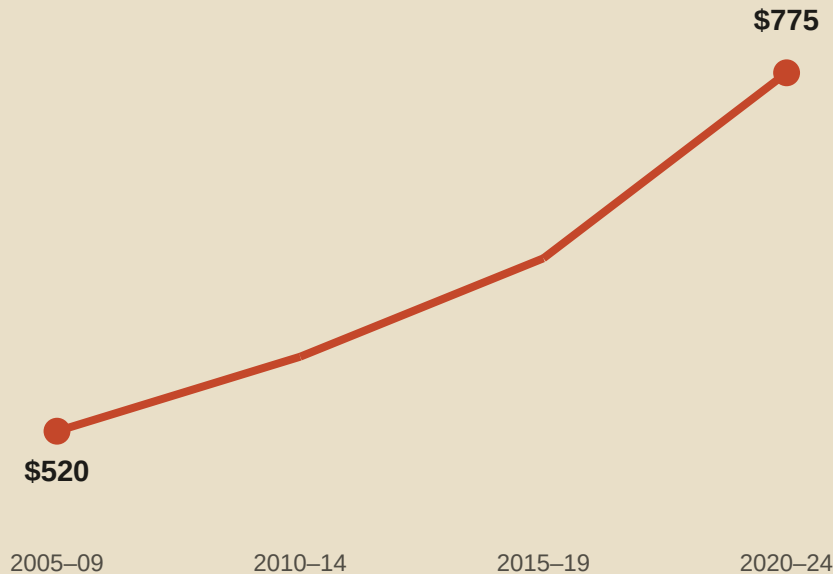


RENT

Median rent is up 49%
since the 2005–2009
survey, before inflation.

\$775

a month. Missouri's median is \$1,033.





THE SEAM

Cross one tract line and median rent jumps \$317.

A \$317 gap between neighbors, the sharpest rent edge between adjacent tracts in Adair County.

TRACT 9510

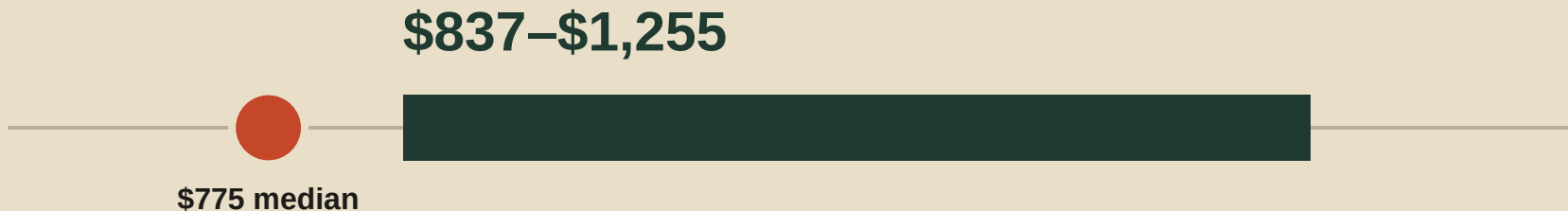
\$519

TRACT 9505.02

\$836

ROOM TO BUILD

Local wages can carry more rent than the median charged today.



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

105

homes permitted, 2022–2025

50%

of those were in multifamily
buildings

86%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.5–1.0% to the 7,609 homes here.

38–76

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



HOME VALUE

A median home costs 33% less than Missouri's.

\$153,900

median home value in Kirksville.

Kirksville



\$153,900

Missouri



\$230,300

U.S.



\$332,700

THAT WAS KIRKSVILLE'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/mo/kirksville/

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