



Caswell Beach, North Carolina.

Current market data.

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

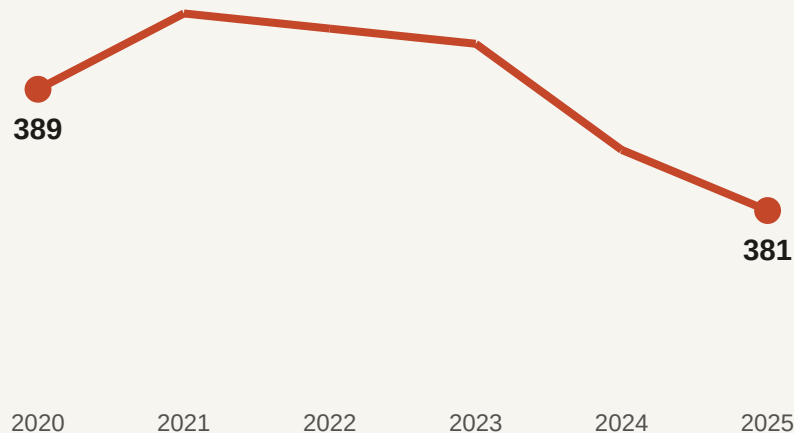


POPULATION

Down 2.1% since 2020.

381

people, the 456th-largest of North Carolina's cities and towns.



THE WORKDAY

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

94.3%

of 88 jobs located in Caswell Beach are filled by in-commuters.



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

RENT

Median rent is down 7%
since the 2005–2009
survey, before inflation.

\$1,208

a month. North Carolina's median is \$1,228.





THE SEAM

Cross one tract line and median rent doubles.

A \$1,601 gap between neighbors, the sharpest rent edge between adjacent tracts in Brunswick County.

TRACT 203.15

\$967

TRACT 203.13

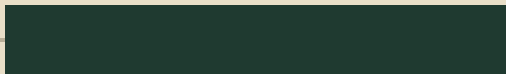
\$2,568



ROOM TO BUILD

The median rent is above what local wages can carry.

\$576–\$864



\$1,208 median

is the monthly rent range local workforce wages support.

BUILDING

55% of the housing here was built before 2000.

18

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

55%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–0.1% to the 675 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
124% more than North
Carolina's.

\$648,400

median home value in Caswell Beach.

Caswell Beach



\$648,400

North Carolina



\$288,900

U.S.



\$332,700

THAT WAS CASWELL BEACH'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/nc/caswell-beach/

The Almanac · your hyper-diligent research partner