



Nags Head, North Carolina.

Current market data.

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

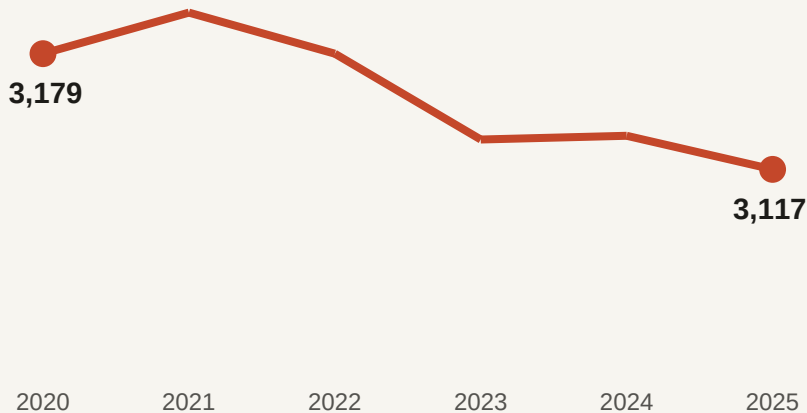


POPULATION

Down 2.0% since 2020.

3,117

people, the 212th-largest of North Carolina's cities and towns.



THE WORKDAY

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

89.1%

of 3,549 jobs located in Nags Head are filled by in-commuters.



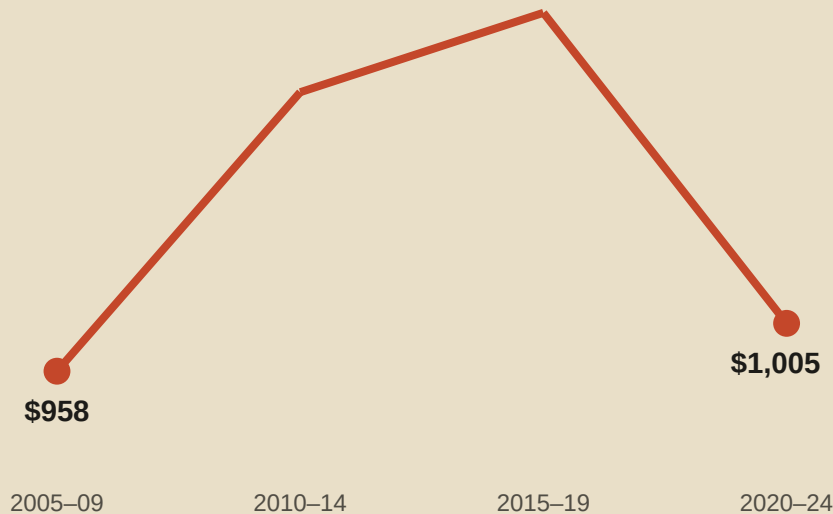
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 5%
since the 2005–2009
survey, before inflation.

\$1,005

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





THE SEAM

Cross one tract line and median rent jumps \$903.

A \$903 gap between neighbors, the sharpest rent edge between adjacent tracts in Dare County.

TRACT 9704

\$1,005

TRACT 9703.02

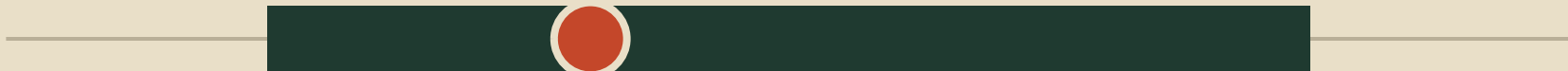
\$1,908



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$870–\$1,305



\$1,005 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

91

homes permitted, 2022–2025

2%

of those were in multifamily
buildings

83%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.0–0.7% to the 5,275 homes here.

1–35

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



HOME VALUE

A median home costs 70% more than North Carolina's.

\$490,800

median home value in Nags Head.

Nags Head



\$490,800

North Carolina



\$288,900

U.S.



\$332,700



THAT WAS NAGS HEAD'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/nags-head/

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