



Severn, North Carolina.

Current market data.

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

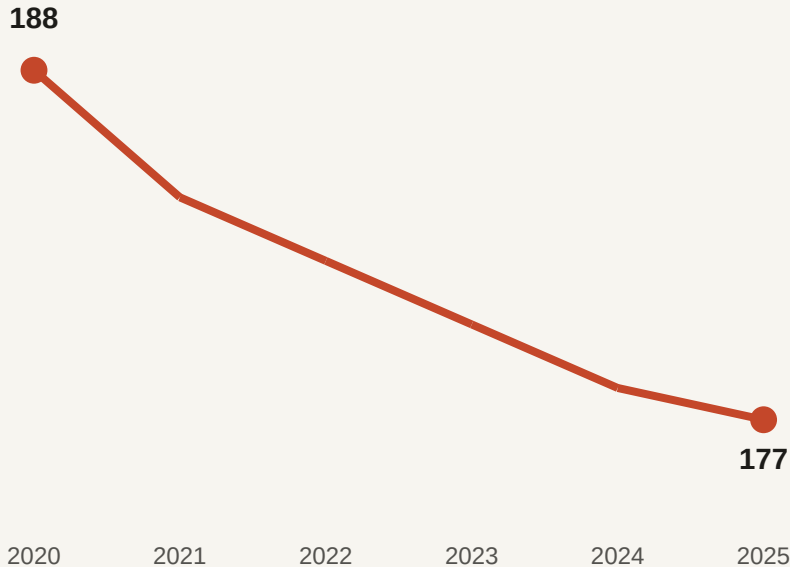


POPULATION

Down 5.9% since 2020.

177

people, the 510th-largest of North Carolina's cities and towns.

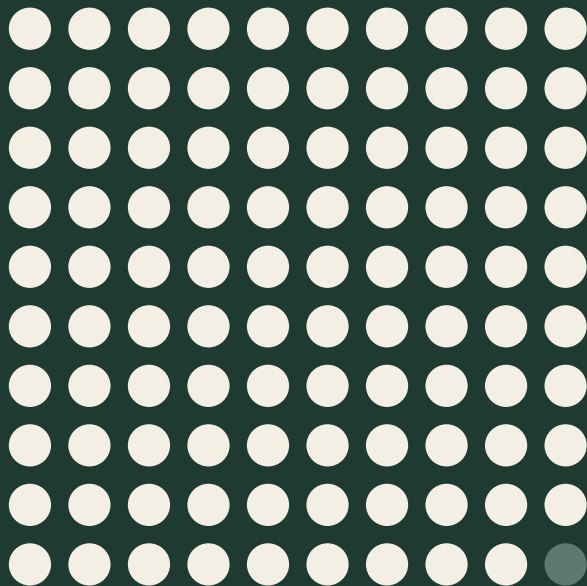


THE WORKDAY

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

99.1%

of 780 jobs located in Severn are filled by in-commuters.



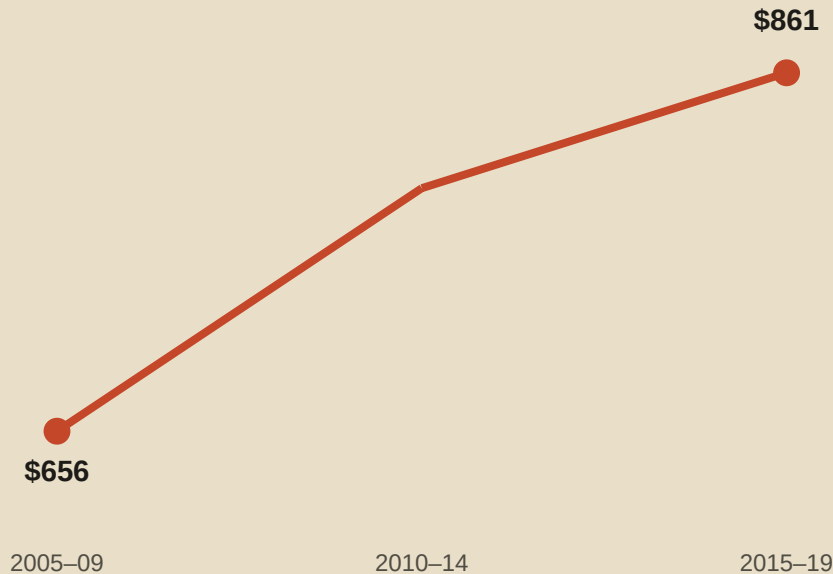
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 31%
since the 2005–2009
survey, before inflation.

\$861

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



THE SEAM

Cross one tract line and median rent jumps \$329.

A \$329 gap between neighbors, the sharpest rent edge between adjacent tracts in Northampton County.

TRACT 9202.01

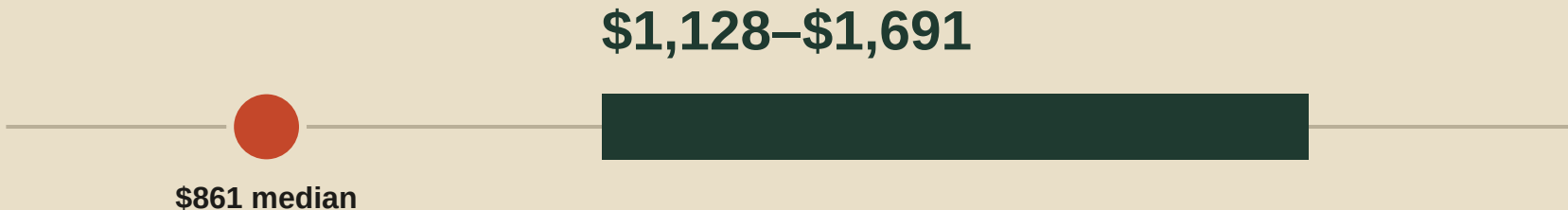
\$528

TRACT 9202.02

\$857

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.

88%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–9% to the 92 homes here.

0–8

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



HOME VALUE

A median home costs 58% less than North Carolina's.

\$120,500

median home value in Severn.

Severn



\$120,500

North Carolina



\$288,900

U.S.



\$332,700

THAT WAS SEVERN'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/severn/

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