



Woodbine, New Jersey.

Current market data.

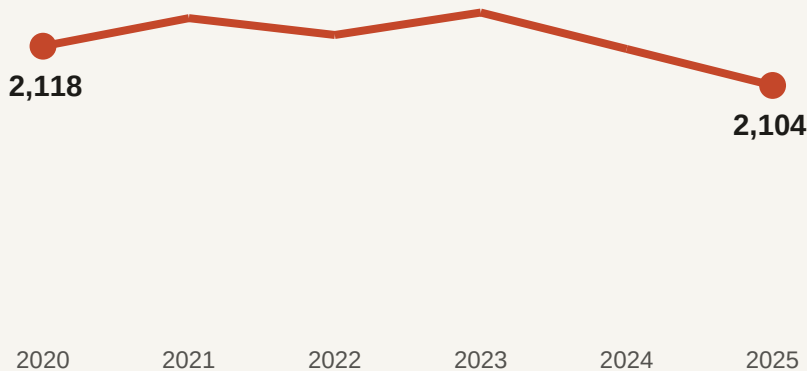
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

2,104

people, the 260th-largest of New Jersey's cities and towns.

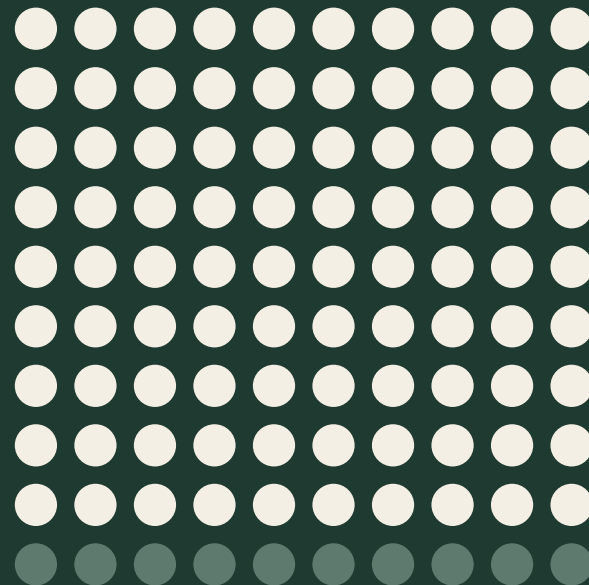


THE WORKDAY

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

89.8%

of 636 jobs located in Woodbine are filled by in-commuters.



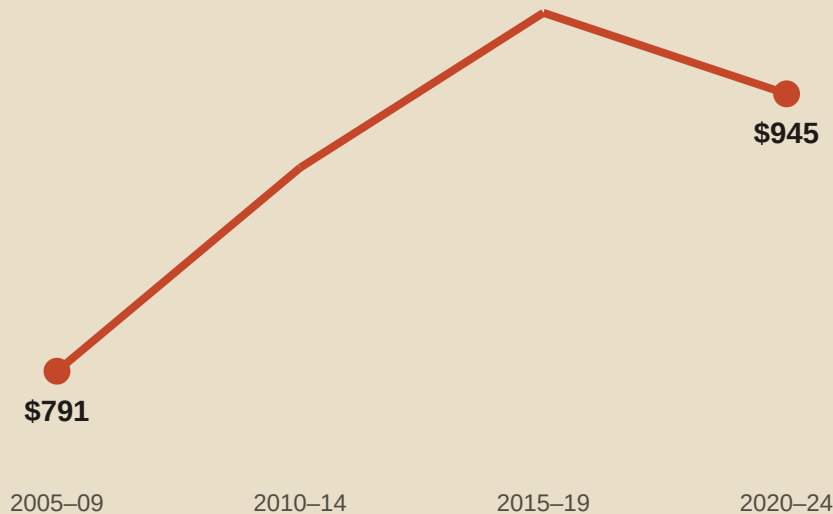
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 19%
since the 2005–2009
survey, before inflation.

\$945

a month. New Jersey's median is \$1,720.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,678 gap between neighbors, the sharpest rent edge between adjacent tracts in Cape May County.

TRACT 217.01

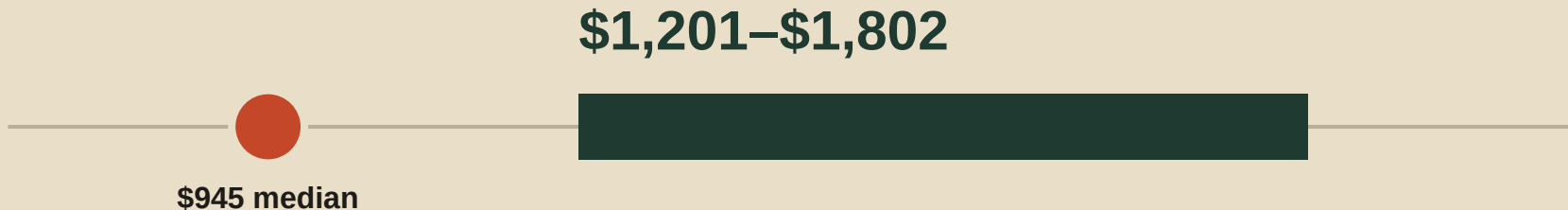
\$823

TRACT 218.05

\$3,501

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.

23

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

93%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–0.5% to the 1,107 homes here.

2–6

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



HOME VALUE

A median home costs 52% less than New Jersey's.

\$218,200

median home value in Woodbine.

Woodbine



\$218,200

New Jersey



\$454,400

U.S.



\$332,700

THAT WAS WOODBINE'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/nj/woodbine/

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