



Waverly, New York.

Current market data.

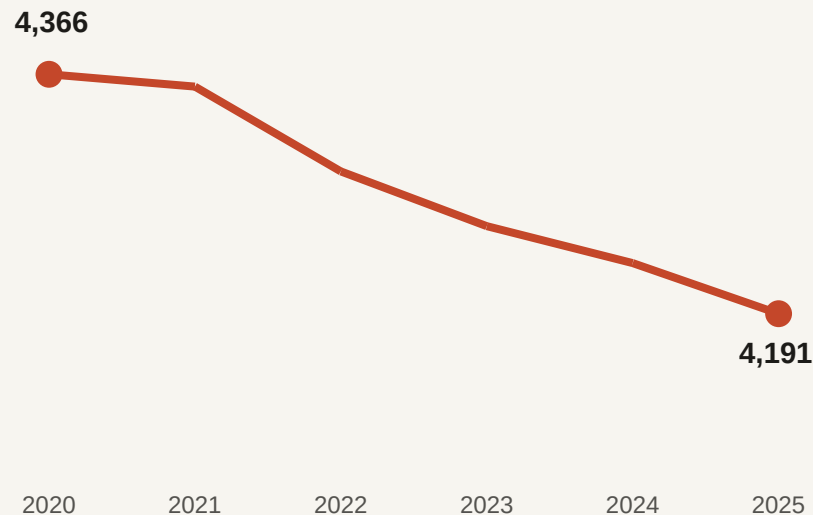
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 4.0% since 2020.

4,191

people, the 191st-largest of New York's cities and towns.

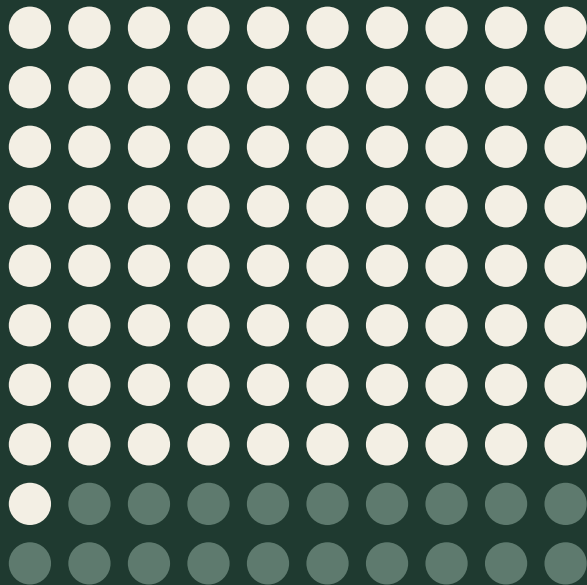


THE WORKDAY

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

80.5%

of 1,633 jobs located in Waverly are filled by in-commuters.



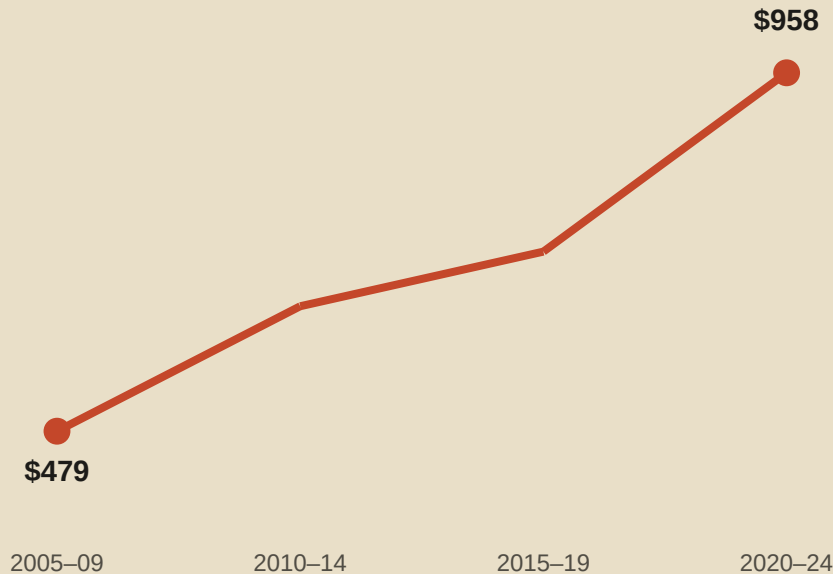
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 100%
since the 2005–2009
survey, before inflation.

\$958

a month. New York's median is \$1,621.





THE SEAM

Cross one tract line and median rent jumps \$435.

A \$435 gap between neighbors, the sharpest rent edge between adjacent tracts in Tioga County.

TRACT 201.02

\$821

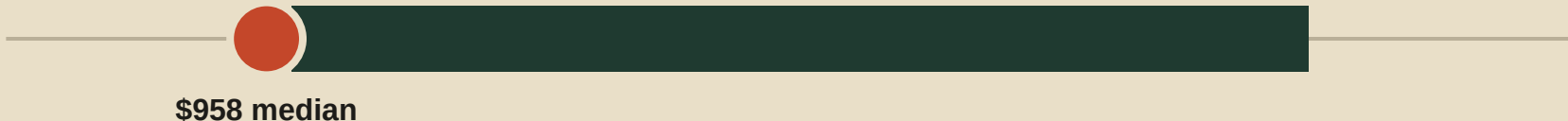
TRACT 201.01

\$1,256

ROOM TO BUILD

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

\$970–\$1,455



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

1

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

96%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.2–0.7% to the 2,249 homes here.

4–16

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



HOME VALUE

A median home costs 67% less than New York's.

\$140,200

median home value in Waverly.

Waverly



\$140,200

New York



\$423,800

U.S.



\$332,700

THAT WAS WAVERLY'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/ny/waverly/

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