



Berwick, Pennsylvania.

Current market data.

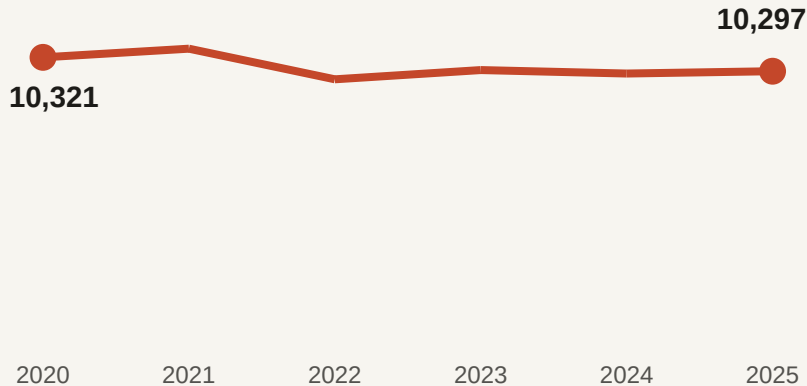
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

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

10,297

people, the 68th-largest of Pennsylvania's cities and towns.

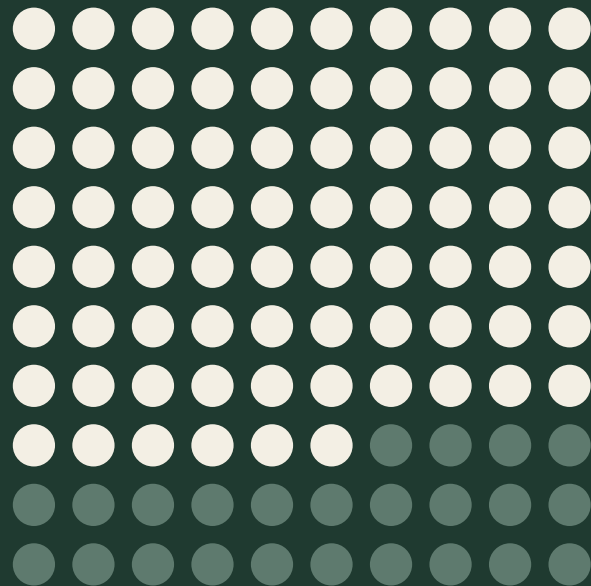


THE WORKDAY

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

76.1%

of 3,973 jobs located in Berwick are filled by in-commuters.



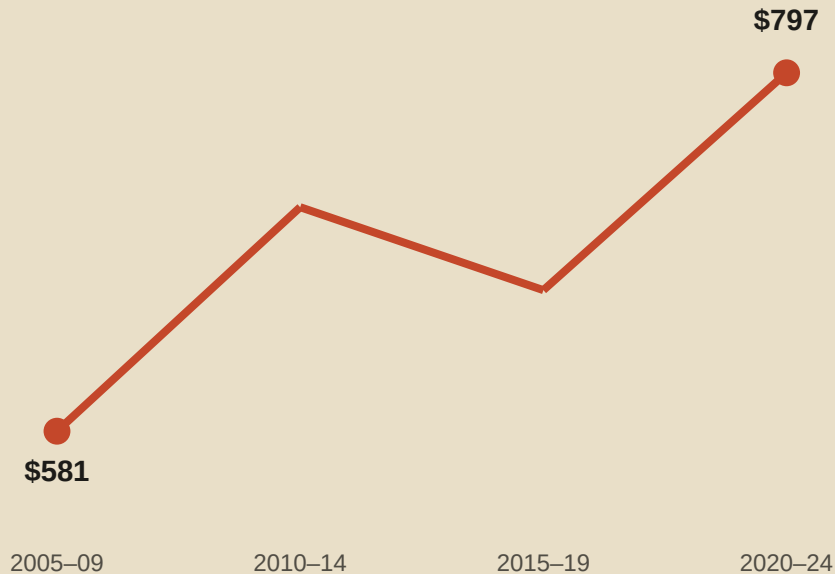
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 37%
since the 2005–2009
survey, before inflation.

\$797

a month. Pennsylvania's median is \$1,209.





THE SEAM

Cross one tract line and median rent doubles.

A \$878 gap between neighbors, the sharpest rent edge between adjacent tracts in Columbia County.

TRACT 505

\$810

TRACT 509

\$1,688



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.

19

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

97%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–0.8% to the 4,927 homes here.

17–40

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



HOME VALUE

A median home costs 39% less than Pennsylvania's.

\$156,500

median home value in Berwick.

Berwick



\$156,500

Pennsylvania



\$254,500

U.S.



\$332,700

THAT WAS BERWICK'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/pa/berwick/**](https://almanacdata.ai/e/pa/berwick/)

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