



North Charleston, South Carolina.

Current market data.

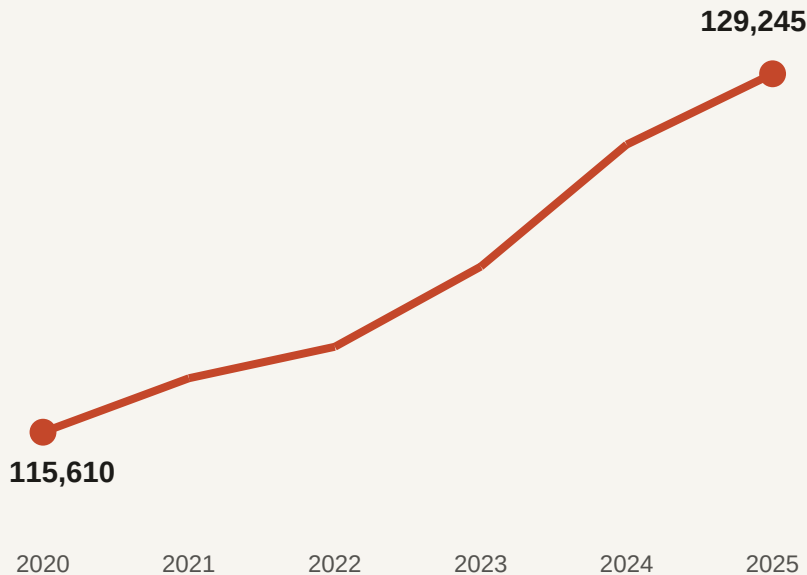
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 11.8% since 2020.

129,245

people, the 3rd-largest of South Carolina's cities and towns.

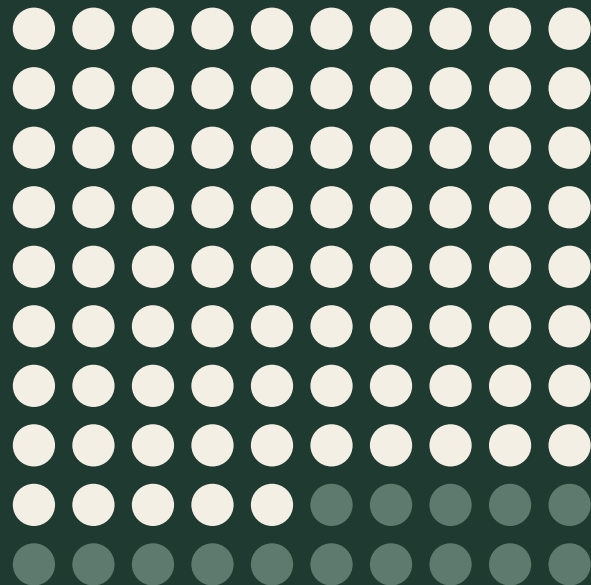


THE WORKDAY

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

84.8%

of 112,617 jobs located in North Charleston are filled by in-commuters.



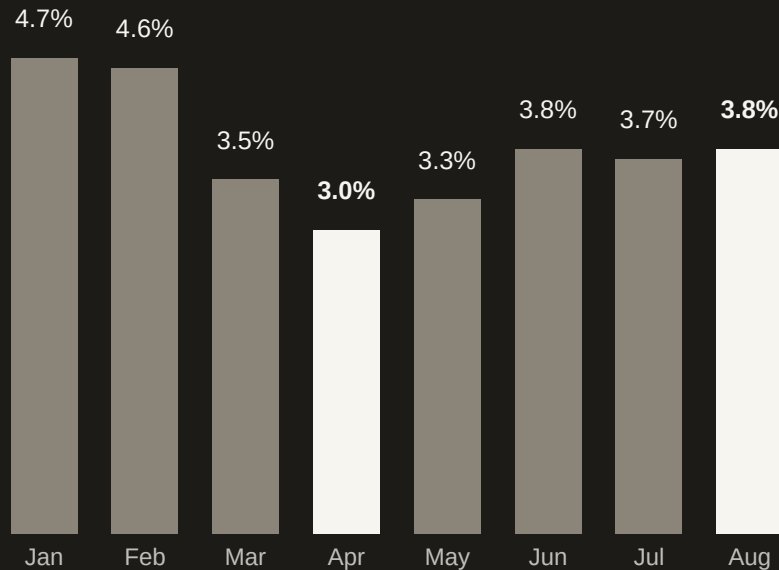
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
3.0%.

3.8%

in August 2026, the latest month released. A year earlier it was 4.3%.

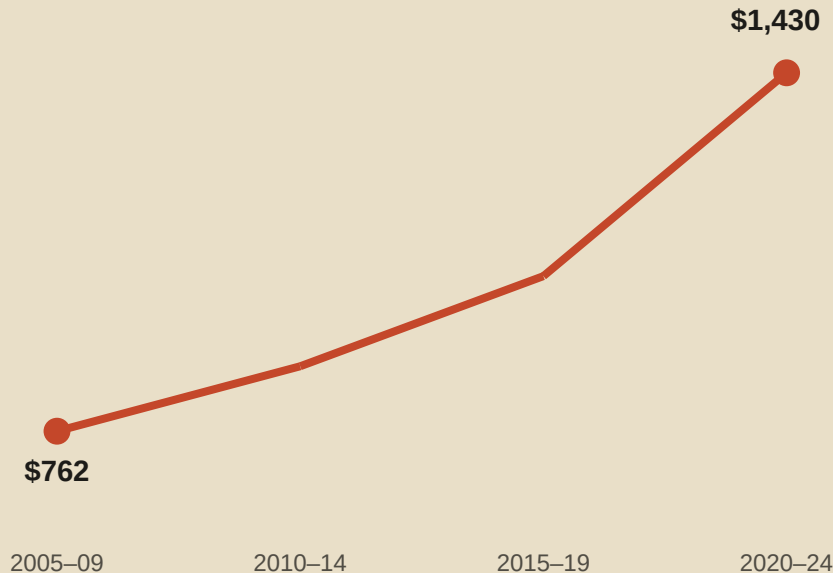


RENT

Median rent is up 88%
since the 2005–2009
survey, before inflation.

\$1,430

a month. South Carolina's median is \$1,180.





THE SEAM

Cross one tract line and median rent doubles.

A \$2,681 gap between neighbors, the sharpest rent edge between adjacent tracts in Charleston County.

TRACT 23

\$820

TRACT 21.05

\$3,501

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,166–\$1,750



\$1,430 median

is the monthly rent range local workforce wages support.

BUILDING

54% of the housing here was built before 2000.

13,768

homes permitted in ten years,
2016–2025

57%

of those were in multifamily
buildings

54%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.5–2.1% to the 54,781 homes here.

269–1,126

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



HOME VALUE

A median home costs 17% more than South Carolina's.

\$302,200

median home value in North Charleston.

North Charleston



South Carolina



U.S.



THAT WAS NORTH CHARLESTON'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/sc/north-charleston/

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