



Chincoteague, Virginia.

Current market data.

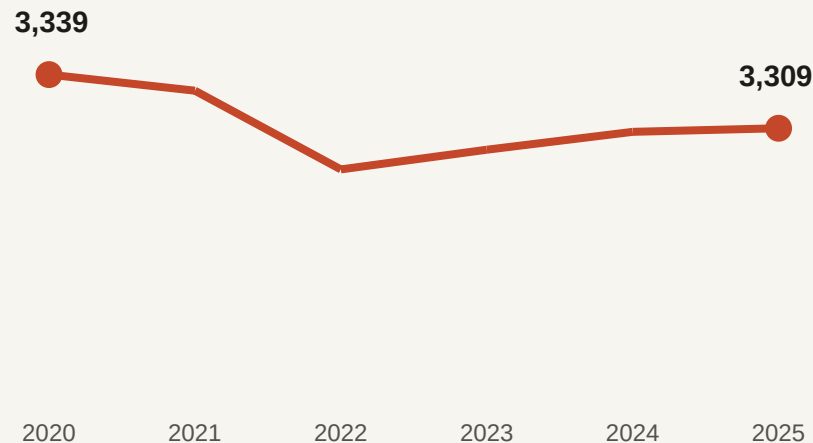
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 0.9% since 2020.

3,309

people, the 77th-largest of Virginia's cities and towns.



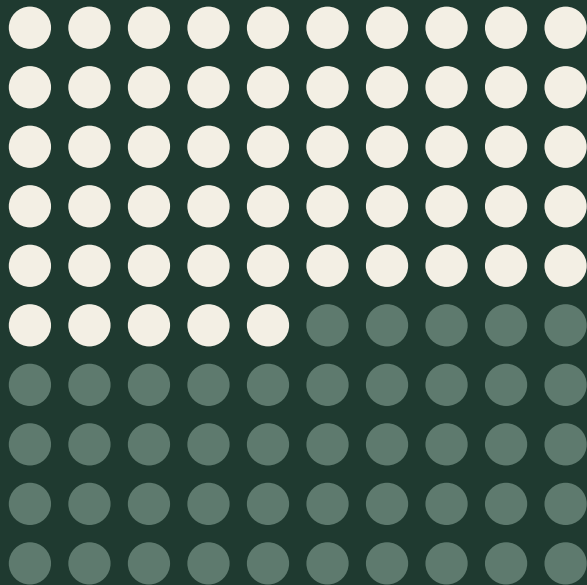
THE WORKDAY

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

55.1%

of 1,064 jobs located in Chincoteague are filled by in-commuters.

Source: Census LEHD LODES, 2023



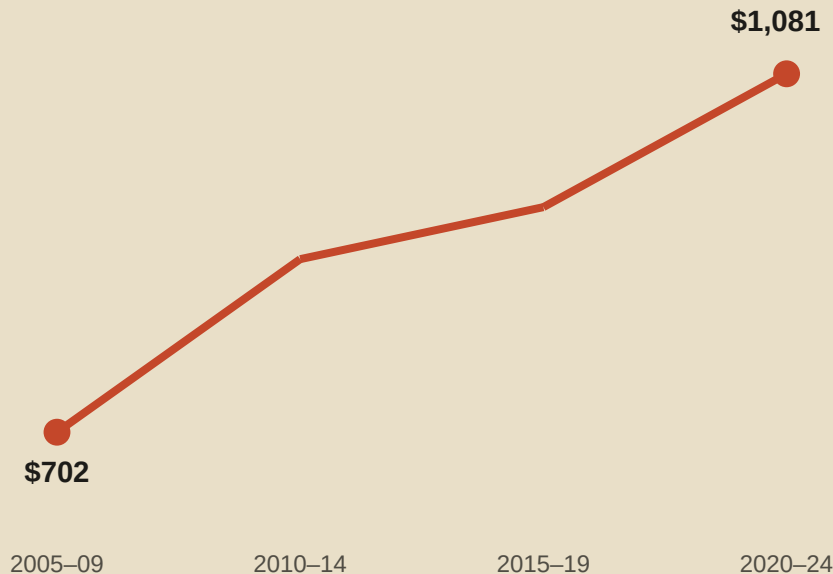
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 54%
since the 2005–2009
survey, before inflation.

\$1,081

a month. Virginia's median is \$1,579.





THE SEAM

Cross one tract line and median rent jumps \$318.

A \$318 gap between neighbors, the sharpest rent edge between adjacent tracts in Accomack County.

TRACT 905

\$924

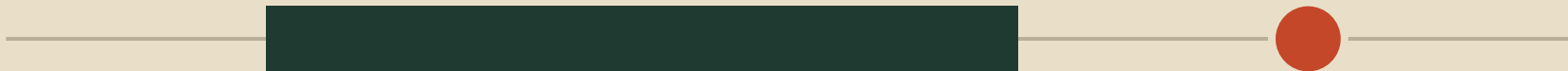
TRACT 903

\$1,242

ROOM TO BUILD

The median rent is above what local wages can carry.

\$639–\$958



\$1,081 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

78

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

78%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.0–0.2% to the 4,543 homes here.

2–11

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



HOME VALUE

A median home costs 9% less than Virginia's.

\$349,500

median home value in Chincoteague.

Chincoteague



Virginia



U.S.



THAT WAS CHINCOTEAGUE'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/va/chincoteague/

The Almanac · your hyper-diligent research partner