



Nickelsville, Virginia.

Current market data.

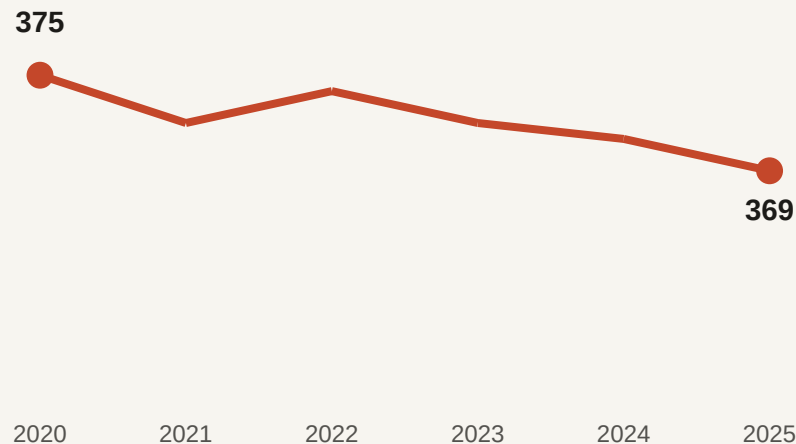
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 1.6% since 2020.

369

people, the 184th-largest of Virginia's cities and towns.

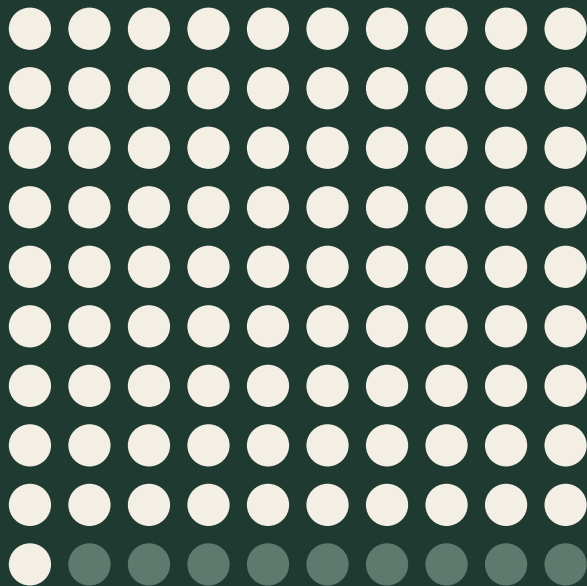


THE WORKDAY

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

91.2%

of 34 jobs located in Nickelsville are filled by in-commuters.



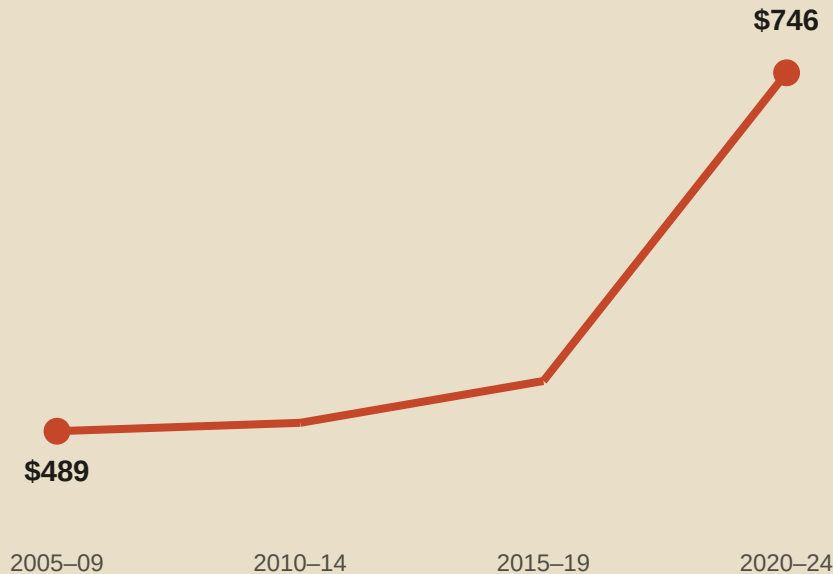
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 53%
since the 2005–2009
survey, before inflation.

\$746

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





THE SEAM

Cross one tract line and median rent jumps \$216.

A \$216 gap between neighbors, the sharpest rent edge between adjacent tracts in Scott County.

TRACT 301

\$645

TRACT 306

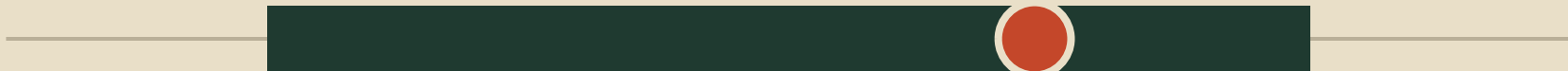
\$861



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$545–\$818



\$746 median

is the monthly rent range local workforce wages support.



BUILDING

Most of the housing here is older than 2000.

82%

of all homes were built before 2000



UNITS NEEDED

None of three estimates finds a housing shortfall here.

0

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



HOME VALUE

A median home costs 54% less than Virginia's.

\$175,000

median home value in Nickelsville.

Nickelsville



\$175,000

Virginia



\$383,700

U.S.



\$332,700

THAT WAS NICKELSVILLE'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/nickelsville/

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