



Vienna, Virginia.

Current market data.

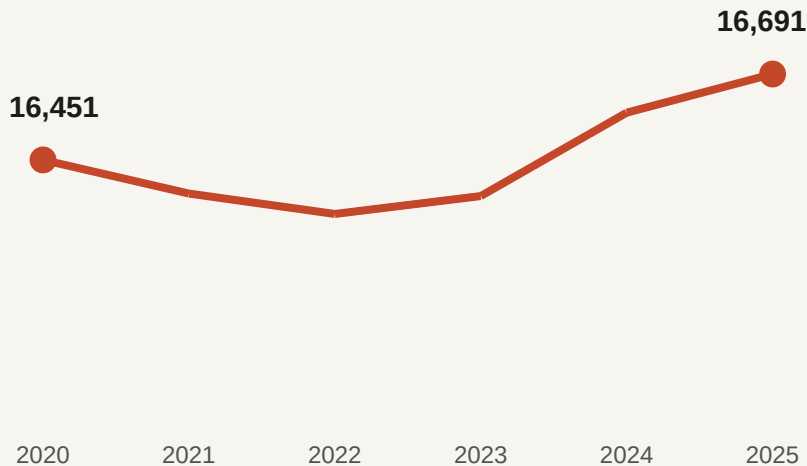
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 1.5% since 2020.

16,691

people, the 31st-largest of Virginia's cities and towns.



THE WORKDAY

Nearly every job here goes
to someone who lives
somewhere else.

95.8%

of 12,586 jobs located in Vienna are filled by in-commuters.



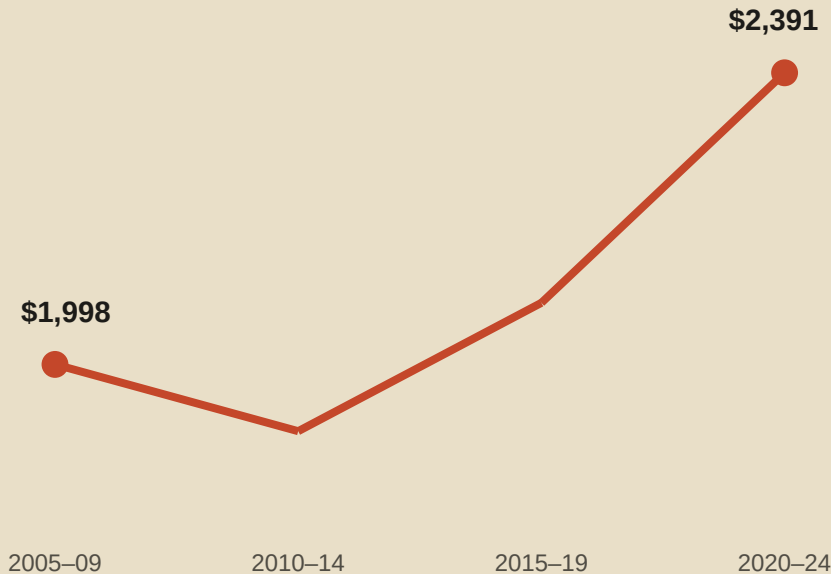
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 20%
since the 2005–2009
survey, before inflation.

\$2,391

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





THE SEAM

Cross one tract line and median rent doubles.

A \$3,208 gap between neighbors, the sharpest rent edge between adjacent tracts in Fairfax County.

TRACT 4520

\$293

TRACT 4518

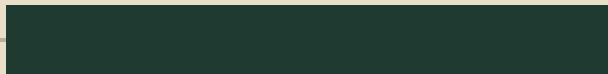
\$3,501



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,250–\$1,875



\$2,391 median

is the monthly rent range local workforce wages support.



BUILDING

75% of the housing here was built before 2000.

75%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–2.2% to the 5,818 homes here.

11–126

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



HOME VALUE

**A median home costs
163% more than Virginia's.**

\$1,008,800

median home value in Vienna.

Vienna



\$1,008,800

Virginia



\$383,700

U.S.



\$332,700

THAT WAS VIENNA'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/vienna/

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