



Beverly, West Virginia.

Current market data.

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

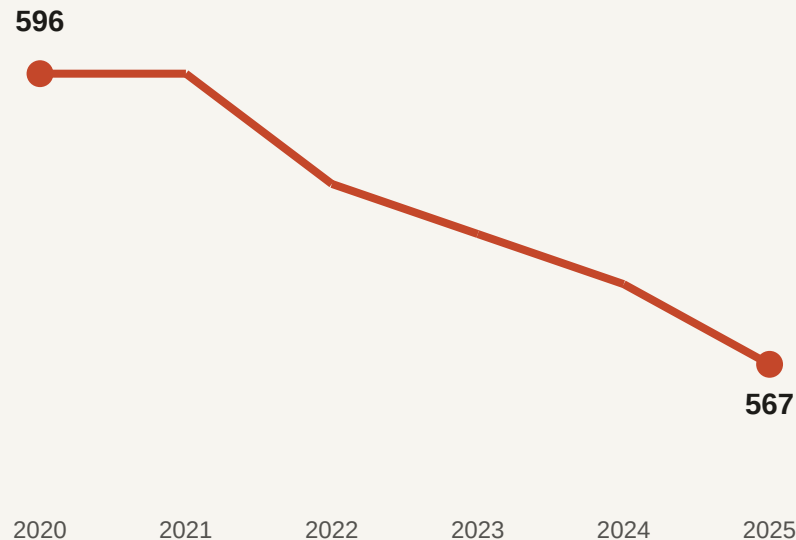


POPULATION

Down 4.9% since 2020.

567

people, the 141st-largest of West Virginia's cities and towns.

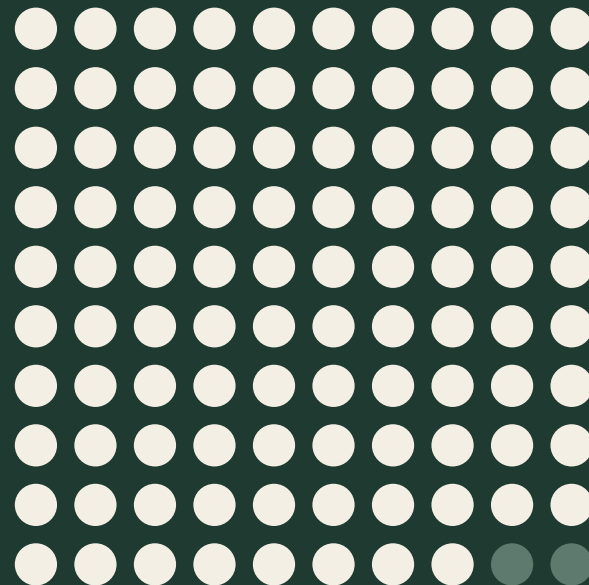


THE WORKDAY

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

97.7%

of 523 jobs located in Beverly are filled by in-commuters.



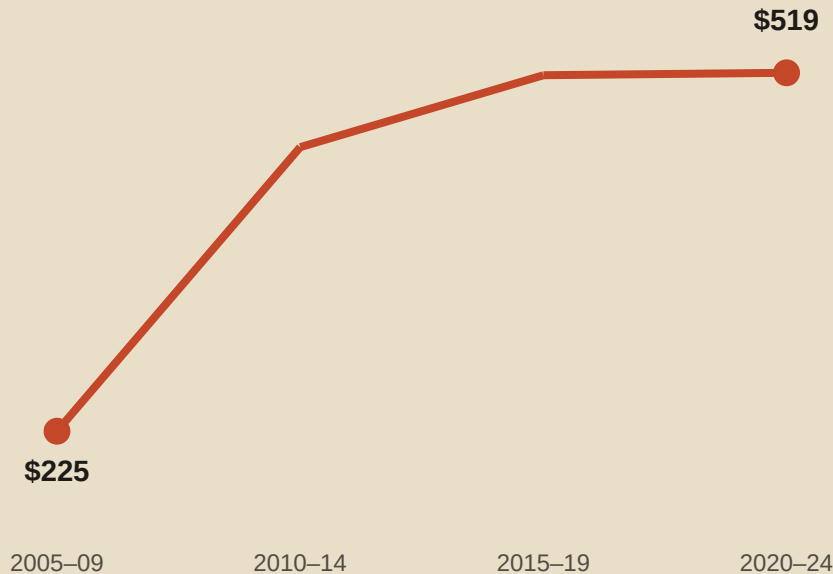
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 131%
since the 2005–2009
survey, before inflation.

\$519

a month. West Virginia's median is \$872.





THE SEAM

Cross one tract line and median rent jumps \$246.

A \$246 gap between neighbors, the sharpest rent edge between adjacent tracts in Randolph County.

TRACT 9662

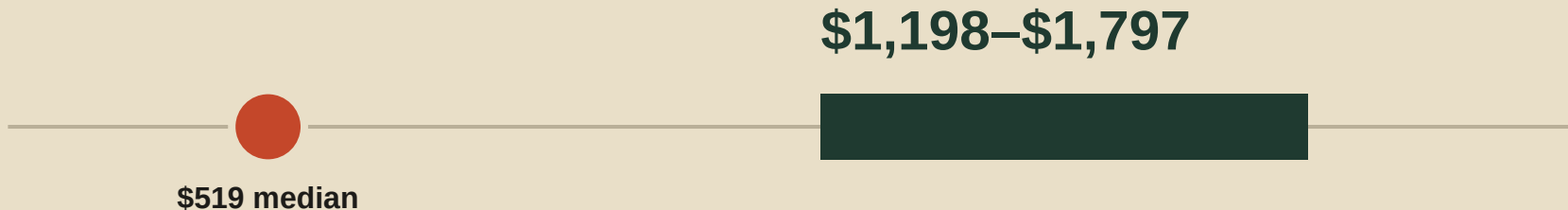
\$715

TRACT 9660

\$961

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.

0

homes permitted, 2022–2025

82%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–1.4% to the 346 homes here.

1–5

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



HOME VALUE

A median home costs 27% less than West Virginia's.

\$118,200

median home value in Beverly.

Beverly



\$118,200

West Virginia



\$162,600

U.S.



\$332,700



THAT WAS BEVERLY'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/wv/beverly/

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