



Gary, West Virginia.

Current market data.

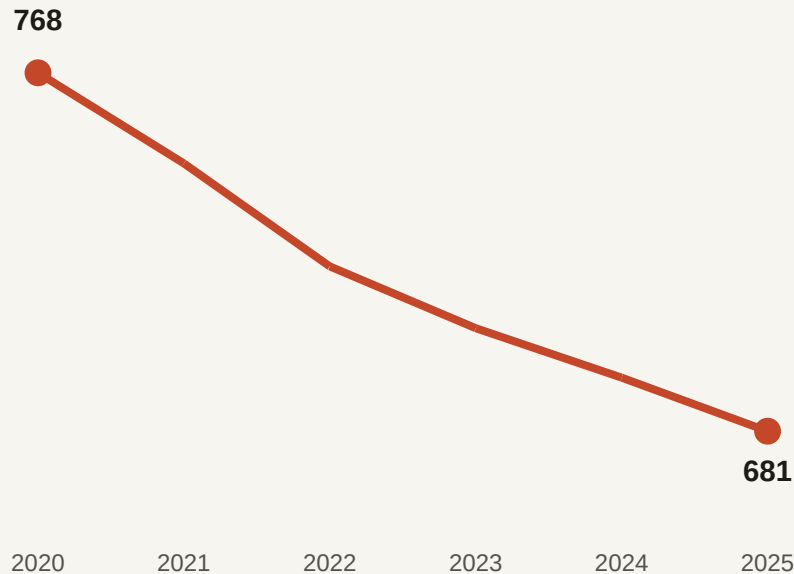
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 11.3% since 2020.

681

people, the 127th-largest of West Virginia's cities and towns.



THE WORKDAY

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

98.2%

of 56 jobs located in Gary are filled by in-commuters.



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



RENT

Median rent is \$525 a month.

\$525

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



THE SEAM

Cross one tract line and median rent doubles.

A \$379 gap between neighbors, the sharpest rent edge between adjacent tracts in McDowell County.

TRACT 9545.01

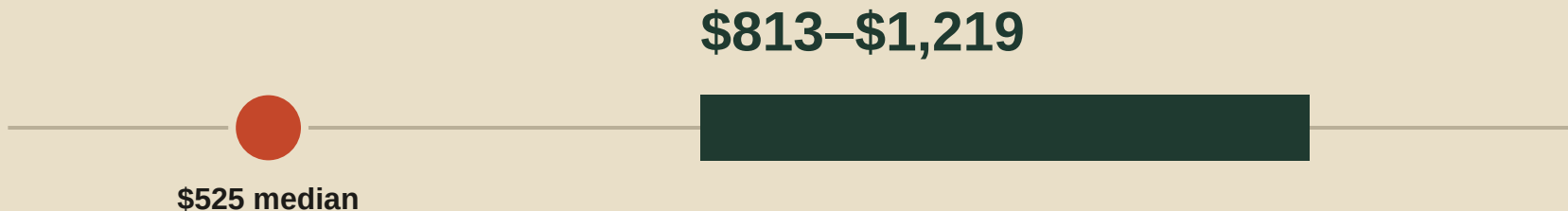
\$335

TRACT 9545.04

\$714

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.

98%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–0.2% to the 489 homes here.

0–1

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



HOME VALUE

A median home costs 69% less than West Virginia's.

\$50,900

median home value in Gary.

Gary



\$50,900

West Virginia



\$162,600

U.S.



\$332,700

THAT WAS GARY'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/gary/**](https://almanacdata.ai/e/wv/gary/)

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