



Philippi, West Virginia.

Current market data.

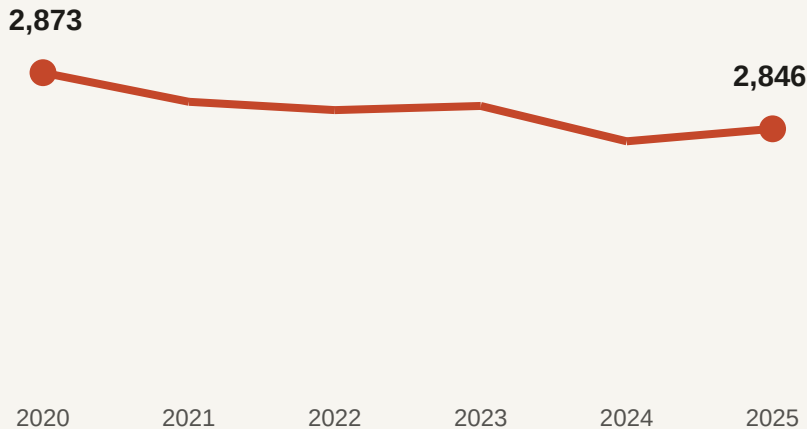
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 0.9% since 2020.

2,846

people, the 41st-largest of West Virginia's cities and towns.



THE WORKDAY

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

89.6%

of 2,126 jobs located in Philippi are filled by in-commuters.



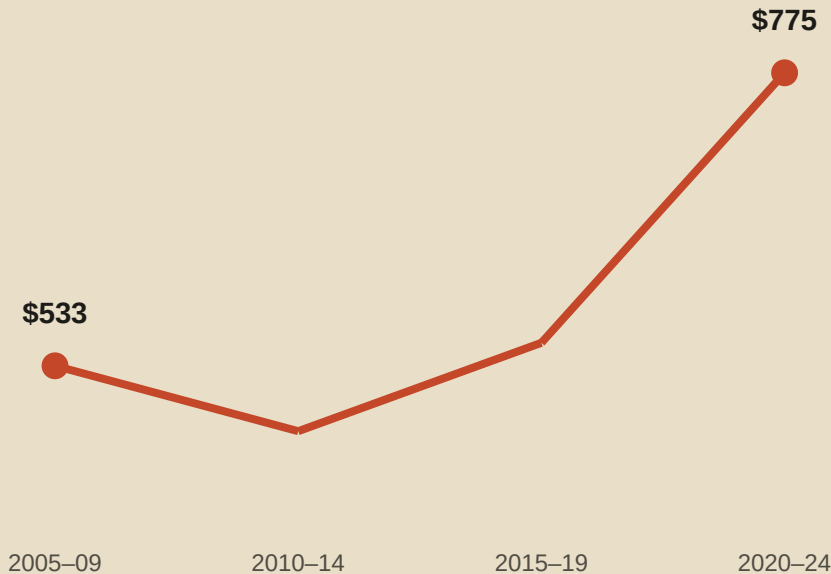
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 45%
since the 2005–2009
survey, before inflation.

\$775

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





THE SEAM

Cross one tract line and median rent jumps \$165.

A \$165 gap between neighbors, the sharpest rent edge between adjacent tracts in Barbour County.

TRACT 9656

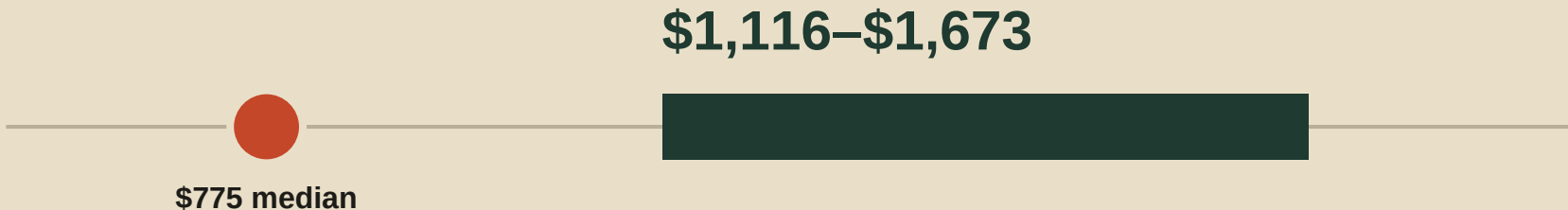
\$771

TRACT 9657

\$936

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.

9

homes permitted, 2022–2025

100%

of those were in multifamily
buildings

96%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–1.5% to the 1,379 homes here.

3–21

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



HOME VALUE

A median home costs 30% less than West Virginia's.

\$114,500

median home value in Philippi.

Philippi



\$114,500

West Virginia



\$162,600

U.S.



\$332,700

THAT WAS PHILIPPI'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/philippi/

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