



ZIP 12189, Watervliet, New York.

Current market data.

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

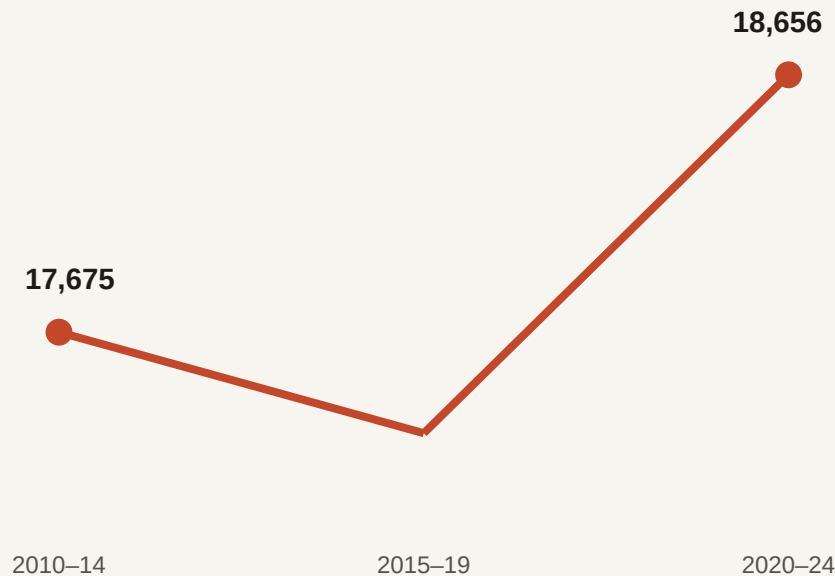


POPULATION

**18,656 people call ZIP
12189 home.**

18,656

people.

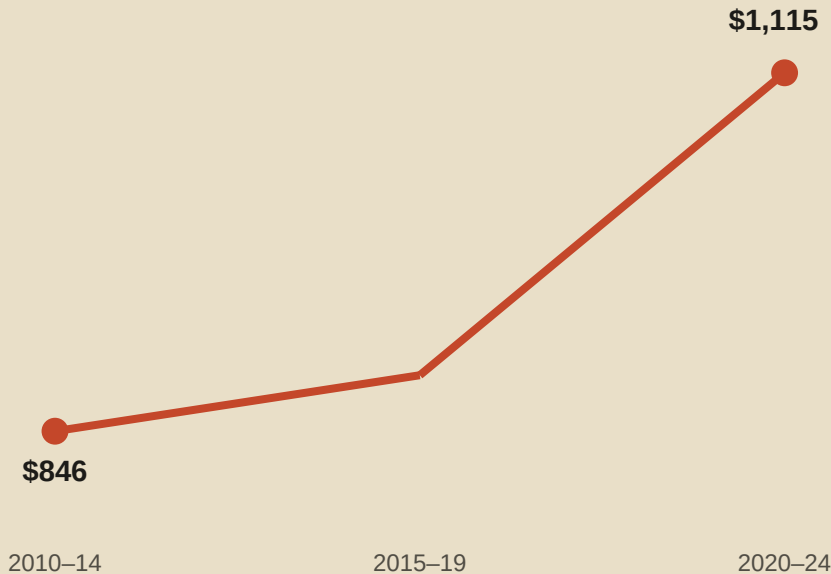


RENT

Median rent is up 32%
since the 2010–2014
survey, before inflation.

\$1,115

a month. New York's median is \$1,621.

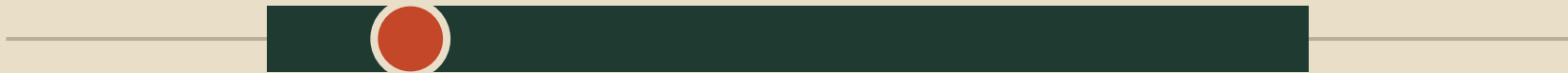




ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,043–\$1,564



\$1,115 median

is the monthly rent range local workforce wages support.



BUILDING

Most of the housing here is older than 2000.

88%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.4–0.5% to the 9,708 homes here.

34–52

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



HOME VALUE

A median home costs 48% less than New York's.

\$220,600

median home value in ZIP 12189.

ZIP 12189



\$220,600

New York



\$423,800

U.S.



\$332,700

THAT WAS ZIP 12189'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/zip/12189/

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