



# ZIP 22401, Fredericksburg, Virginia.

Current market data.

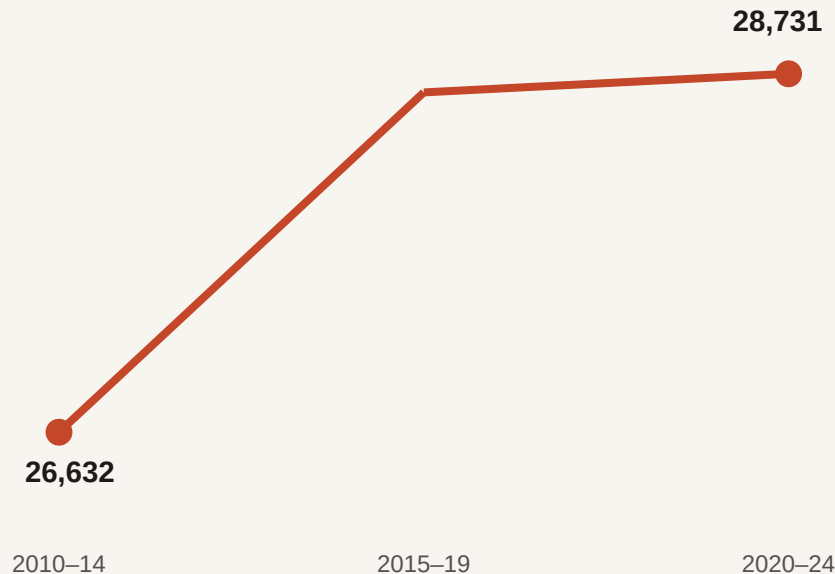
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**28,731** people call ZIP  
22401 home.

**28,731**

people.

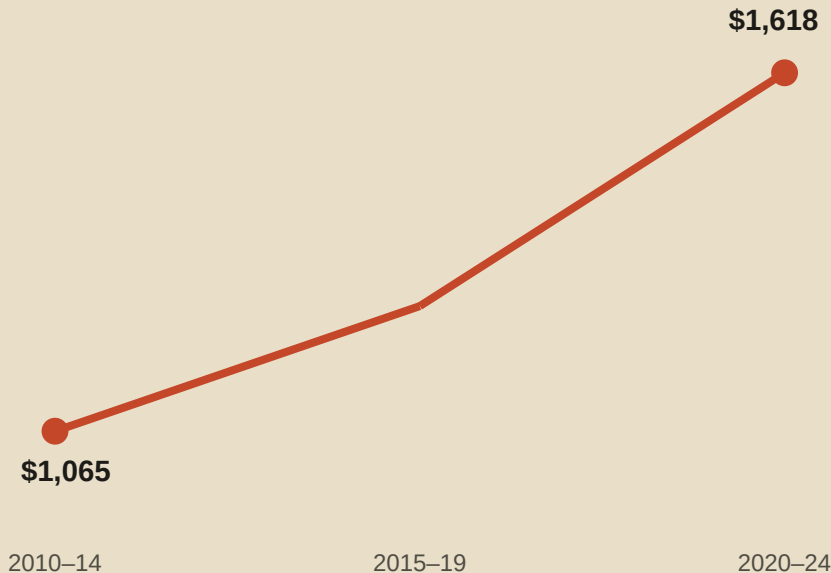


RENT

Median rent is up 52%  
since the 2010–2014  
survey, before inflation.

**\$1,618**

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

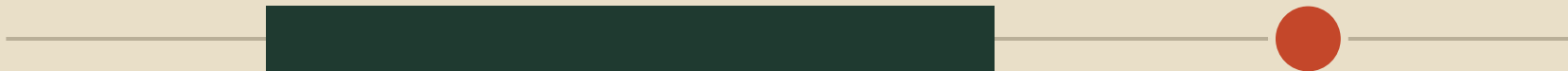




## ROOM TO BUILD

# The median rent is above what local wages can carry.

**\$943–\$1,415**



**\$1,618 median**

is the monthly rent range local workforce wages support.



BUILDING

**62% of the housing here was built before 2000.**

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**62%**

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 1–2% to the 12,403 homes here.**

**72–241**

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



## HOME VALUE

**A median home costs 26% more than Virginia's.**

**\$483,700**

median home value in ZIP 22401.

ZIP 22401



\$483,700

Virginia



\$383,700

U.S.



\$332,700

THAT WAS ZIP 22401'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/22401/](https://almanacdata.ai/e/zip/22401/)

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