ZIP 25304, Charleston, West Virginia.

Current market data.

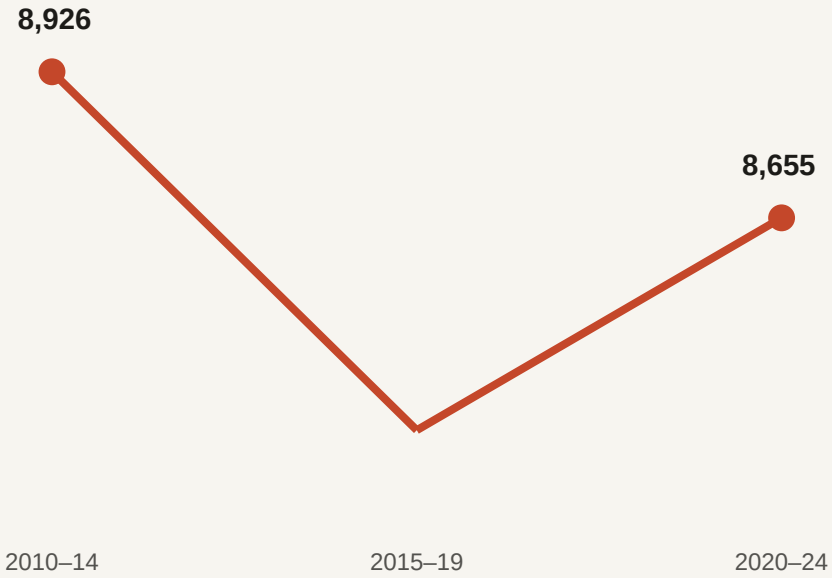
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

8,655 people call ZIP 25304 home.

8,655

people.



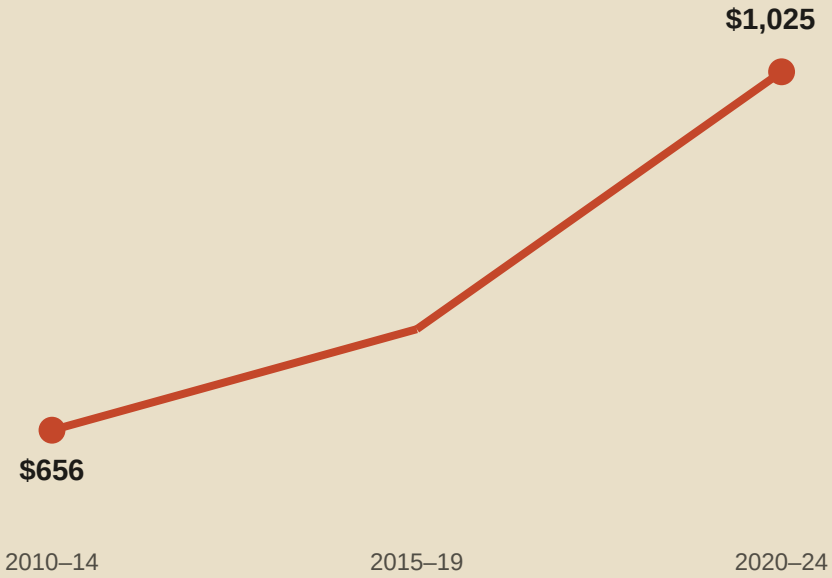
Source: Census ACS 5-year, 2020-2024

RENT

Median rent is up 56% since the 2010–2014 survey, before inflation.

$1,025

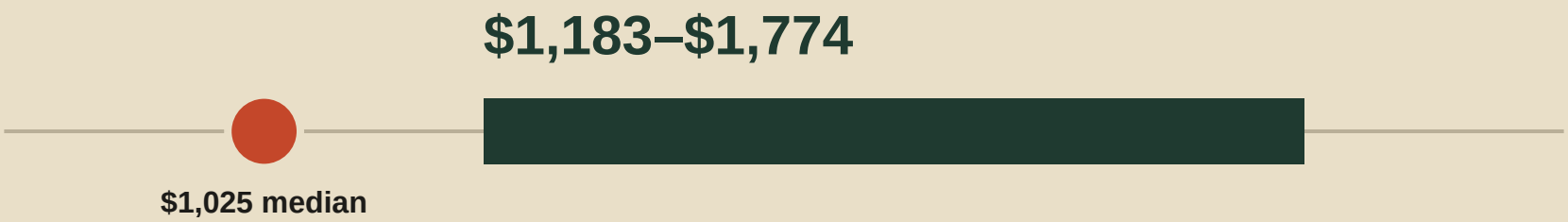
a month. West Virginia's median is $872.



Source: Census ACS 5-year, 2020-2024

ROOM TO BUILD

Local wages can carry more rent than the median charged today.



is the monthly rent range local workforce wages support.

Source: Computed by the Almanac, 2023; Census ACS 5-year, 2020-2024

BUILDING

Most of the housing here is older than 2000.

91%

of all homes were built before 2000

Source: Census ACS 5-year, 2020-2024

UNITS NEEDED

Closing the gap would add 0.2–3.1% to the 4,060 homes here.

10–127

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

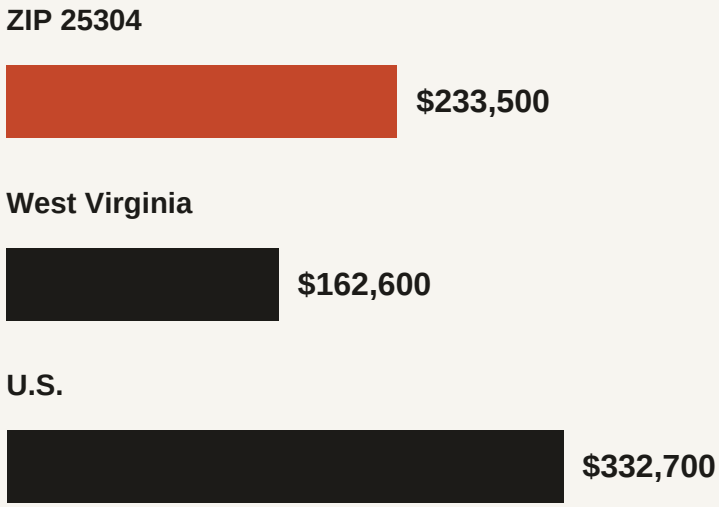
Source: Computed by the Almanac, 2023

HOME VALUE

A median home costs 44% more than West Virginia's.

$233,500

median home value in ZIP 25304.



Source: Census ACS 5-year, 2020-2024

THAT WAS ZIP 25304'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/25304/**