



Cave Springs, Arkansas.

Current market data.

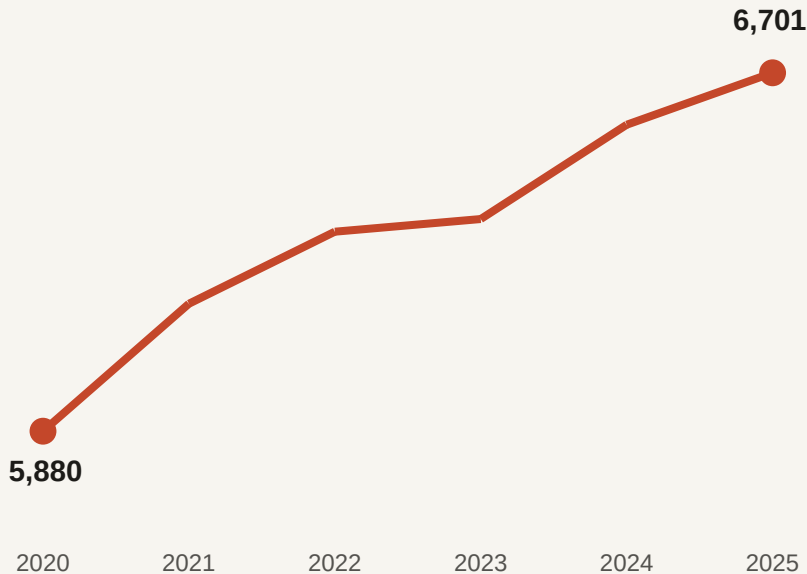
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 14.0% since 2020.

6,701

people, the 57th-largest of Arkansas's cities and towns.



THE WORKDAY

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

94.2%

of 808 jobs located in Cave Springs are filled by in-commuters.



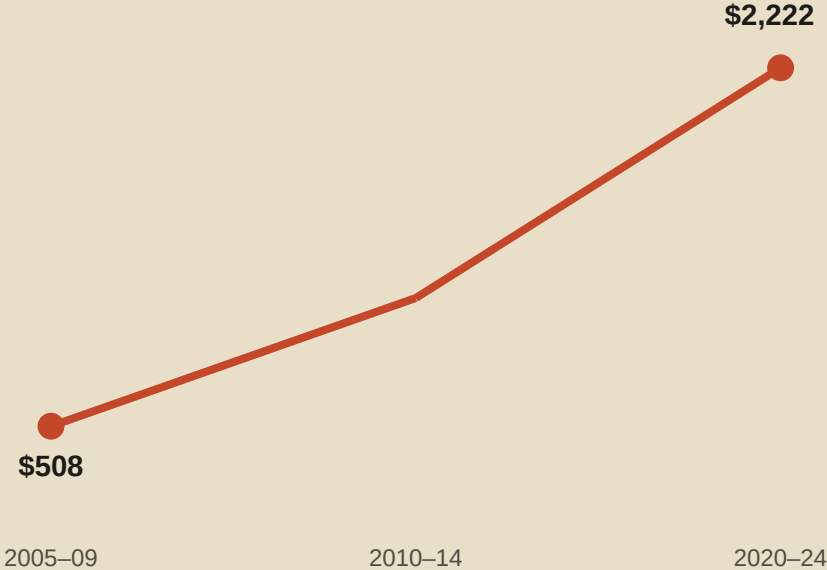
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 337%
since the 2005–2009
survey, before inflation.

\$2,222

a month. Arkansas's median is \$947.



Source: Census ACS 5-year, 2020-2024

THE SEAM

Cross one tract line and median rent doubles.

A \$1,198 gap between neighbors, the sharpest rent edge between adjacent tracts in Benton County.

TRACT 213.15

\$1,105

TRACT 213.08

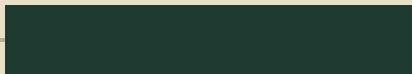
\$2,303



ROOM TO BUILD

The median rent is above what local wages can carry.

\$945–\$1,418



\$2,222 median

is the monthly rent range local workforce wages support.

BUILDING

26% of the housing here was built before 2000.

1,138

homes permitted in ten years,
2016–2025

3%

of those were in multifamily
buildings

26%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–0.4% to the 2,028 homes here.

2–8

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



HOME VALUE

A median home costs
145% more than
Arkansas's.

\$460,300

median home value in Cave Springs.

Cave Springs



\$460,300

Arkansas



\$188,000

U.S.



\$332,700

THAT WAS CAVE SPRINGS'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/ar/cave-springs/**](https://almanacdata.ai/e/ar/cave-springs/)

The Almanac · your hyper-diligent research partner