



Nashville, Georgia.

Current market data.

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

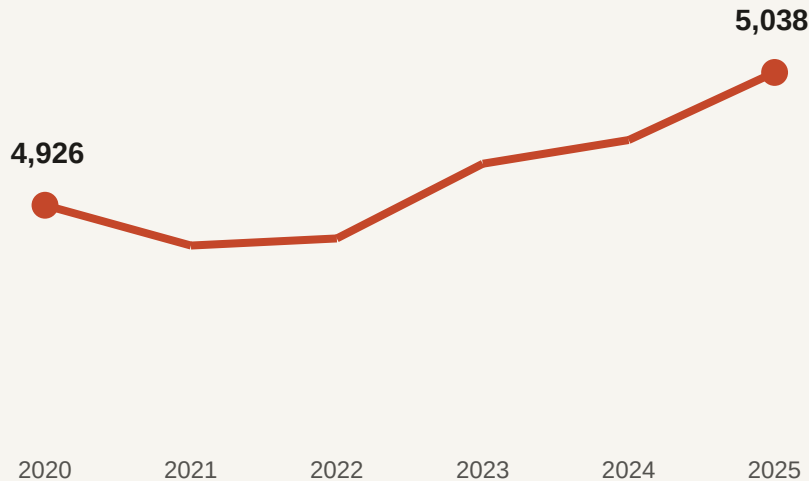


POPULATION

Growing. Up 2.3% since 2020.

5,038

people, the 149th-largest of Georgia's cities and towns.

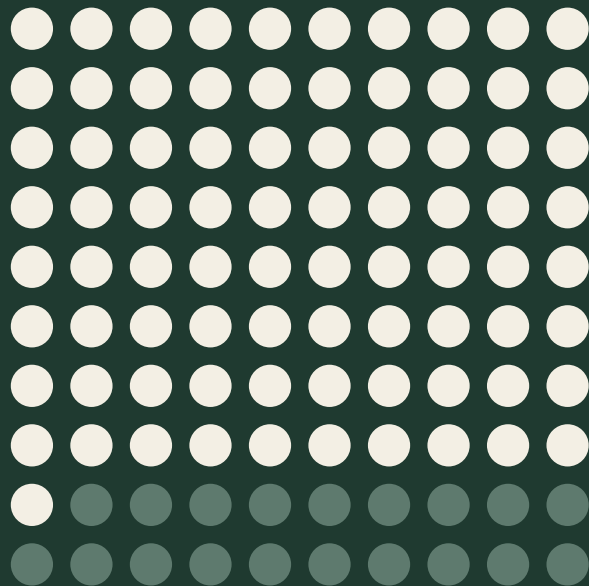


THE WORKDAY

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

80.8%

of 3,352 jobs located in Nashville are filled by in-commuters.



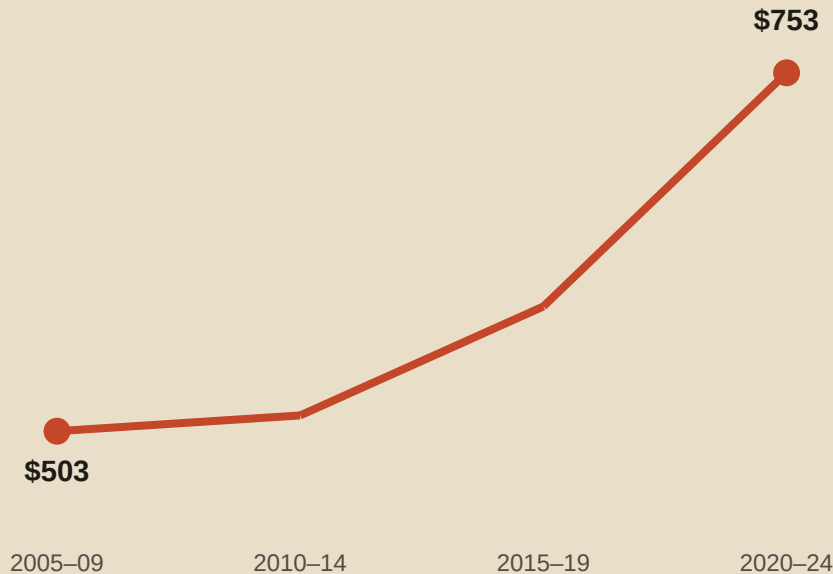
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 50%
since the 2005–2009
survey, before inflation.

\$753

a month. Georgia's median is \$1,393.





THE SEAM

Cross one tract line and median rent doubles.

A \$537 gap between neighbors, the sharpest rent edge between adjacent tracts in Berrien County.

TRACT 9701

\$494

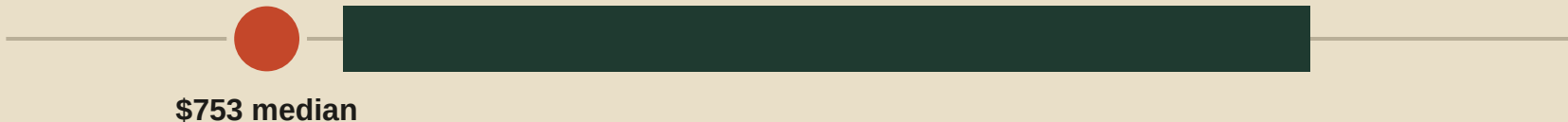
TRACT 9704

\$1,031

ROOM TO BUILD

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

\$784–\$1,176



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

68

homes permitted, 2022–2025

59%

of those were in multifamily
buildings

80%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 1–2% to the 2,152 homes here.

11–34

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



HOME VALUE

A median home costs 56% less than Georgia's.

\$133,900

median home value in Nashville.

Nashville



\$133,900

Georgia



\$303,300

U.S.



\$332,700

THAT WAS NASHVILLE'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/ga/nashville/

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