



Grand Rivers, Kentucky.

Current market data.

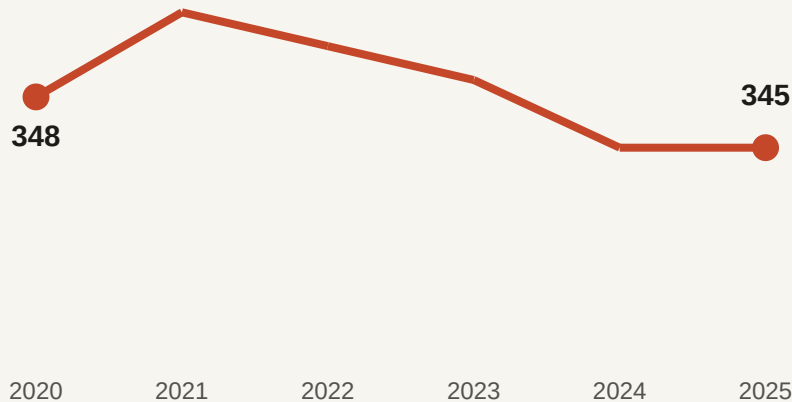
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 0.9% since 2020.

345

people, the 335th-largest of Kentucky's cities and towns.

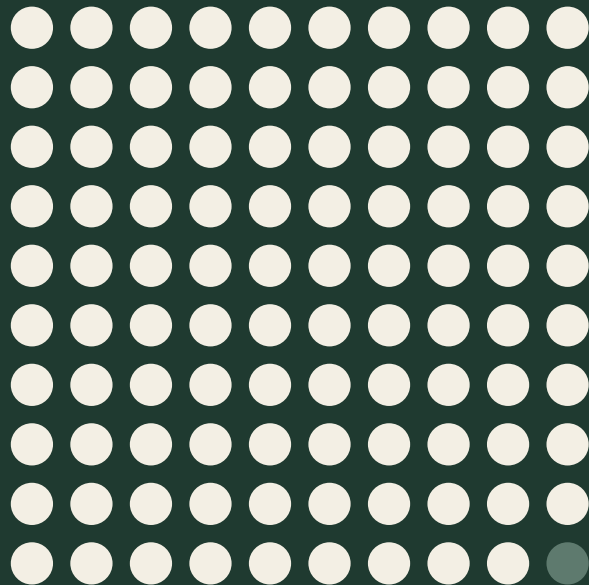


THE WORKDAY

Nearly every job here goes
to someone who lives
somewhere else.

98.6%

of 424 jobs located in Grand Rivers are filled by in-commuters.



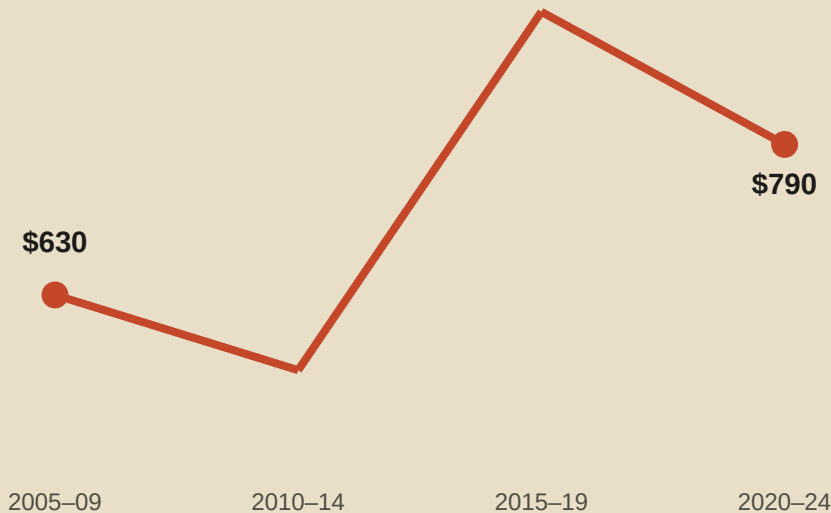
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 25%
since the 2005–2009
survey, before inflation.

\$790

a month. Kentucky's median is \$967.





THE SEAM

Cross one tract line and median rent jumps \$435.

A \$435 gap between neighbors, the sharpest rent edge between adjacent tracts in Livingston County.

TRACT 401

\$661

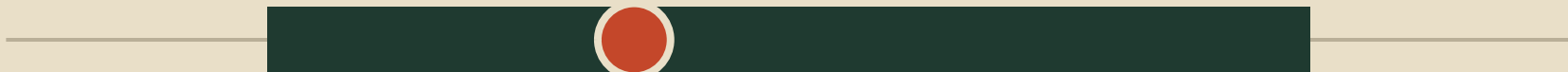
TRACT 402.01

\$1,096

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$672–\$1,007



\$790 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

80%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–1% to the 313 homes here.

0–4

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



HOME VALUE

A median home costs 17% less than Kentucky's.

\$171,400

median home value in Grand Rivers.

Grand Rivers



\$171,400

Kentucky



\$205,600

U.S.



\$332,700

THAT WAS GRAND RIVERS'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/ky/grand-rivers/

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