



Grayson, Kentucky.

Current market data.

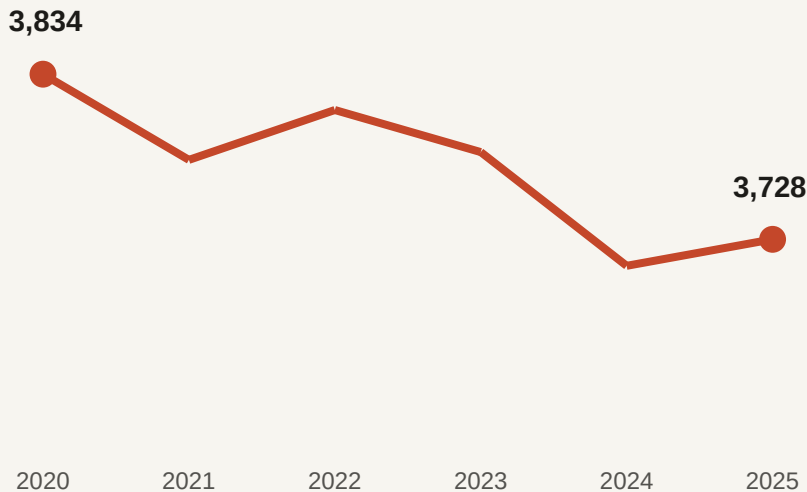
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 2.8% since 2020.

3,728

people, the 96th-largest of Kentucky's cities and towns.

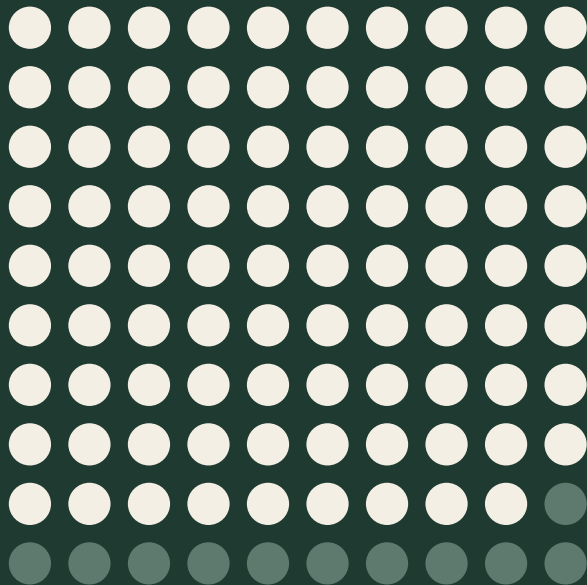


THE WORKDAY

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

89.5%

of 2,952 jobs located in Grayson are filled by in-commuters.



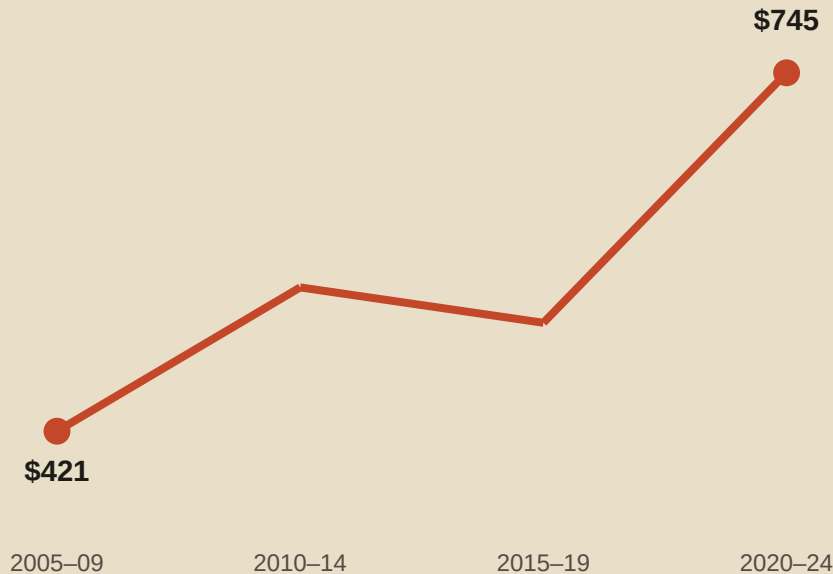
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 77%
since the 2005–2009
survey, before inflation.

\$745

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





THE SEAM

Cross one tract line and median rent doubles.

A \$616 gap between neighbors, the sharpest rent edge between adjacent tracts in Carter County.

TRACT 9604

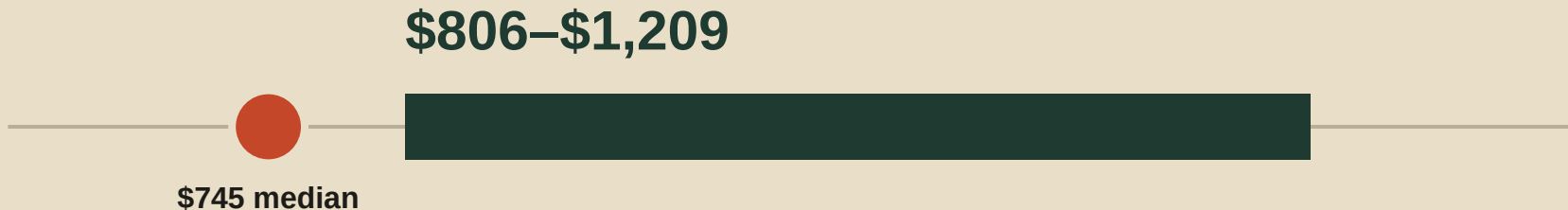
\$341

TRACT 9603

\$957

ROOM TO BUILD

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



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

10

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

78%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.3–1.7% to the 1,741 homes here.

6–30

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



HOME VALUE

A median home costs **33%**
less than Kentucky's.

\$136,900

median home value in Grayson.

Grayson



\$136,900

Kentucky



\$205,600

U.S.



\$332,700

THAT WAS GRAYSON'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/grayson/**](https://almanacdata.ai/e/ky/grayson/)

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