



# Sanders, Kentucky.

Current market data.

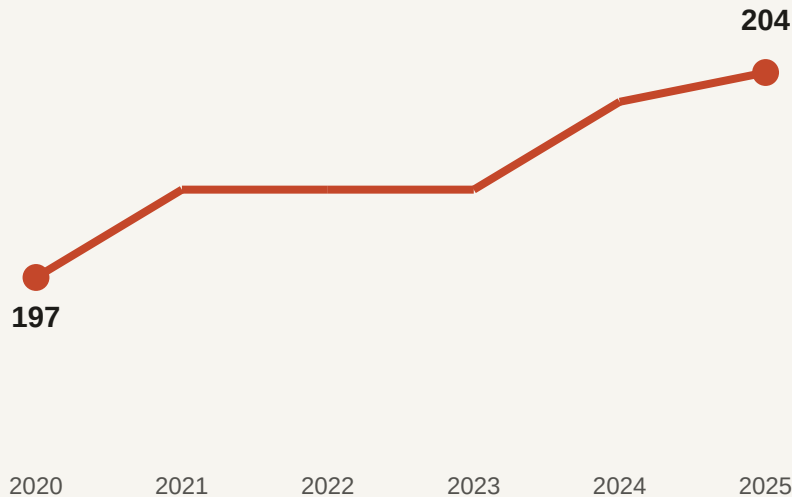
9 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 3.6% since 2020.

204

people, the 373rd-largest of Kentucky's cities and towns.



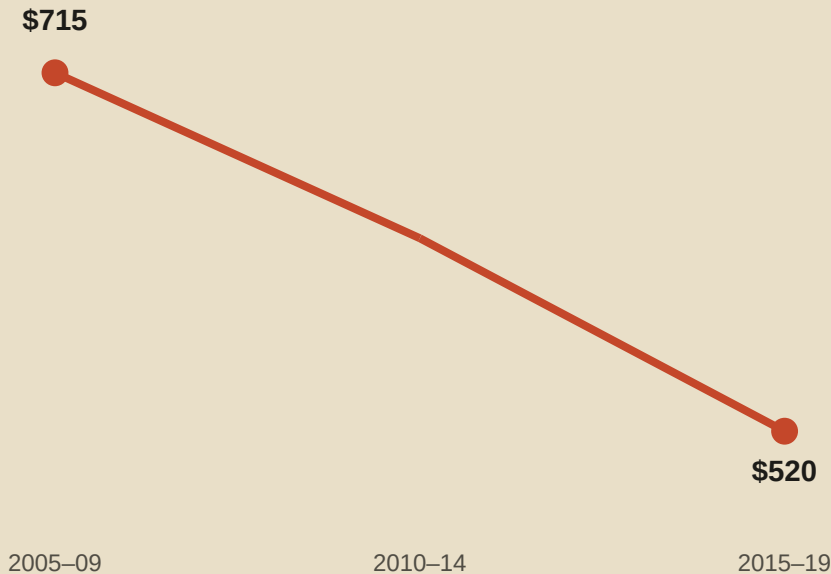


## RENT

**Median rent is down 27%  
since the 2005–2009  
survey, before inflation.**

**\$520**

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





## THE SEAM

# Cross one tract line and median rent jumps \$115.

A \$115 gap between neighbors, the sharpest rent edge between adjacent tracts in Carroll County.

TRACT 9502

**\$900**

TRACT 9501

**\$1,015**



## ROOM TO BUILD

# The median rent sits inside what local wages can carry.

**\$414–\$621**



**\$520 median**

is the monthly rent range local workforce wages support.

BUILDING

**34% of the housing here was built before 2000.**

---

**0**

homes permitted, 2022–2025

---

**34%**

of all homes were built before 2000



UNITS NEEDED

**None of three estimates finds a housing shortfall here.**

0

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



## HOME VALUE

A median home costs 68% less than Kentucky's.

**\$66,300**

median home value in Sanders.

Sanders



\$66,300

Kentucky



\$205,600

U.S.



\$332,700

THAT WAS SANDERS'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/sanders/\*\*](https://almanacdata.ai/e/ky/sanders/)

The Almanac · your hyper-diligent research partner