



Four Oaks, North Carolina.

Current market data.

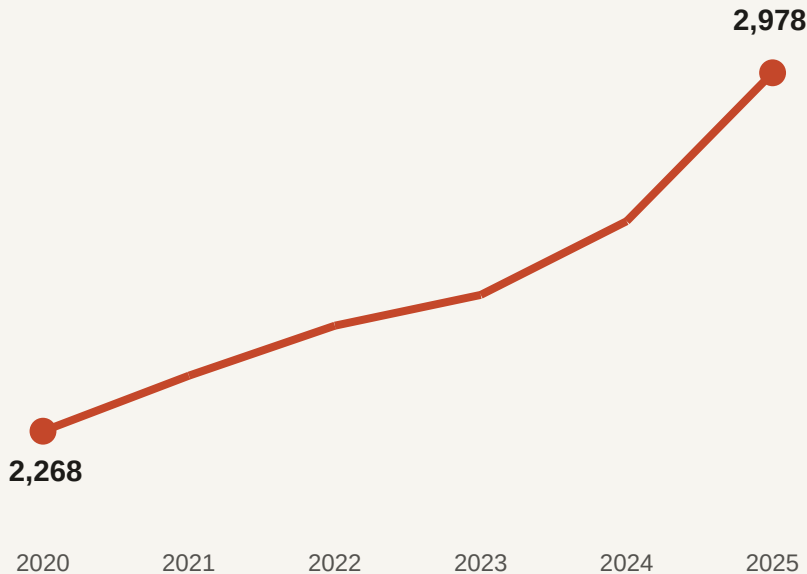
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 31.3% since 2020.

2,978

people, the 219th-largest of North Carolina's cities and towns.



THE WORKDAY

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

93.7%

of 635 jobs located in Four Oaks are filled by in-commuters.



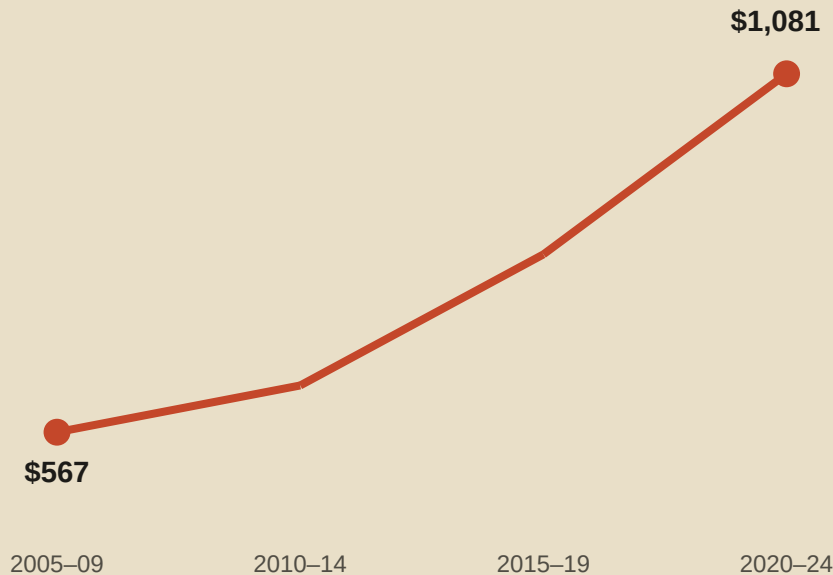
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 91%
since the 2005–2009
survey, before inflation.

\$1,081

a month. North Carolina's median is \$1,228.



THE SEAM

Cross one tract line and median rent doubles.

A \$1,859 gap between neighbors, the sharpest rent edge between adjacent tracts in Johnston County.

TRACT 411.11

\$645

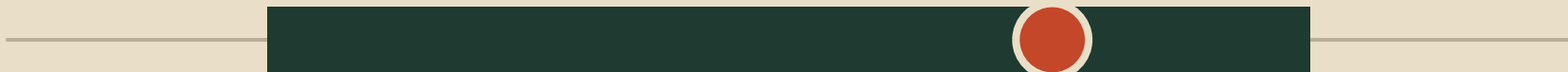
TRACT 411.12

\$2,504

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$785–\$1,178



\$1,081 median

is the monthly rent range local workforce wages support.

BUILDING

70% of the housing here was built before 2000.

538

homes permitted in ten years,
2016–2025

5%

of those were in multifamily
buildings

70%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–0.5% to the 1,142 homes here.

4–6

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



HOME VALUE

A median home costs 12% less than North Carolina's.

\$253,700

median home value in Four Oaks.

Four Oaks



\$253,700

North Carolina



\$288,900

U.S.



\$332,700

THAT WAS FOUR OAKS'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/nc/four-oaks/**](https://almanacdata.ai/e/nc/four-oaks/)

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