



Nashville, North Carolina.

Current market data.

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

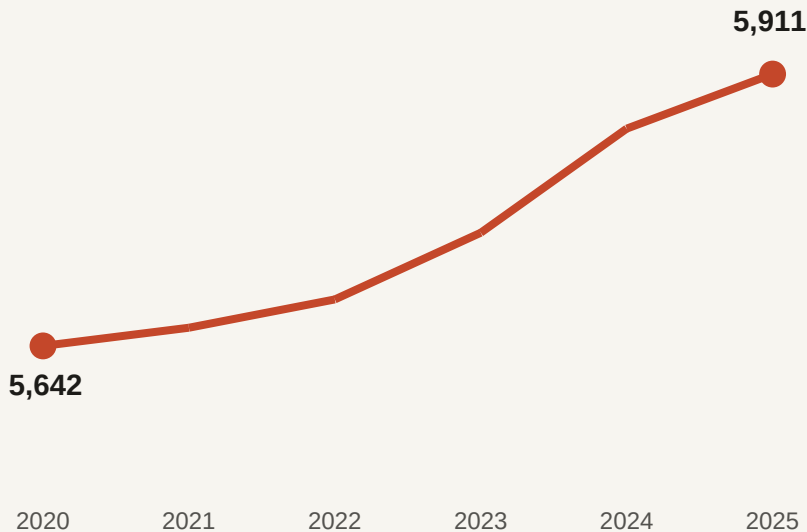


POPULATION

**Growing. Up 4.8% since
2020.**

5,911

people, the 131st-largest of North Carolina's cities and towns.



THE WORKDAY

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

92.8%

of 3,305 jobs located in Nashville are filled by in-commuters.



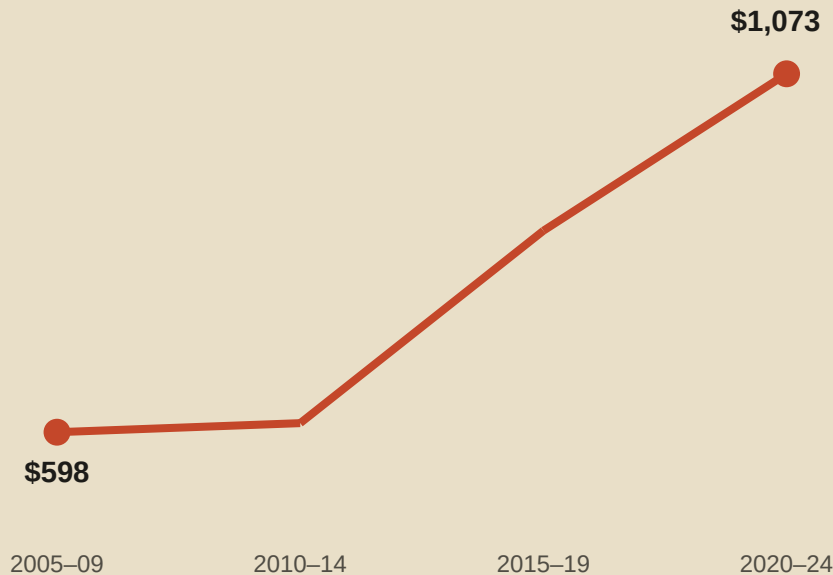
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 79%
since the 2005–2009
survey, before inflation.

\$1,073

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



THE SEAM

Cross one tract line and median rent jumps \$495.

A \$495 gap between neighbors, the sharpest rent edge between adjacent tracts in Nash County.

TRACT 108.02

\$674

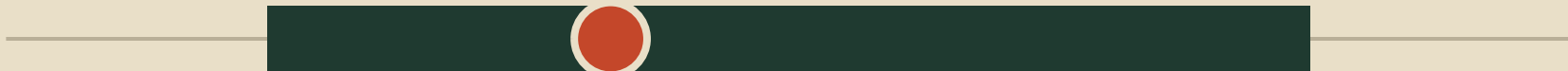
TRACT 108.01

\$1,169

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$921–\$1,382



\$1,073 median

is the monthly rent range local workforce wages support.

BUILDING

63% of the housing here was built before 2000.

63%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.5–1.3% to the 2,633 homes here.

12–33

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



HOME VALUE

A median home costs 29% less than North Carolina's.

\$205,300

median home value in Nashville.

Nashville



\$205,300

North Carolina



\$288,900

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/nc/nashville/

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