



# Baneberry, Tennessee.

Current market data.

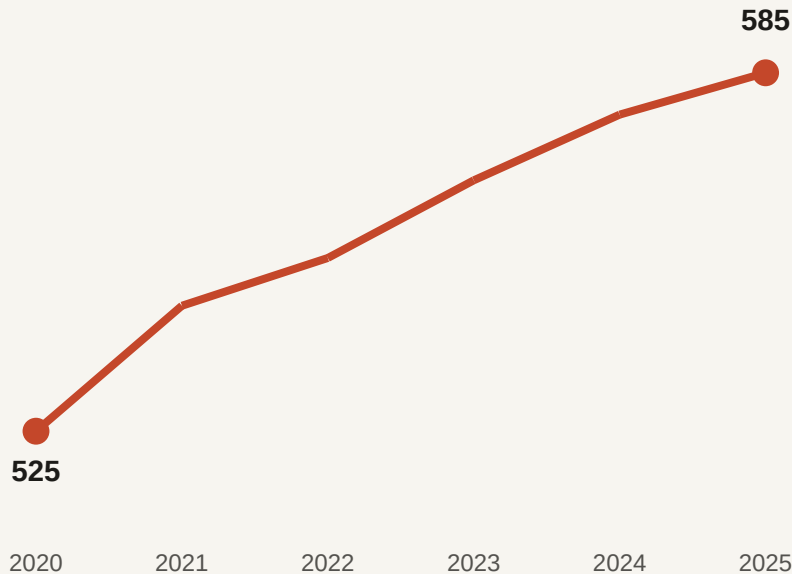
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 11.4% since 2020.

585

people, the 275th-largest of Tennessee's cities and towns.



THE WORKDAY

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

98.1%

of 53 jobs located in Baneberry are filled by in-commuters.



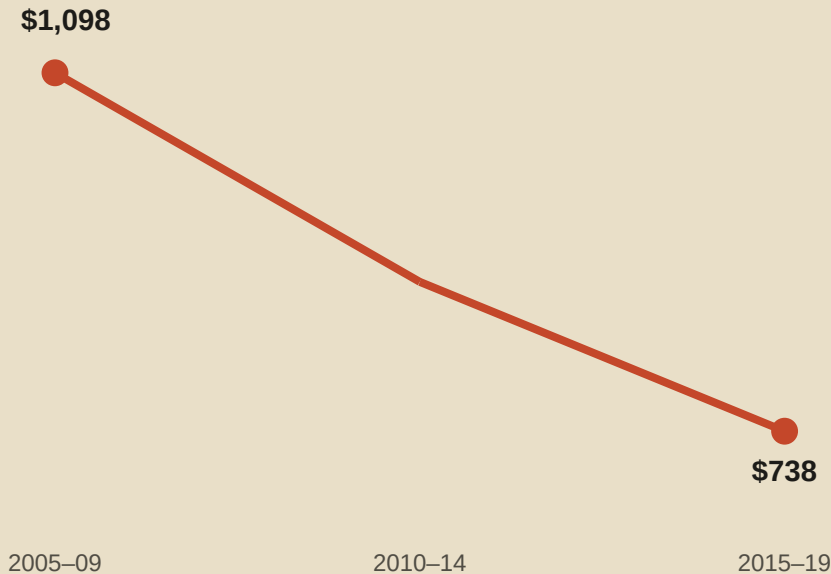
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is down 33%  
since the 2005–2009  
survey, before inflation.

**\$738**

a month. Tennessee's median is \$1,189.





## THE SEAM

# Cross one tract line and median rent jumps \$322.

A \$322 gap between neighbors, the sharpest rent edge between adjacent tracts in Jefferson County.

TRACT 701.01

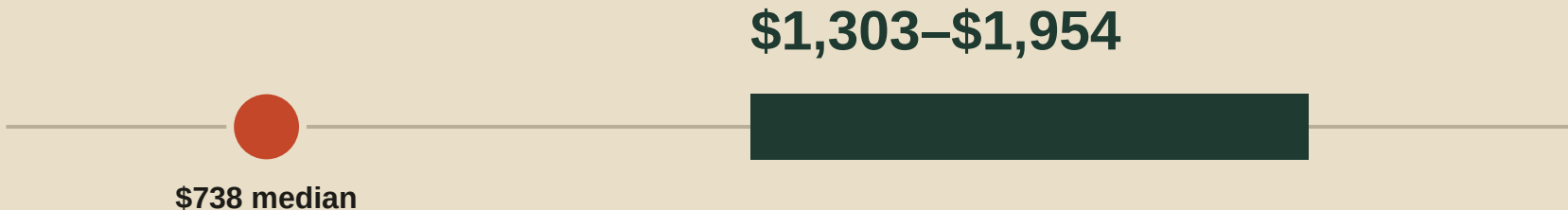
**\$709**

TRACT 702

**\$1,031**

ROOM TO BUILD

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



is the monthly rent range local workforce wages support.

BUILDING

**64% of the housing here was built before 2000.**

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**15**

homes permitted, 2022–2025

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**0%**

of those were in multifamily  
buildings

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**64%**

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 0–0.4% to the 275 homes here.**

**0–1**

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



## HOME VALUE

A median home costs 38% more than Tennessee's.

**\$395,200**

median home value in Baneberry.

Baneberry



\$395,200

Tennessee



\$286,700

U.S.



\$332,700

THAT WAS BANEBERRY'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/tn/baneberry/](https://almanacdata.ai/e/tn/baneberry/)

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