



Eagleville, Tennessee.

Current market data.

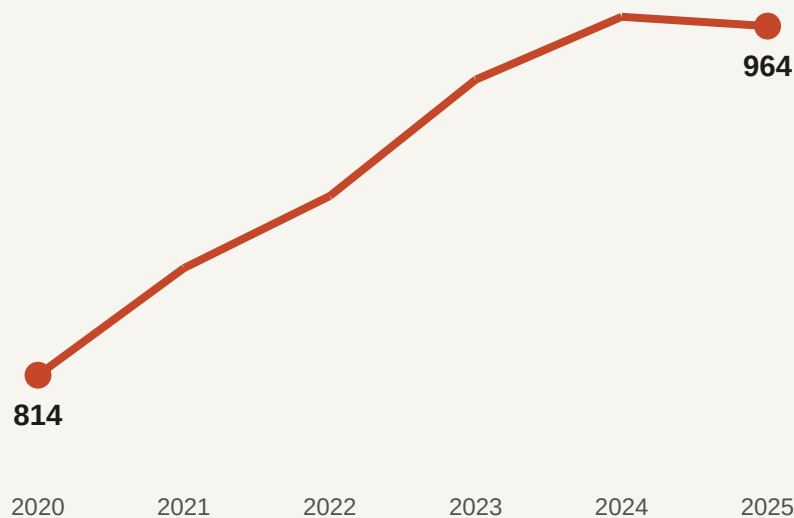
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 18.4% since 2020.

964

people, the 237th-largest of Tennessee's cities and towns.



THE WORKDAY

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

94.9%

of 528 jobs located in Eagleville are filled by in-commuters.



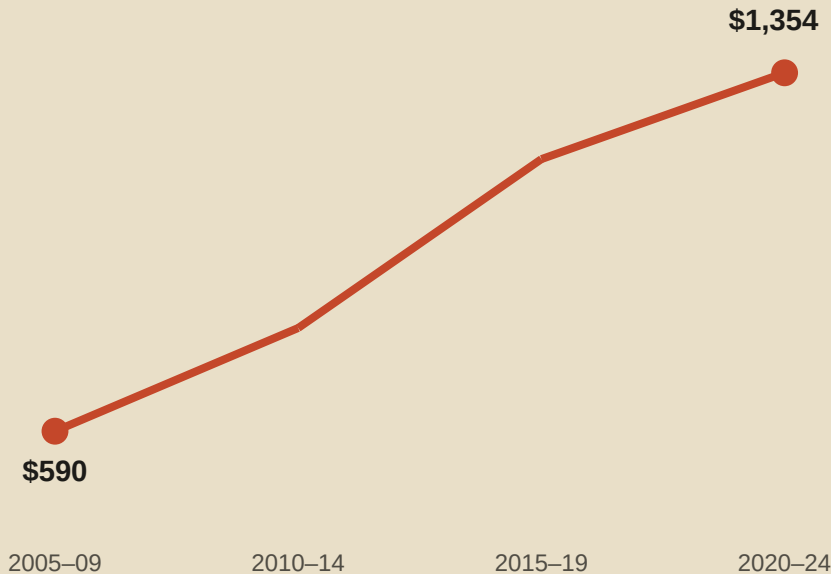
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 129%
since the 2005–2009
survey, before inflation.

\$1,354

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





THE SEAM

Cross one tract line and median rent doubles.

A \$1,741 gap between neighbors, the sharpest rent edge between adjacent tracts in Rutherford County.

TRACT 403.05

\$933

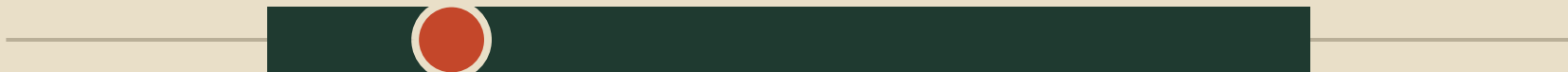
TRACT 403.07

\$2,674

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,244–\$1,865



\$1,354 median

is the monthly rent range local workforce wages support.

BUILDING

55% of the housing here was built before 2000.

121

homes permitted in ten years,
2016–2025

5%

of those were in multifamily
buildings

55%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–1% to the 370 homes here.

0–5

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



HOME VALUE

A median home costs 45% more than Tennessee's.

\$416,700

median home value in Eagleville.

Eagleville



\$416,700

Tennessee



\$286,700

U.S.



\$332,700

THAT WAS EAGLEVILLE'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/eagleville/**](https://almanacdata.ai/e/tn/eagleville/)

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