



Fairview, Tennessee.

Current market data.

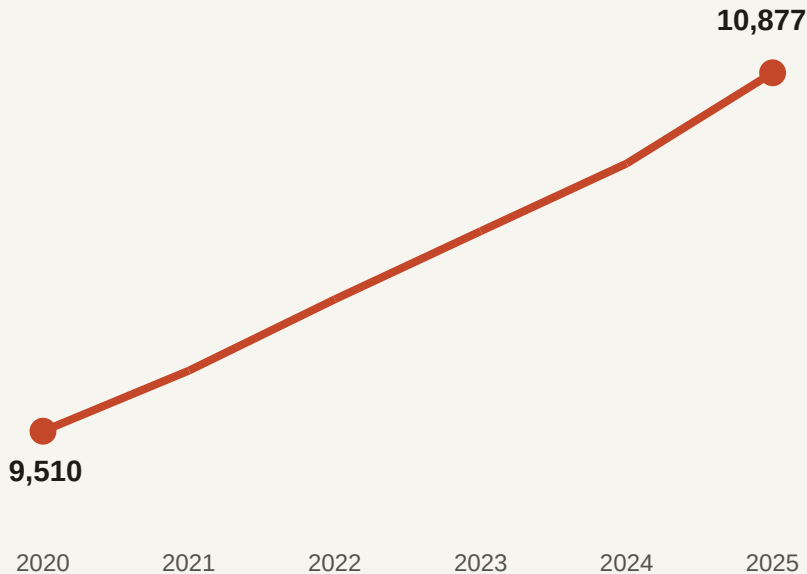
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 14.4% since 2020.

10,877

people, the 59th-largest of Tennessee's cities and towns.

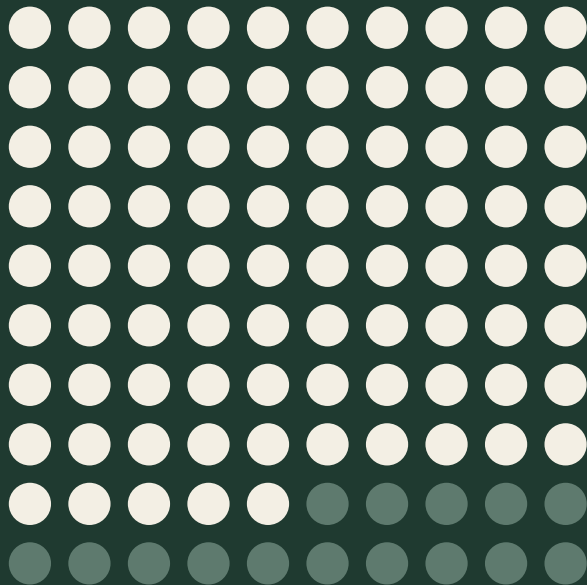


THE WORKDAY

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

85.4%

of 1,624 jobs located in Fairview are filled by in-commuters.



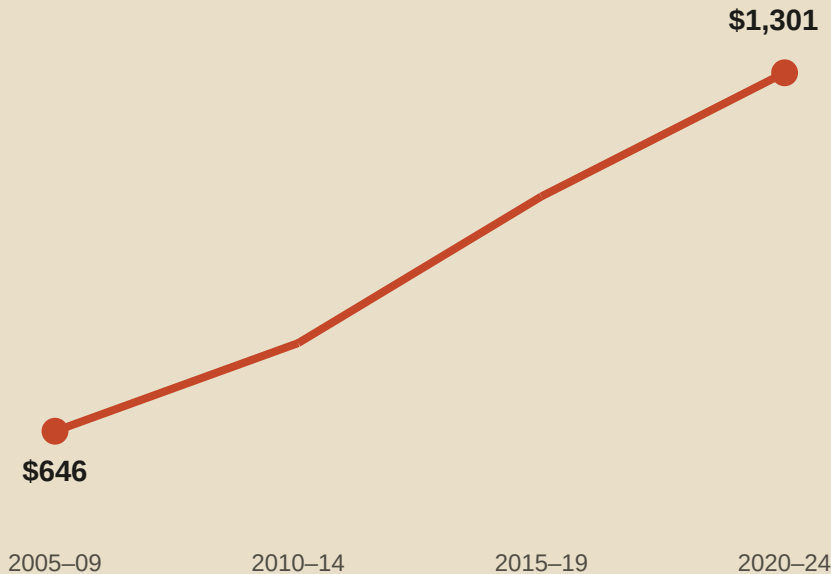
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 101%
since the 2005–2009
survey, before inflation.

\$1,301

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



THE SEAM

Cross one tract line and median rent doubles.

A \$1,488 gap between neighbors, the sharpest rent edge between adjacent tracts in Williamson County.

TRACT 509.08

\$1,427

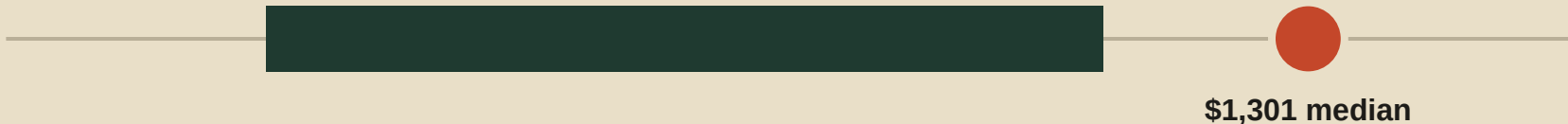
TRACT 509.09

\$2,915

ROOM TO BUILD

The median rent is above what local wages can carry.

\$802–\$1,203



is the monthly rent range local workforce wages support.

BUILDING

59% of the housing here was built before 2000.

1,444

homes permitted in ten years,
2016–2025

9%

of those were in multifamily
buildings

59%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–0.4% to the 3,624 homes here.

10–16

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



HOME VALUE

A median home costs 36% more than Tennessee's.

\$390,200

median home value in Fairview.

Fairview



\$390,200

Tennessee



\$286,700

U.S.



\$332,700



THAT WAS FAIRVIEW'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/fairview/

The Almanac · your hyper-diligent research partner