



Kimball, Tennessee.

Current market data.

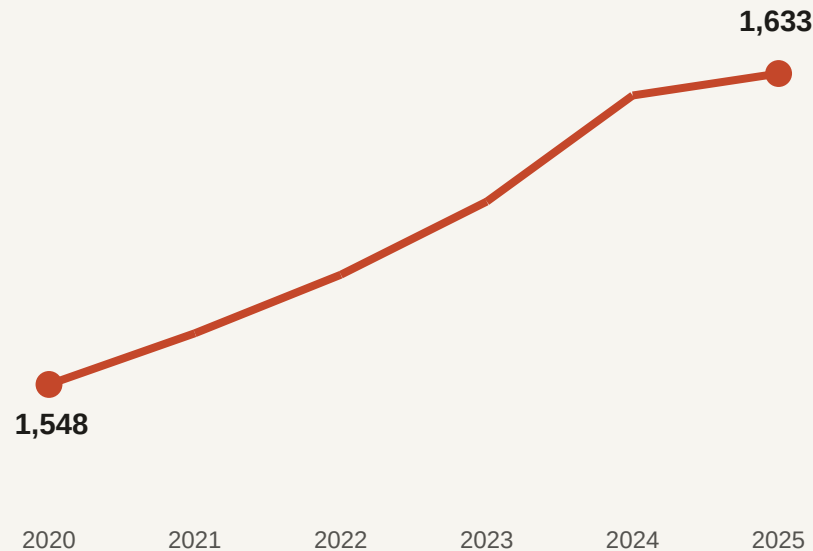
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 5.5% since 2020.

1,633

people, the 198th-largest of Tennessee's cities and towns.



THE WORKDAY

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

97.1%

of 1,675 jobs located in Kimball are filled by in-commuters.



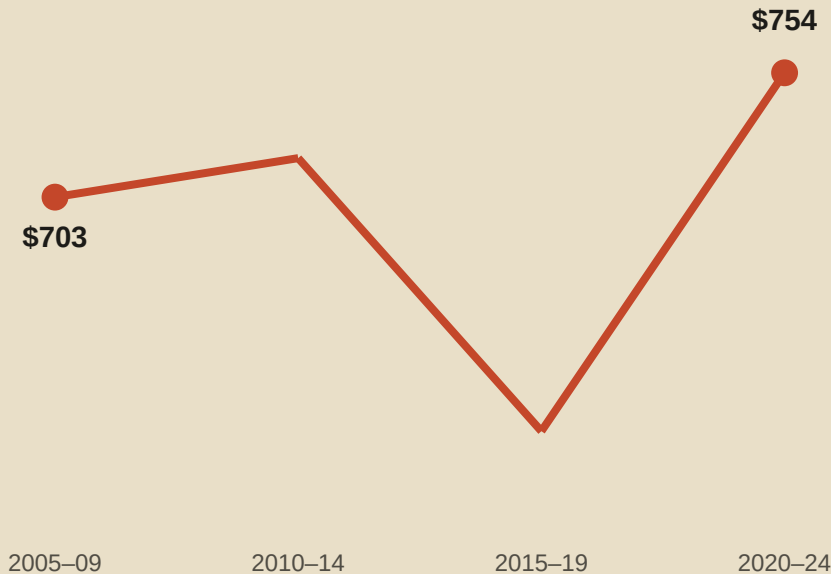
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 7%
since the 2005–2009
survey, before inflation.

\$754

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





THE SEAM

Cross one tract line and median rent jumps \$385.

A \$385 gap between neighbors, the sharpest rent edge between adjacent tracts in Marion County.

TRACT 502.03

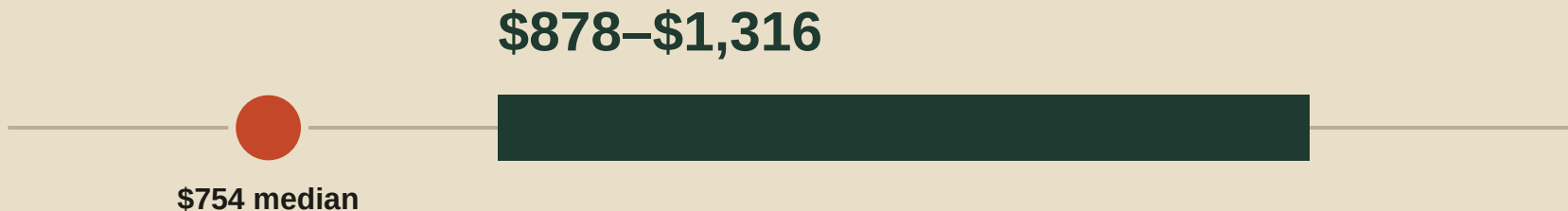
\$748

TRACT 503.02

\$1,133

ROOM TO BUILD

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



is the monthly rent range local workforce wages support.

BUILDING

72% of the housing here was built before 2000.

57

homes permitted, 2022–2025

0%

of those were in multifamily
buildings

72%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–2.2% to the 781 homes here.

1–17

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



HOME VALUE

A median home costs 19% less than Tennessee's.

\$231,400

median home value in Kimball.

Kimball



\$231,400

Tennessee



\$286,700

U.S.



\$332,700

THAT WAS KIMBALL'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/kimball/

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