Oak Ridge, Tennessee.

Current market data.

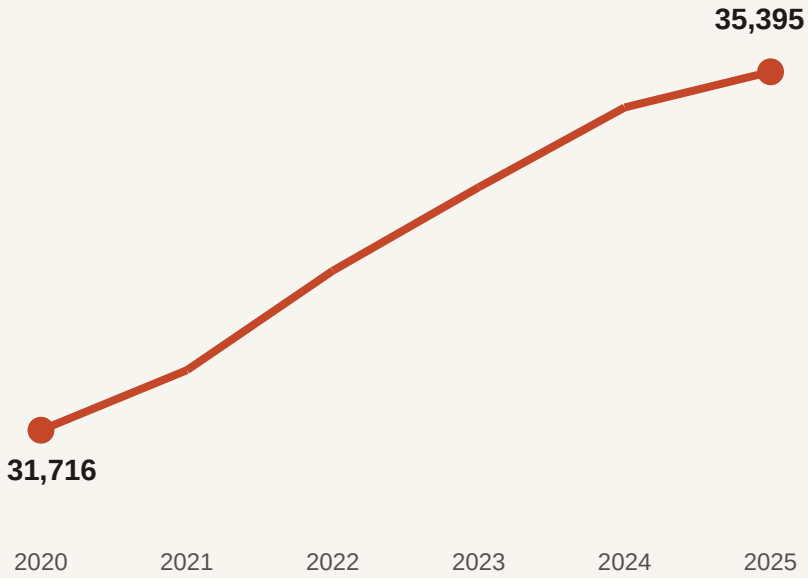
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 11.6% since 2020.

35,395

people, the 25th-largest of Tennessee's cities and towns.



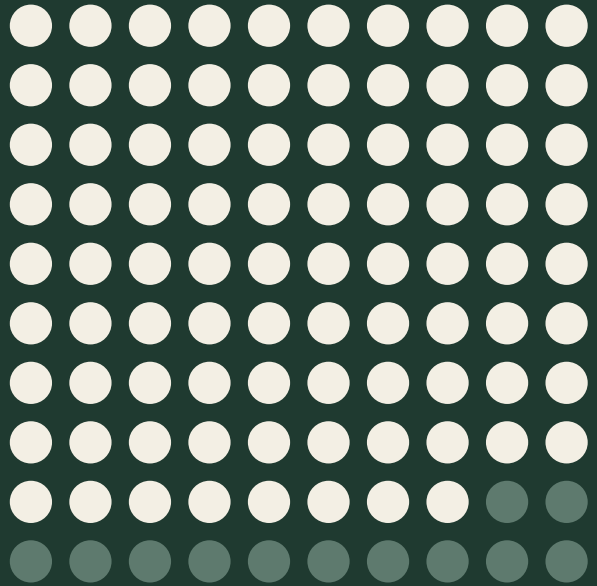
Source: Census Population Estimates, 2025

THE WORKDAY

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

87.7%

of 41,936 jobs located in Oak Ridge are filled by in-commuters.



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

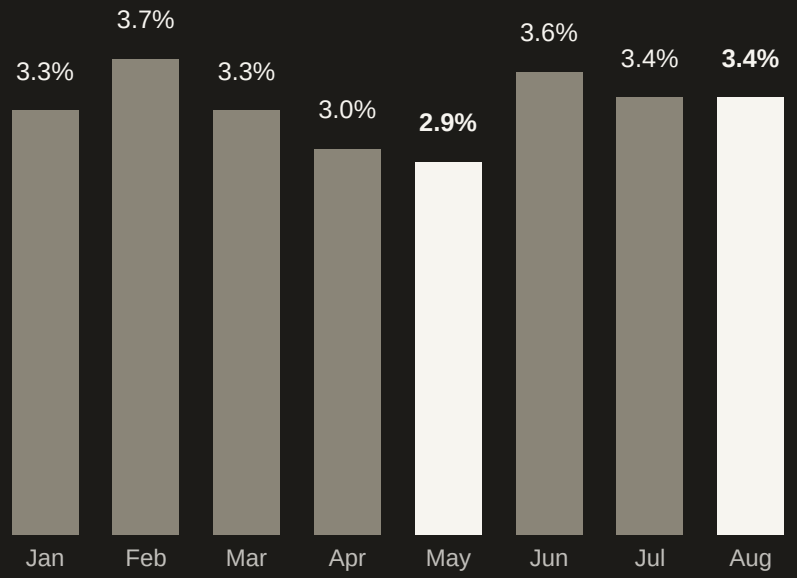
Source: Census LEHD LODES, 2023

UNEMPLOYMENT, 2026

The low came in May: 2.9%.

3.4%

in August 2026, the latest month released. A year earlier it was 3.5%.



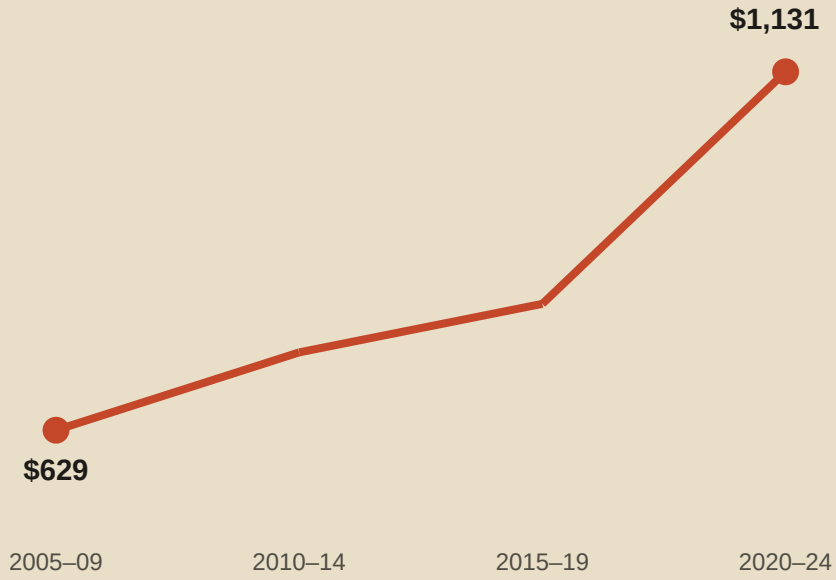
Source: BLS Local Area Unemployment Statistics, 2026-08

RENT

Median rent is up 80% since the 2005–2009 survey, before inflation.

$1,131

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

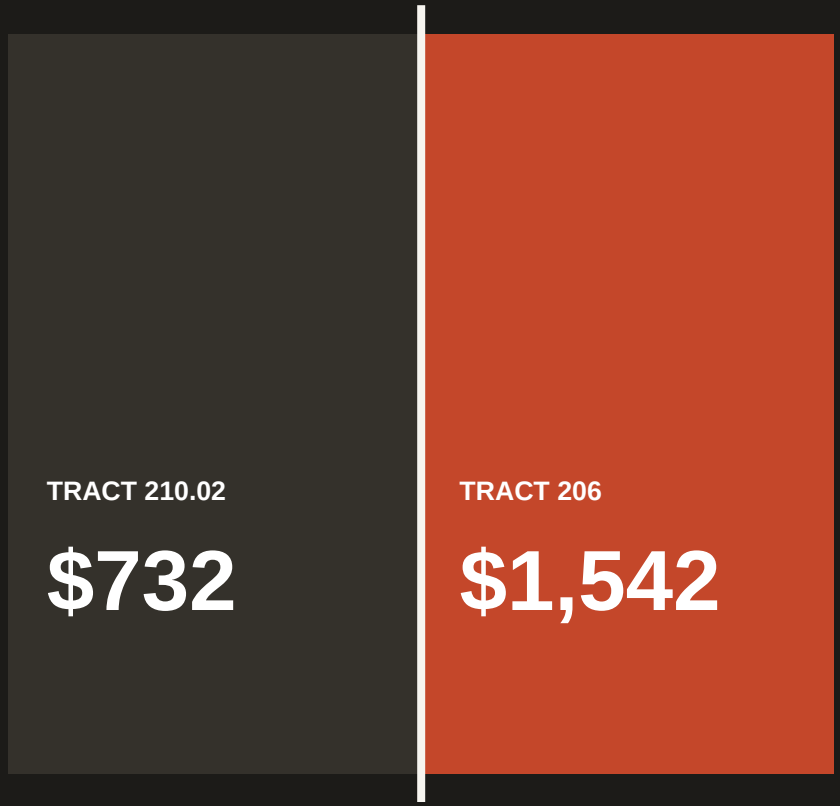


Source: Census ACS 5-year, 2020-2024

THE SEAM

Cross one tract line and median rent doubles.

A $810 gap between neighbors, the sharpest rent edge between adjacent tracts in Anderson County.



Source: Census ACS 5-year, 2020-2024

ROOM TO BUILD

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

is the monthly rent range local workforce wages support.

Source: Computed by the Almanac, 2023; Census ACS 5-year, 2020-2024

BUILDING

Most of the housing here is older than 2000.

1,806

homes permitted in ten years, 2016–2025

51%

of those were in multifamily buildings

84%

of all homes were built before 2000

Source: Census Building Permits Survey, 2016-2025; Census ACS 5-year, 2020-2024

UNITS NEEDED

Closing the gap would add 0.3–2.7% to the 15,279 homes here.

50–419

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

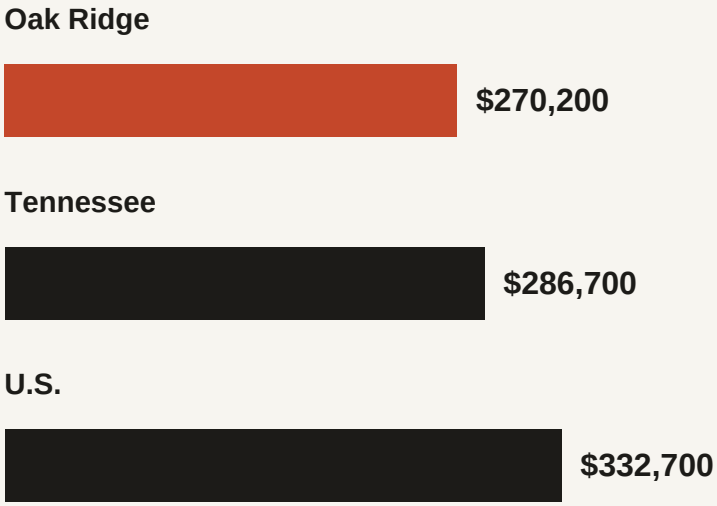
Source: Computed by the Almanac, 2023

HOME VALUE

A median home costs 6% less than Tennessee's.

$270,200

median home value in Oak Ridge.



Source: Census ACS 5-year, 2020-2024

THAT WAS OAK RIDGE'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/oak-ridge/**