



# Portland, Tennessee.

Current market data.

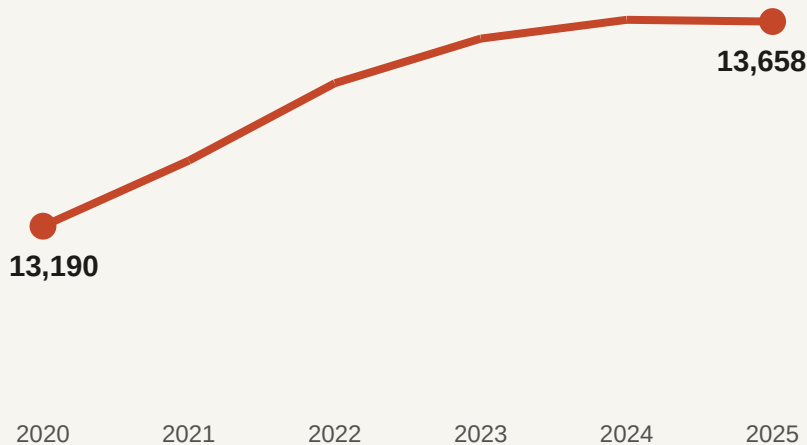
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Growing. Up 3.5% since 2020.**

**13,658**

people, the 48th-largest of Tennessee's cities and towns.

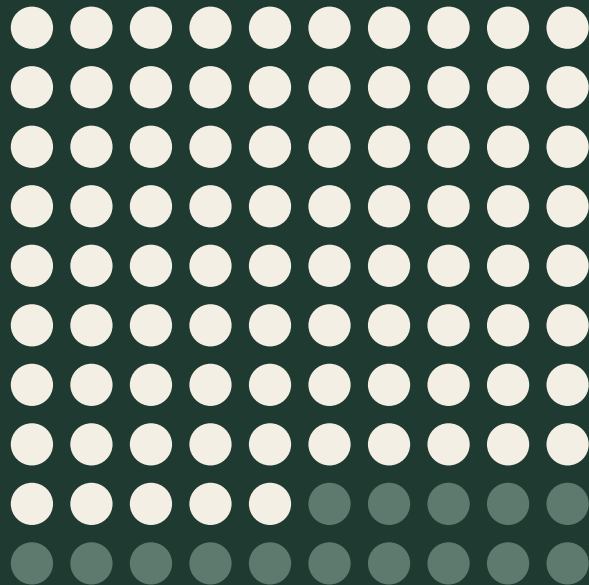


THE WORKDAY

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

85.1%

of 7,976 jobs located in Portland are filled by in-commuters.



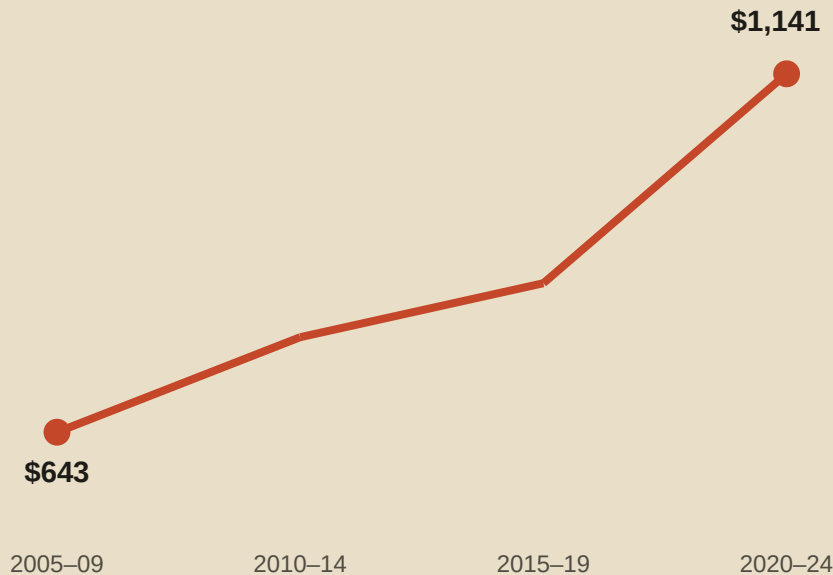
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 77%  
since the 2005–2009  
survey, before inflation.

**\$1,141**

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



## THE SEAM

# Cross one tract line and median rent doubles.

A \$2,047 gap between neighbors, the sharpest rent edge between adjacent tracts in Sumner County.

TRACT 211.06

**\$1,454**

TRACT 212.05

**\$3,501**

ROOM TO BUILD

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



is the monthly rent range local workforce wages support.

## BUILDING

# 61% of the housing here was built before 2000.

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## 758

homes permitted in ten years,  
2016–2025

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## 25%

of those were in multifamily  
buildings

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## 61%

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 0.4–1.5% to the 5,313 homes here.**

**19–80**

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



HOME VALUE

A median home costs 2% less than Tennessee's.

**\$282,200**

median home value in Portland.

Portland



\$282,200

Tennessee



\$286,700

U.S.



\$332,700

THAT WAS PORTLAND'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/portland/\*\*](https://almanacdata.ai/e/tn/portland/)

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