



Tusculum, Tennessee.

Current market data.

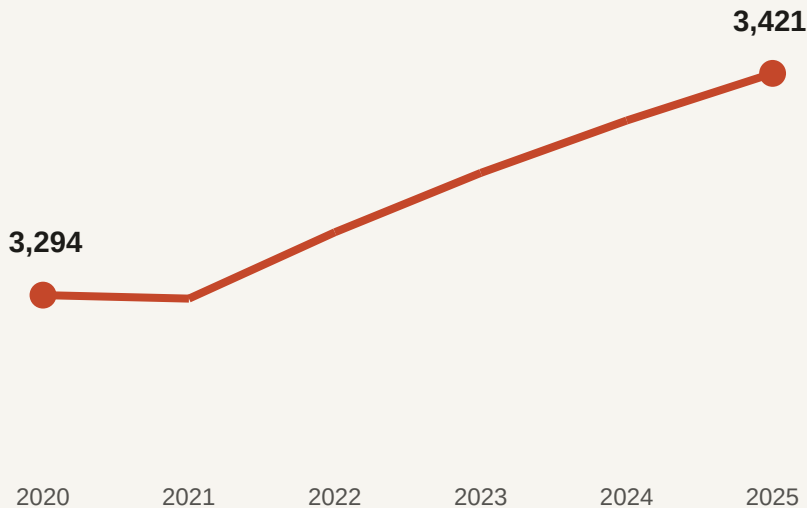
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 3.9% since 2020.

3,421

people, the 132nd-largest of Tennessee's cities and towns.



THE WORKDAY

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

97.1%

of 341 jobs located in Tusculum are filled by in-commuters.



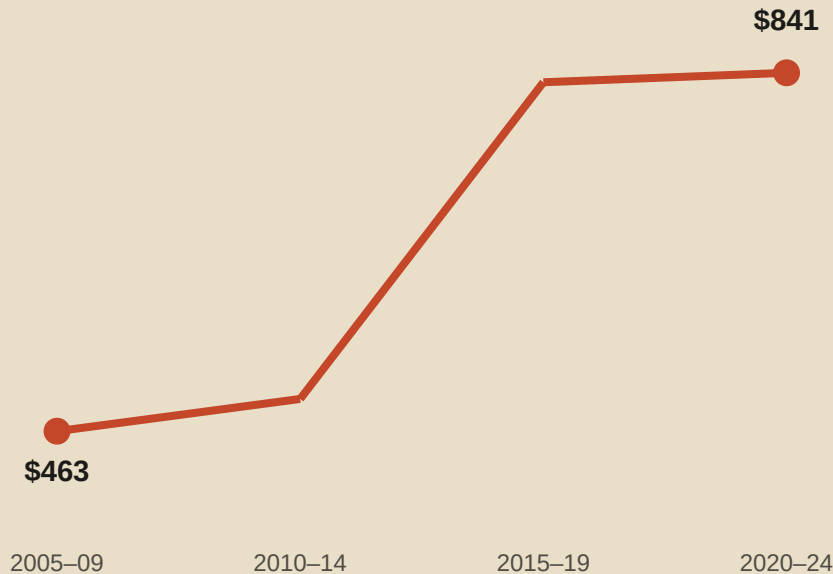
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 82%
since the 2005–2009
survey, before inflation.

\$841

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



THE SEAM

Cross one tract line and median rent jumps \$494.

A \$494 gap between neighbors, the sharpest rent edge between adjacent tracts in Greene County.

TRACT 910.01

\$595

TRACT 905.02

\$1,089



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$670–\$1,005



\$841 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

85

homes permitted in ten years,
2016–2025

0%

of those were in multifamily
buildings

77%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–0.3% to the 1,142 homes here.

1–3

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



HOME VALUE

A median home costs 7% less than Tennessee's.

\$267,500

median home value in Tusculum.

Tusculum



\$267,500

Tennessee



\$286,700

U.S.



\$332,700

THAT WAS TUSCULUM'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/tusculum/**](https://almanacdata.ai/e/tn/tusculum/)

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