



Waynesboro, Tennessee.

Current market data.

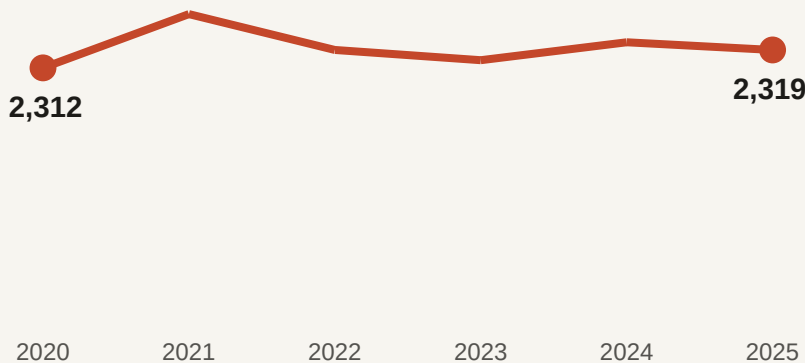
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

2,319

people, the 157th-largest of Tennessee's cities and towns.



THE WORKDAY

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

88.2%

of 2,394 jobs located in Waynesboro are filled by in-commuters.



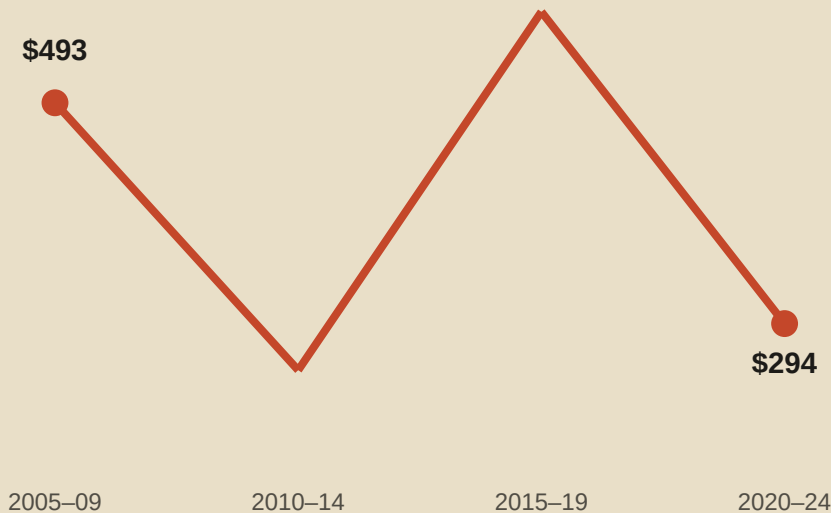
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

**Median rent is down 40%
since the 2005–2009
survey, before inflation.**

\$294

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



THE SEAM

Cross one tract line and median rent doubles.

A \$356 gap between neighbors, the sharpest rent edge between adjacent tracts in Wayne County.

TRACT 9502

\$354

TRACT 9501

\$710



ROOM TO BUILD

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



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

0

homes permitted, 2022–2025

94%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–2.0% to the 1,206 homes here.

3–24

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



HOME VALUE

A median home costs 72%
less than Tennessee's.

\$79,100

median home value in Waynesboro.

Waynesboro



\$79,100

Tennessee



\$286,700

U.S.



\$332,700

THAT WAS WAYNESBORO'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/waynesboro/

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