



ZIP 38948, Oakland, Mississippi.

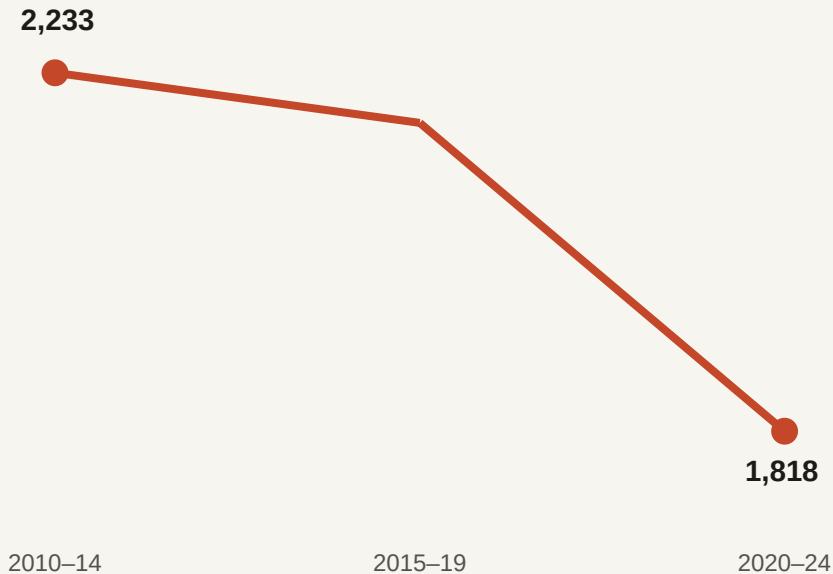
Current market data.

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

POPULATION

**1,818 people call ZIP
38948 home.**

1,818
people.

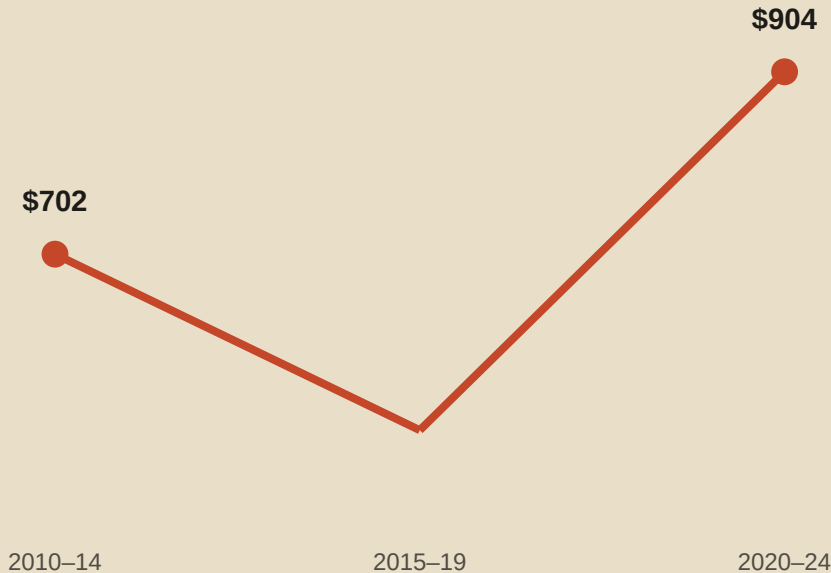


RENT

Median rent is up 29%
since the 2010–2014
survey, before inflation.

\$904

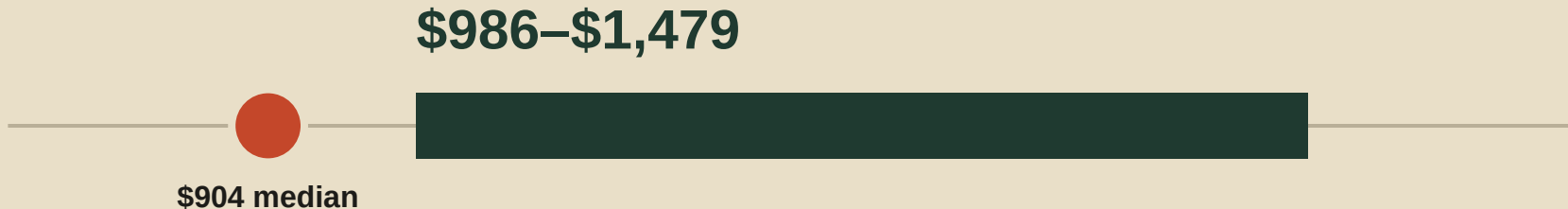
a month. Mississippi's median is \$954.





ROOM TO BUILD

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



is the monthly rent range local workforce wages support.



BUILDING

74% of the housing here was built before 2000.

74%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.1–0.4% to the 1,189 homes here.

1–5

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



HOME VALUE

A median home costs 49%
less than Mississippi's.

\$86,200

median home value in ZIP 38948.

ZIP 38948



\$86,200

Mississippi



\$169,800

U.S.



\$332,700

THAT WAS ZIP 38948'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/zip/38948/

The Almanac · your hyper-diligent research partner