



ZIP 39074, Forest, Mississippi.

Current market data.

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

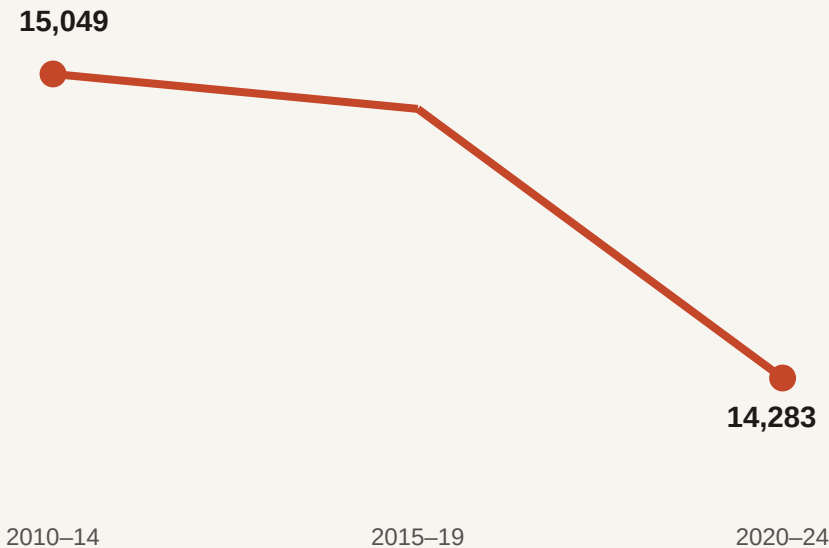


POPULATION

**14,283 people call ZIP
39074 home.**

14,283

people.

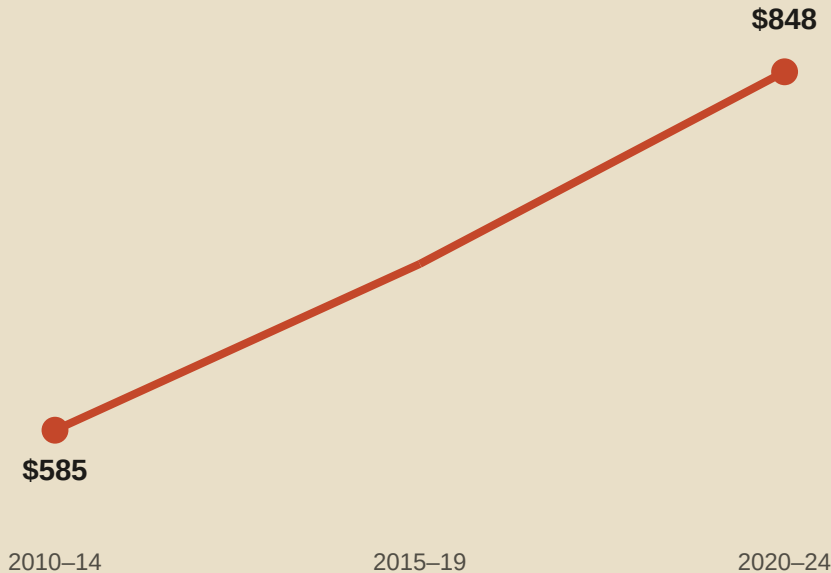


RENT

Median rent is up 45%
since the 2010–2014
survey, before inflation.

\$848

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





ROOM TO BUILD

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

\$904–\$1,357



\$848 median

is the monthly rent range local workforce wages support.



BUILDING

67% of the housing here was built before 2000.

67%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–1.5% to the 6,142 homes here.

19–91

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



HOME VALUE

A median home costs 37%
less than Mississippi's.

\$107,200

median home value in ZIP 39074.

ZIP 39074



\$107,200

Mississippi



\$169,800

U.S.



\$332,700

THAT WAS ZIP 39074'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/39074/

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