



# ZIP 39456, McLain, Mississippi.

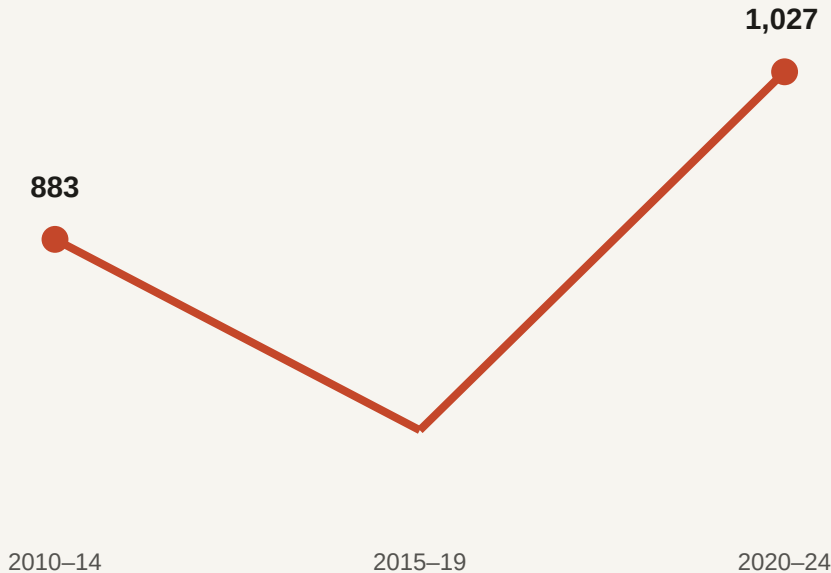
Current market data.

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

POPULATION

**1,027 people call ZIP  
39456 home.**

**1,027**  
people.

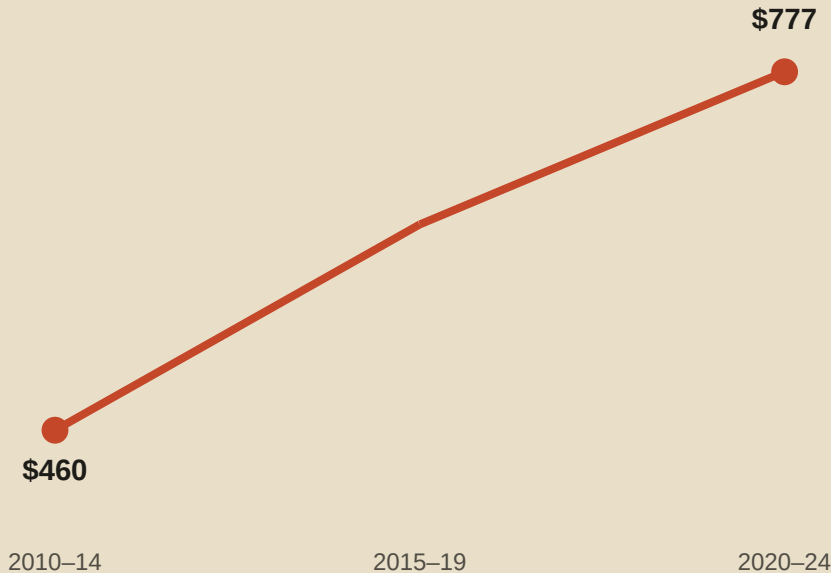


RENT

Median rent is up 69%  
since the 2010–2014  
survey, before inflation.

**\$777**

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

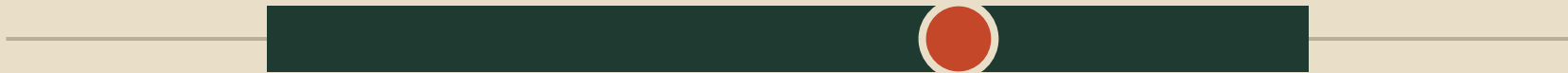




## ROOM TO BUILD

# The median rent sits inside what local wages can carry.

**\$583–\$875**



**\$777 median**

is the monthly rent range local workforce wages support.



BUILDING

# Most of the housing here is older than 2000.

---

# 82%

of all homes were built before 2000

## UNITS NEEDED

**Closing the gap would add 0–0.2% to the 633 homes here.**

**0–1**

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



## HOME VALUE

A median home costs 51% less than Mississippi's.

**\$83,400**

median home value in ZIP 39456.

ZIP 39456



\$83,400

Mississippi



\$169,800

U.S.



\$332,700

THAT WAS ZIP 39456'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/39456/](https://almanacdata.ai/e/zip/39456/)

The Almanac · your hyper-diligent research partner