

#1 Oldest Housing Stock in Knoxville Market — ALEX Intelligence 2026

Eagleton Village Has the Oldest Housing in TN

Median home age: 64 years — ALEX Intelligence 2026

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THE DATA

64 years

Median Home Age (2024)

Eagleton Village leads the Knoxville market in housing stock age.

This figure reflects a deep-rooted community fabric, with homes built during the mid-20th century, many of which remain structurally sound and historically significant. The persistence of these homes suggests a strong attachment to place and long-term residency patterns.

Source: U.S. Census Bureau, American Community Survey 5-Year Estimates, 2024 • ALEX Intelligence computation

<https://alex-companies.com/data/2026-09-26-knoxville-median-home-age-place-mkt>



01

Age Is a Competitive Advantage

The 64-year median age in Eagleton Village reflects a market where attachment to place outweighs the allure of newness. This resilience is not a flaw but a strategic asset in attracting buyers seeking authenticity over novelty.



02

Older Homes, Newer Demand

This suggests a market where supply constraints in new builds are being offset by demand for existing, high-character inventory. The oldest homes are not lagging—they are leading in perceived value and long-term stability.

Real Estate Strategy & Intelligence Leader. Democratized Blue Ocean Strategist & Operator.

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