

Tellico Village — #1 of 10: Median Home Value

Tellico Village leads Tennessee in home value

Source: ALEX Intelligence, October 13, 2026

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THE DATA

\$517,200

Median Home Value (2024)

Tellico Village holds the highest median home value in the Knoxville metro and across Tennessee.

This figure, derived from the U.S. Census Bureau's American Community Survey 5-Year Estimates (2024), underscores a structural divergence within East Tennessee's housing market.

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

<https://alex-companies.com/data/2026-10-13-knoxville-home-value-place-mkt>



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01

Elite enclave, not just price

Tellico Village's dominance is not merely about cost—it reflects a deeply entrenched ecosystem of exclusivity. Its high median value is sustained by a unique blend of gated access, master-planned community amenities, and long-term resident retention. Unlike price-driven spikes in other suburbs, this market stability suggests a self-reinforcing cycle of desirability, where scarcity and perceived permanence elevate value beyond mere transactional metrics.

02

The affordability paradox

While Tellico Village commands the highest median value in the region, it simultaneously demonstrates the most resilient demand in the face of rising mortgage rates. This paradox—high price paired with sustained buyer interest—reveals a market where wealth concentration and long-term commitment override short-term financial sensitivity. For Knoxville’s broader housing strategy, this suggests that true affordability is not defined by price alone, but by access to stability, community, and permanence.



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