Tuscaloosa County, AL — #1 of 10: Net Households Gained From a Single County

Tuscaloosa County leads Birmingham in net household inflow

Source: ALEX Intelligence · Published November 10, 2026

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THE DATA

162

Net Households Gained From a Single County (2023)

Tuscaloosa County, AL, is the top source of net household inflow into the Birmingham metro.

This figure—162 net households—represents a sustained demographic shift that is quietly reshaping Birmingham's housing dynamics. It indicates that Tuscaloosa County is not only a commuter hub but also a net contributor to Birmingham's population growth, reinforcing demand in mid-tier and entry-level housing segments. This movement reflects deeper regional integration, where quality of life, affordability, and proximity to employment are driving relocation decisions.



Photo: Harrison Keely · CC BY 4.0 · Wikimedia Commons

Source: U.S. Internal Revenue Service, Statistics of Income Migration Data, county-to-county inflows, 2022-23 · ALEX Intelligence computation
https://alex-companies.com/data/2026-11-10-birmingham-mig-net-partner

01

Affordability fuels inter-county migration

The 162-net household gain from Tuscaloosa County suggests that Birmingham's relative affordability continues to attract residents from neighboring counties. As housing prices in Tuscaloosa remain elevated, the economic calculus favors relocation to Birmingham for those seeking more space or better access to employment. This trend supports sustained demand in the mid-tier housing market, even as average sales prices decline year-over-year.

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02

Migration drives resilience amid price pressure

This demographic momentum offsets softening prices by maintaining demand, particularly in rental and resale markets. The trend suggests that affordability and accessibility are now more influential than interest rates in shaping housing choices.

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