

We do things bigger here. Discover Big South Fork Country.

TOWERING TREES, BREATHTAKING MOUNTAINS, DEEP GORGES, natural arches, a winding river, and spectacular wildlife—you will find them all in Scott County. Scott County is located on the Cumberland Plateau, and home to Big South Fork, the fifth largest national park in the Eastern U.S. Here, you'll discover a 125,000-acre recreation area, a 140,000-acre wildlife management area, and 20,000 acres of ATV trails, numerous equestrian trails, whitewater rafting, hiking, fishing, rock climbing, and hunting.

Scott County has a diverse manufacturing base in injection molding, tool and die, and metal fabrication. Local colleges provide a skilled workforce pipeline. With easy accessibility to Interstate 75, you'll discover the infrastructure you need to thrive and grow in East Tennessee.

Big things are happening in Scott County! Let your next Adventure begin here.

East Tennessee – Moving. Mountains.



Scott County at a Glance



STRATEGIC LOCATION: Located an hour north of Knoxville along the Kentucky border, Scott County is within a day's drive of 70% of the U.S.



ROBUST INFRASTRUCTURE: U.S. Hwy 27 and State Route 63 traverse the county, connecting it to I-75 and I-40. Rail access, general aviation via Scott Municipal Airport's 5,505' runway, and McGhee Tyson Airport is 75 minutes away.



RELIABLE ENERGY: TVA is the nation's most dependable power source and one of the largest electric power systems in the country, providing safe, affordable, clean, and reliable energy.



SKILLED WORKFORCE: Strong workforce development through partnerships with TCAT Oneida and Roane State Community College's W.H. Swain Center.



OUTDOOR PARADISE: Home to Big South Fork National River and Recreation Area—offering over 125,000 acres of wilderness, whitewater, and hiking. It is the South's top-ranked destination for equestrian trail riding and off-roading.



AFFORDABLE LIVING: Affordable living in Scott County comes with front-porch views of breathtaking scenery and access to Big South Fork with miles of unspoiled wilderness.



HISTORY AND CULTURE: Visit the Historic Scott County Jail, the Museum of Scott County, or take part in one of the many seasonal festivals that captures the county's unique pioneer heritage.

PER CAPITA INCOME

	2024	2029
Scott County	\$21,778	\$25,090
Tennessee	\$38,807	\$45,727
United States	\$43,829	\$51,203

MEDIAN HOUSEHOLD INCOME

	2024	2029
Scott County	\$39,578	\$43,840
Tennessee	\$69,015	\$81,637
United States	\$79,068	\$91,442

DEMOGRAPHICS

TOTAL POPULATION

	2020	2024	2029	Annual Growth Rate
Scott County	21,876	22,303	22,701	0.4%
15-County Region	1,115,069	1,260,699	1,333,202	1.2%
Tennessee	6,355,518	7,214,084	7,493,617	0.8%

POPULATION BY AGE

	2020	2024	2029
Under 5	6.1%	6.0%	6.0%
5 to 9	6.3%	6.4%	6.2%
10 to 14	7.0%	6.2%	6.1%
15 to 24	12.4%	12.6%	11.7%
25 to 34	12.0%	12.5%	12.6%
35 to 44	12.8%	11.9%	12.5%
45 to 54	13.0%	13.3%	13.4%
55 to 64	13.3%	13.5%	13.1%
65+	17.1%	17.6%	18.4%
Median Age	40.4	41.1	41.4

37.7% of the 2024 population is prime working age (25-54)

POPULATION BY RACE & ETHNICITY

	2020	2024	2029
White	96.3%	95.9%	95.5%
Black	0.2%	0.3%	0.3%
American Indian/ Alaska Native	0.2%	0.2%	0.2%
Asian	0.2%	0.4%	0.4%
Hawaiian / Pacific Islander	0.0%	0.0%	0.0%
Two or more races	2.8%	3.0%	3.3%
Hispanic Origin (Any race)	0.9%	1.1%	1.2%

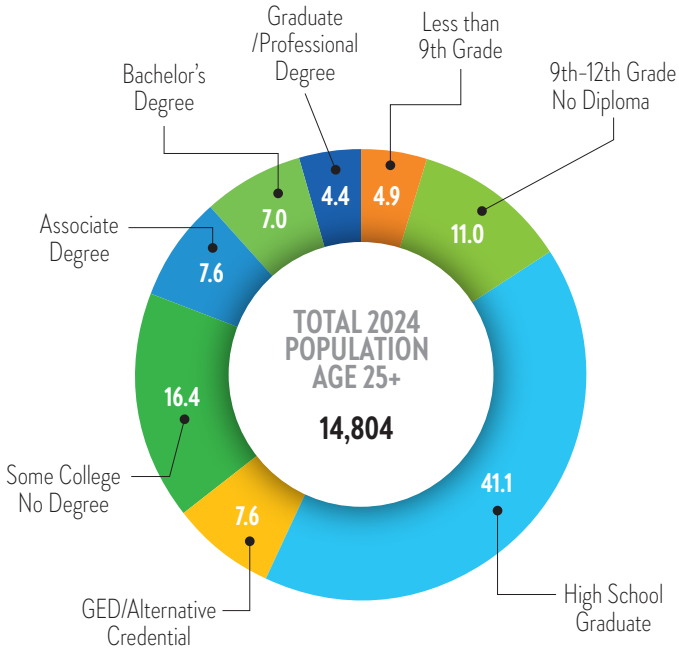
HOUSEHOLDS & FAMILIES

	2020	2024	2029
Total Households	8,625	8,698	8,755
Total Families	5,820	5,798	5,810
Average Household Size	2.5	2.48	2.45
Owner Occupied	63.5%	64.8%	65.8%
Renter Occupied	24.5%	23.1%	22.3%
Vacant	12.0%	12.1%	11.9%

SCOTT COUNTY

EDUCATION AND WORKFORCE

2024 POPULATION 25+ BY EDUCATIONAL ATTAINMENT

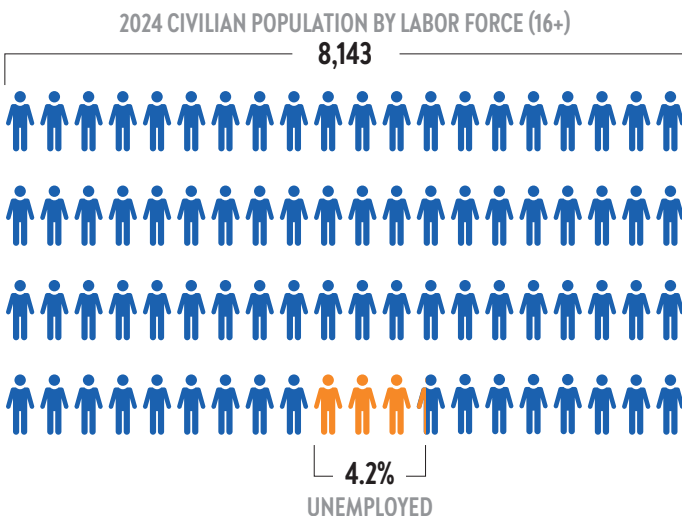


12% have a bachelor's degree or higher



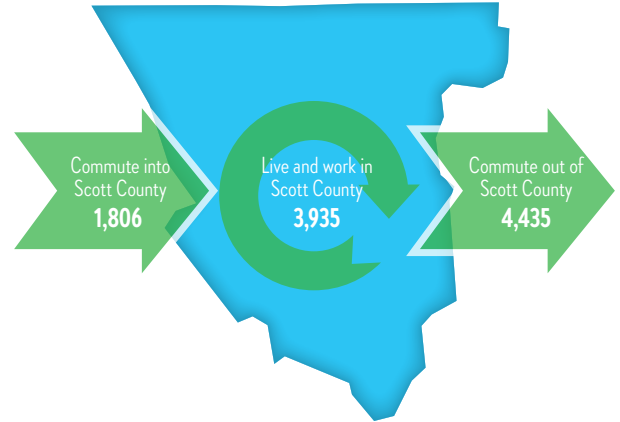
85% have a high school diploma or higher

CIVILIAN POPULATION BY LABOR FORCE (16+)



COMMUTING PATTERNS

WORKER INFLOW & OUTFLOW (2022)



WHERE WORKERS LIVE

	Count	Share
All Counties	5,741	100.00%
Scott County, TN	3,935	68.50%
McCreary County, KY	199	3.50%
Campbell County, TN	159	2.80%
Knox County, TN	154	2.70%
Morgan County, TN	144	2.50%
Anderson County, TN	129	2.20%
Fentress County, TN	108	1.90%
Hamilton County, TN	52	0.90%
Cumberland County, TN	51	90.00%
Putnam County, TN	42	70.00%
All Other Locations	768	13.40%

TRAVEL DISTANCE TO WORK

Less than 10 miles	61.40%
10 - 24 miles	15.70%
25 - 50 miles	10.20%
50 miles or more	12.70%



77.1% of workers commute less than 25 miles

SCOTT COUNTY

BUSINESS & INDUSTRY

2024 EMPLOYMENT BY INDUSTRY

	%	Employees
Agricultural, Natural Resources & Mining	0.68%	46
Business & Professional Services	4.16%	282
Construction	9.37%	636
Education & Health Services	11.80%	801
Financial Activities	1.90%	129
Government	22.71%	1,541
Information	0.31%	21
Leisure & Hospitality	7.41%	503
Manufacturing	19.35%	1,313
Other Services	3.29%	223
Retail	12.39%	841
Trade, Transportation & Utilities	6.65%	451
Total	100.00%	6,787

2024 BUSINESS ESTABLISHMENTS BY INDUSTRY



TOP 10 MAJOR EMPLOYERS

Company	Industry	Employee Range
Scott County Board of Education	School	251-500
Great Dane Limited Partnership	Manufacturing	251-500
Tennier Industries	Manufacturing	251-500
JDS Technologies	Manufacturing	251-500
Walmart Stores	Retail	251-500
Oneida Special School District	School	under 250
Takahata Precision Tennessee, Inc.	Manufacturing	under 250
Scott County Government	Government	under 250
Twin 'K' Construction, Inc.	Construction	under 250
Scott Appalachian Industries, Inc.	Non-Profit	under 250

GROSS RETAIL SALES



SCOTT COUNTY

TRANSPORTATION



Airport

McGhee Tyson Airport
 30+ non-stop destinations
 Over 3 million passengers 2023-2024
 Scott Municipal (Oneida) Airport
 5,506' Runway



Highways

U.S. Highways:

State Highways:



Railroads

Norfolk Southern

TAXES

PROPERTY TAX

Property Tax Rate (County)	\$1.60
State Property Tax	None
Assessment Ratio: Residential Property	25%
Assessment Ratio: Farm Property	25%
Assessment Ratio: Commercial/ Industrial Property	40%
Assessment Ratio: Public Utility Property	55%
Assessment Ratio: Business Personal Property	30%

SALES TAX

State sales tax rate	7%
County sales tax rate	2.25%

STATE TAX

State Income Tax on Wages	None
State Income Tax: Interest from Bonds and Notes and Dividends from Stock	None (Hall Income tax was fully repealed January 1, 2021)
Excise Tax (State)	6.5% of Tennessee taxable income
Franchise Tax (state)	0.25% of the greater of net worth or real and tangible property in Tennessee. The minimum tax is \$100.
Unemployment Insurance Tax (state)	2.7% of the first \$7,000 in wages for new employers

HOUSING

Median rent

\$1,200

Median listing home price

\$329K

Median listing home price/sq ft

\$188

Median sold home price

\$249K

SOURCES:

ESRI Demographic & Income Profile
 Lightcast

Realtor.com June 2025
 The Tax Foundation (2024)

TN Comptroller of the Treasury (2024)
 Tennessee Department of Revenue (2024)

TN ECD County profile tool



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