

BEST PLACES TO RETIRE 2007

Best neighborhoods to retire



If life after work means more than a beach chair, the best place to retire might be the big city. We looked at 30 of the nation's largest metro areas and found the right neighborhoods for you.

By Carolyn Bigda, Erin Chambers, Lawrence Lanahan, Joe Light, Sarah Max and Jennifer Merritt

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Best place to retire: Midtown

Pros: Established neighborhood with new condominium development

Cons: To get downtown you must drive

Real estate: A two-bedroom in a new building will cost \$350,000 and up. A rental will cost about \$1,600 a month or more.

The neighborhoods of Hillsboro and Midtown offer the best of Music City. Bordered by Vanderbilt University and Music Row, the area is filled with students and professionals alike.

There's ample opportunity to walk through Vanderbilt's campus, nearby Centennial Park or down 21st Avenue South, which teems with local boutiques, cafes and restaurants.

Nashville's downtown is a quick cab- or car-ride to the east. There, you can get your fill of all things music, from performances at the Schermerhorn Symphony Center to dancing at honky-tonks.

In Hillsboro and Midtown, new condominiums are sprouting up. With high-end amenities such as pools and outdoor kitchens on communal decks, "some developments are catering to more of an older demographic," says Ryan Michaels, a realtor at Village Real Estate and founder of urbanlivingnashville.com.

Several hospitals are right around the corner, including Baptist Hospital and the Vanderbilt Medical Center.

See complete data and interactive map for Nashville - Davidson

Public transportation maps: System



PHOTO: BARRY MINIKER



Interactive map Nashville - Davidson, TN Midtown
• Homes for sale
• Million dollar homes

BEST PLACES TO RETIRE 2007



- Winners
- Affordable homes
- Educated
- FAQ
- Oldest
- Most 50+
- Life expectancy
- Health care
- Golf
- Tennis
- Pools
- Parks

PREVIOUS NEXT



Nashville, TN

Population: 552,120
 Population, age 50+: 153,438
 Population growth, age 50+: 14.1%

Financial

City stats

Median family income (per year)	\$55,626
Family purchasing power (annual, cost-of-living adjusted)	\$58,863
Sales tax	9.30%
State income tax rate (highest bracket)	n/a
State income tax rate (lowest bracket)	n/a
Auto insurance premiums (Average for the state)	\$1,672
Retirement tax break from state?	No

Housing

City stats

Median home price	\$193,904
Average property taxes (2006)	\$1,751

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Quality of life

City stats

Air quality index* (% of days AQI ranked as good)	57.3%
Personal crime incidents (per 1,000)	16
Property crime incidents (per 1,000)	65

Leisure and culture

City stats

Movie theaters (within 15 miles)	37
Restaurants (within 15 miles)	2,360
Bars (within 15 miles)	194
Public tennis courts	170
Public swimming pools	15
Public golf courses (within 30 miles)	64
Park acres	10,354
Libraries (within 15 miles)	51
Museums (accredited by AAM; within 30 miles)	3
Ski resorts (within 100 miles)	n/a
Arts funding (Dollars per person of state funds spent on arts)	1

Weather

Best place to retire in Nashville



Midtown

The best that Music City has to offer for retirees.

[See details](#)

iReports



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What readers say...

- NE Ohio is a cheap place to live provided you like rain, snow and no sun....
- I am surprised to see you omitting Minneapolis and/or St Paul from your l...
- It is inconceivable that anyone would want to retire to an urban area, un...

[Have your say](#)

Find homes in Nashville

PRICE RANGE

Any to Any

TYPE

Any type

BEDROOMS BATHS SQ. FT.

Any Any Any

CITY AND STATE (or ZIP code)



Nashville, TN [SEARCH](#)

Feedback on the Best Places to Retire list? [E-mail the editors](#)



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	City stats
Annual rainfall (inches)	48.11
% clear days in the area	28
Snowfall (average in inches)	10.10
High temp in July ° F	88.7°
Low temp in Jan ° F	27.9°

Health*

	City stats
Life expectancy (men/women)	71.4/78.0
Has health plan (% of residents)	91.4%
Diabetes rates (% of residents diagnosed)	11.0%
Hypertension rates (% of residents diagnosed)	34.4%
Geriatric doctors (per 100,000 population)	6
Cancer doctors (per 100,000)	81
Radiologists (per 100,000)	184
Heart doctors (per 100,000)	128
Elder-care facilities**	40

Meet the neighbors

	City stats
Median age	35.0
Completed at least some college (% of residents)	68.0%
Married	41.9%
Divorced	13.2%
Racial diversity index (100 is national average; higher numbers indicate greater diversity)	170.9

*County data

**Elder-care services refer to skilled nursing and assisted living facilities. Data from Total Living Choices.

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* : Time reflects local markets trading time. † - Intraday data delayed 15 minutes for Nasdaq, and 20 minutes for other exchanges. • [Disclaimer](#)

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