

Colbert County, AL

County · AL · Alabama

BALANCED MARKET

\$203K

MEDIAN SALE PRICE

+7.6%

1-YR CHANGE

826

SALES (12 MO)

\$174K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100



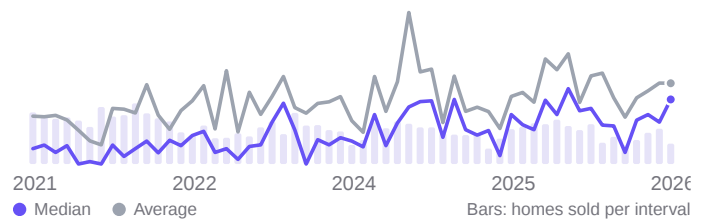
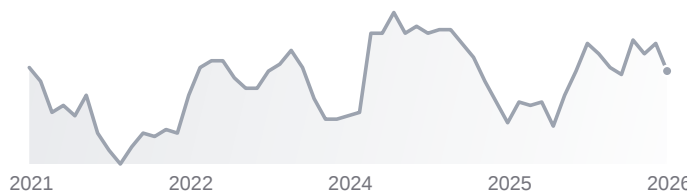
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

57 / 100

Sale prices

Median \$220K · Average \$241K

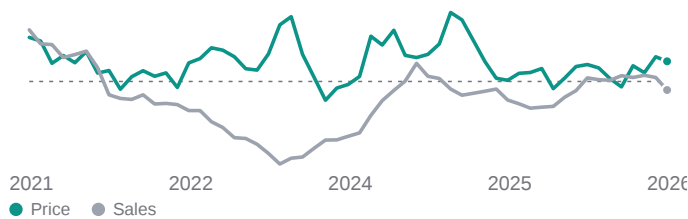


Growth (year over year)

Price +7.6% · Sales -3.3%

Price per square foot

\$123/ft²

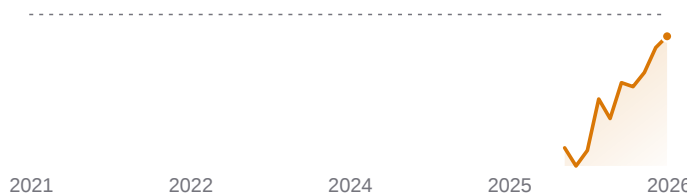


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

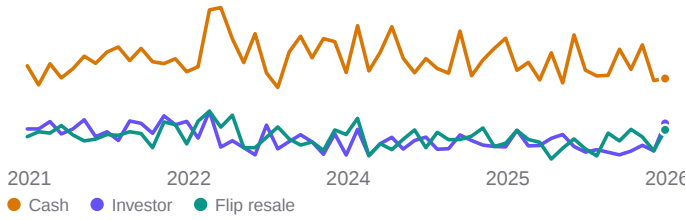
3.6%



BUYERS & OUTCOMES

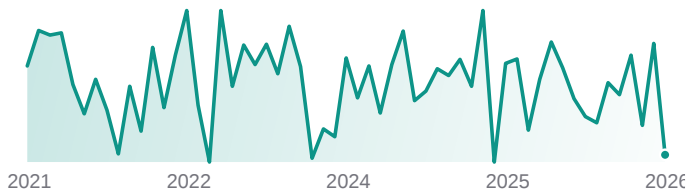
Buyer mix

Cash 29% · Investor 13% · Flip resale 11%



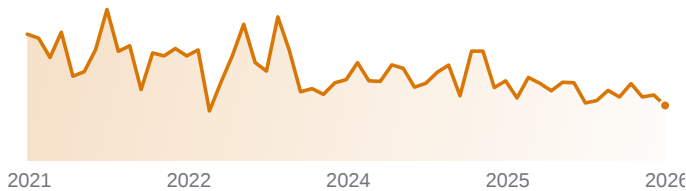
Sellers who sold at a gain

81%

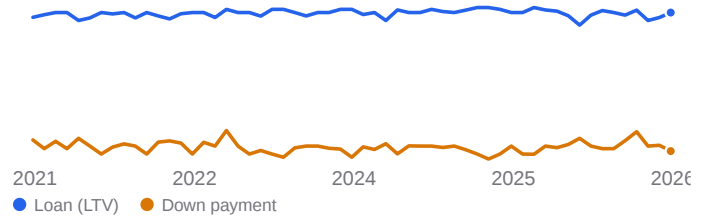


Median annualized return at resale

+5.9%

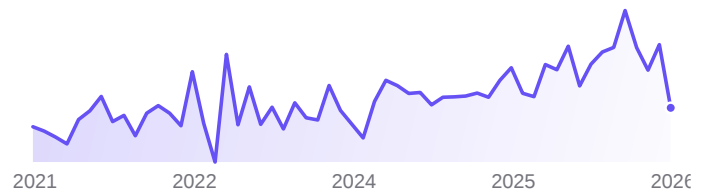


Financing (share of purchase price) Loan (LTV) 95% · Down payment 6.9%



Typical hold before selling

2.7 yrs



Preforeclosure filings

Filings 5 · Auction stage 5



HOUSING STOCK

Homes	23,036
Median value (AVM)	\$174K
Median size	1,760 ft²
Median bedrooms	3
Median year built	1972
Single family	94%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	2.1%
Owner occupied	73%
Company owned	8.8%
Median loan-to-value	33%
Typical ownership tenure	6.0 yrs

COMMUNITY

Population	59,229
Density	100 / mi²
Median household income	\$59K
Average household income	\$74K
Crime index (US avg 100)	105
Air pollution index (US avg 100)	110
Earthquake index (US avg 100)	59
Homes occupied	90%
Bachelor's or higher	12%
Poverty rate	16.7%
Unemployment	0.9%
Average temp	61°F
Annual precip	57 in
Sunshine	58%

Market metrics are derived from recorded arms-length deeds through May 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.