

Craighead County, AR

County · AR · Arkansas

BALANCED MARKET

\$215K

MEDIAN SALE PRICE

-1.3%

1-YR CHANGE

1,601

SALES (12 MO)

\$215K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 40 / 100



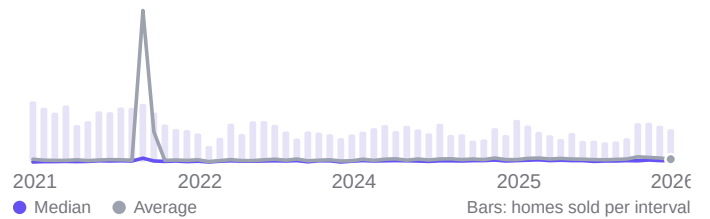
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

40 / 100

Sale prices

Median \$210K · Average \$247K

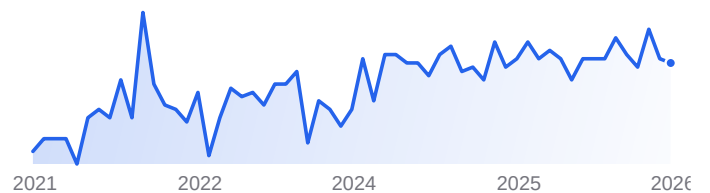
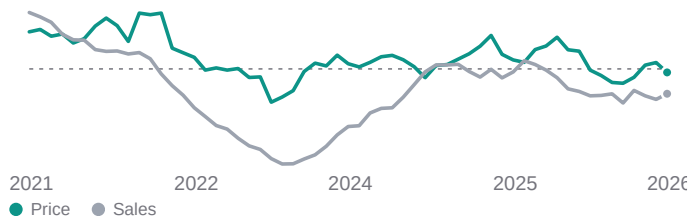


Growth (year over year)

Price -1.3% · Sales -9.7%

Price per square foot

\$133/ft²

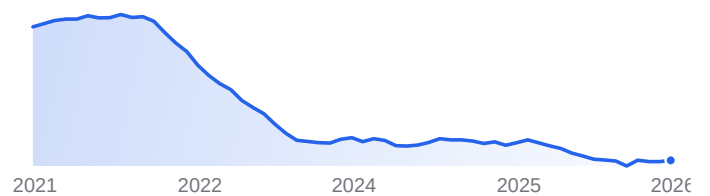
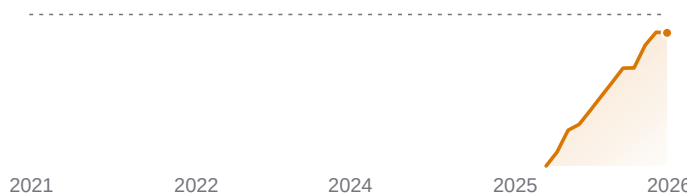


Sale premium vs estimated value

-0.6%

Annual turnover (share of homes sold)

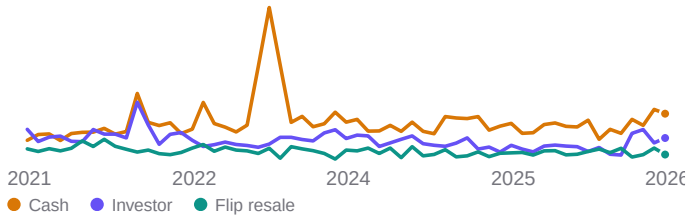
4.2%



BUYERS & OUTCOMES

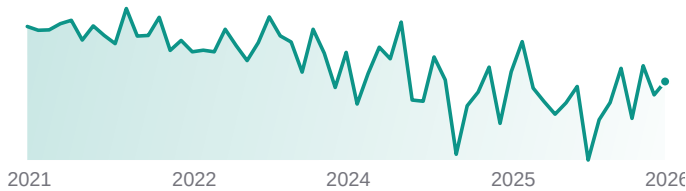
Buyer mix

Cash 30% · Investor 15% · Flip resale 3.8%



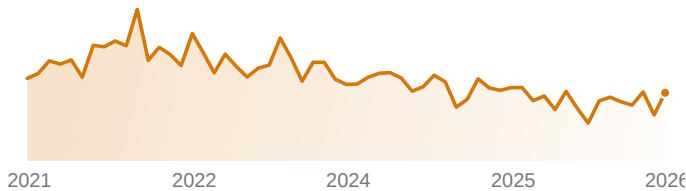
Sellers who sold at a gain

87%

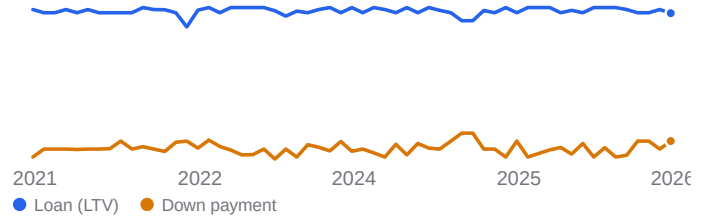


Median annualized return at resale

+4.6%

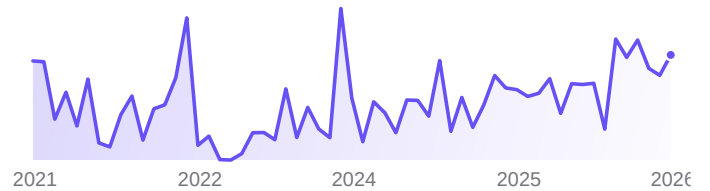


Financing (share of purchase price) Loan (LTV) 95% · Down payment 15%



Typical hold before selling

5.2 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	38,292
Median value (AVM)	\$215K
Median size	1,608 ft²
Median year built	2014
Single family	87%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	49%
Underwater (LTV 125% or more)	3.4%
Owner occupied	71%
Company owned	22%
Median loan-to-value	51%
Typical ownership tenure	7.7 yrs

COMMUNITY

Population	116,756
Density	165 / mi²
Median household income	\$58K
Average household income	\$82K
Crime index (US avg 100)	103
Air pollution index (US avg 100)	177
Earthquake index (US avg 100)	572
Homes occupied	92%
Bachelor's or higher	16%
Poverty rate	19.7%
Unemployment	1.0%
Average temp	61°F
Annual precip	48 in
Sunshine	73%

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