

Lincoln County, AR

County · AR · Arkansas

SELLER'S MARKET

\$167K

MEDIAN SALE PRICE

+37.5%

1-YR CHANGE

62

SALES (12 MO)

\$109K

MEDIAN VALUE (AVM)

Market temperature

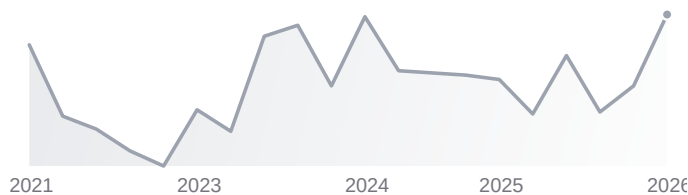
Seller's market · 73 / 100



MARKET TRENDS (5 YEARS)

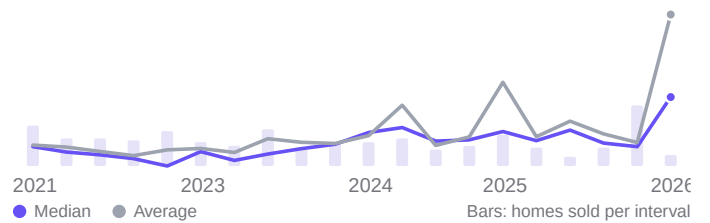
Market temperature (0–100)

73 / 100



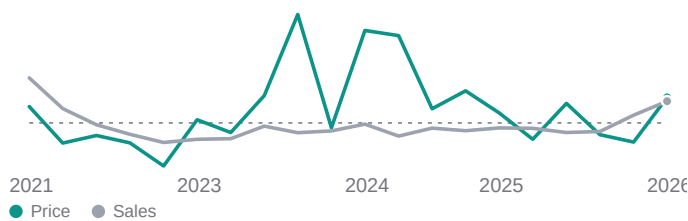
Sale prices

Median \$250K · Average \$507K



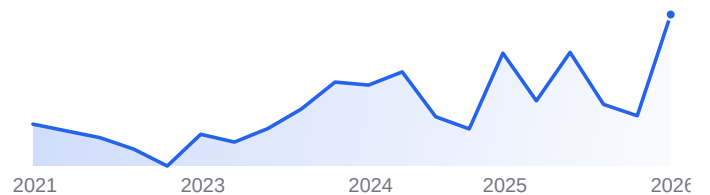
Growth (year over year)

Price +37.5% · Sales +31.9%



Price per square foot

\$130/ft²



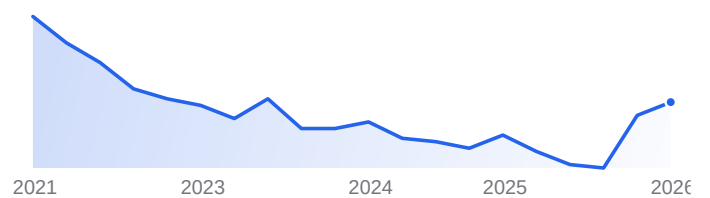
Sale premium vs estimated value

+0.4%



Annual turnover (share of homes sold)

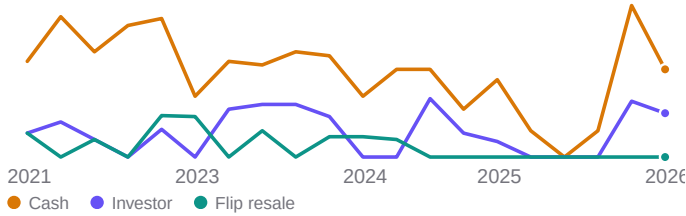
1.4%



BUYERS & OUTCOMES

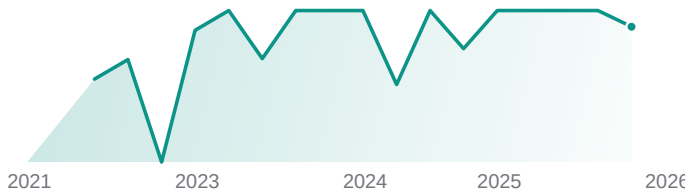
Buyer mix

Cash 33% · Investor 17% · Flip resale 0%



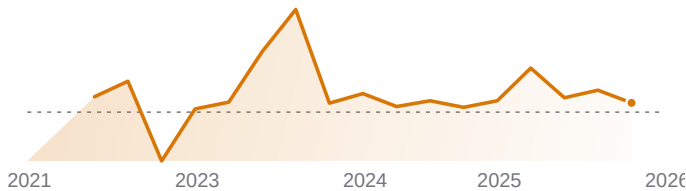
Sellers who sold at a gain

92%

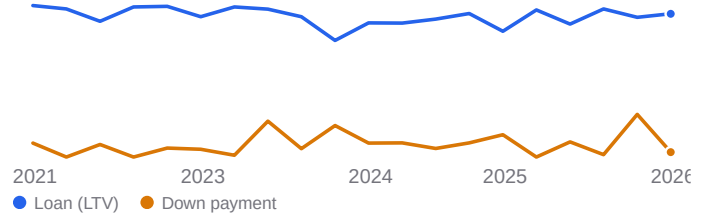


Median annualized return at resale

+4.1%

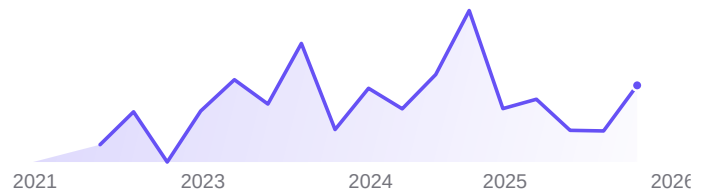


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



Typical hold before selling

6.4 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	4,412
Median value (AVM)	\$109K
Median size	1,390 ft²
Median bedrooms	2
Median year built	1984
Single family	46%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	5.1%
Owner occupied	76%
Company owned	8.4%
Median loan-to-value	0%
Typical ownership tenure	10.5 yrs

COMMUNITY

Population	12,953
Density	23 / mi²
Median household income	\$52K
Average household income	\$67K
Crime index (US avg 100)	100
Air pollution index (US avg 100)	154
Earthquake index (US avg 100)	77
Homes occupied	86%
Bachelor's or higher	6%
Poverty rate	13.8%
Unemployment	1.0%
Average temp	63°F
Annual precip	53 in
Sunshine	62%

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