

Tippah County, MS

County · MS · Mississippi

BALANCED MARKET

\$178K

MEDIAN SALE PRICE

33

SALES (12 MO)

\$173K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 53 / 100



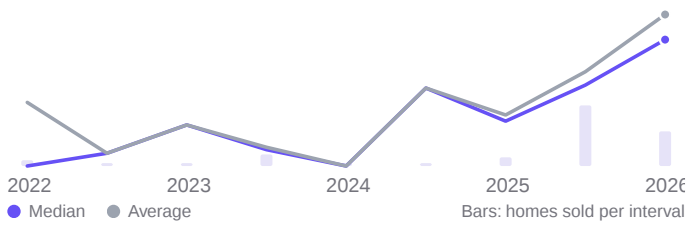
MARKET TRENDS (5 YEARS)

Sale prices

Median \$214K · Average \$248K

Price per square foot

\$88/ft²

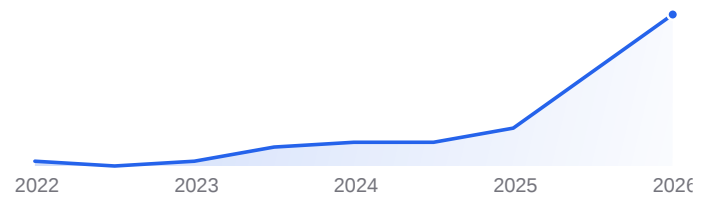
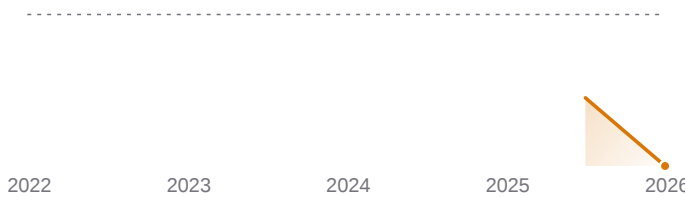


Sale premium vs estimated value

-21.2%

Annual turnover (share of homes sold)

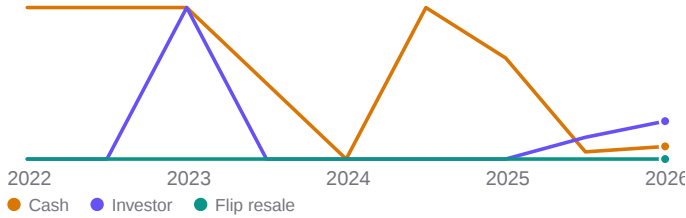
0.4%



BUYERS & OUTCOMES

Buyer mix

Cash 8.3% · Investor 25% · Flip resale 0%

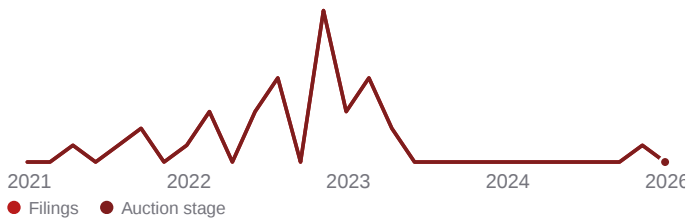


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	8,917
Median value (AVM)	\$173K
Median size	1,537 ft²
Median bedrooms	3
Median year built	1984
Single family	83%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	75%
Underwater (LTV 125% or more)	2.7%
Owner occupied	76%
Company owned	13%
Median loan-to-value	8%
Typical ownership tenure	11.3 yrs

COMMUNITY

Population	21,463
Density	47 / mi²
Median household income	\$49K

Average household income	\$65K
Crime index (US avg 100)	113
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	90
Homes occupied	88%
Bachelor's or higher	11%
Poverty rate	15.0%
Unemployment	0.9%
Average temp	60°F
Annual precip	58 in
Sunshine	64%

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.