

Lincoln County, NC

County · NC · North Carolina

BALANCED MARKET

\$388K

MEDIAN SALE PRICE

-0.9%

1-YR CHANGE

1,586

SALES (12 MO)

\$405K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



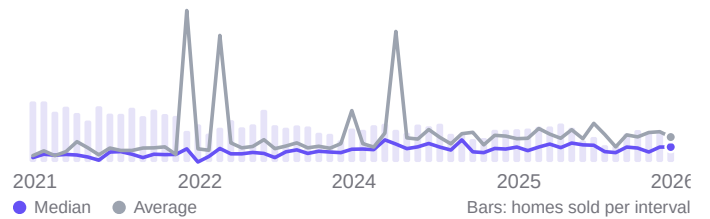
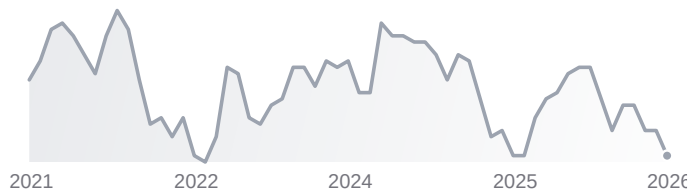
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

44 / 100

Sale prices

Median \$400K · Average \$469K

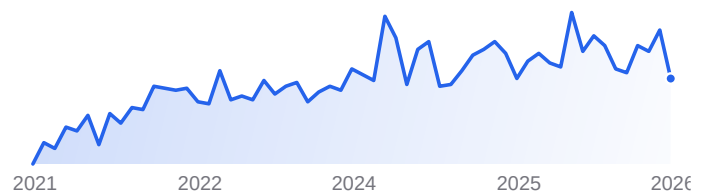
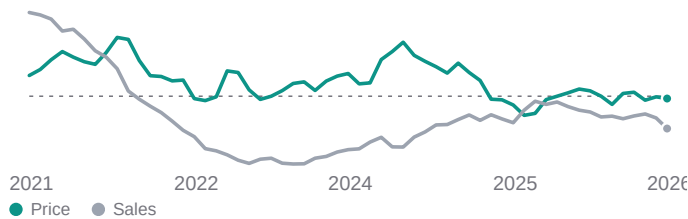


Growth (year over year)

Price -0.9% · Sales -12.3%

Price per square foot

\$200/ft²

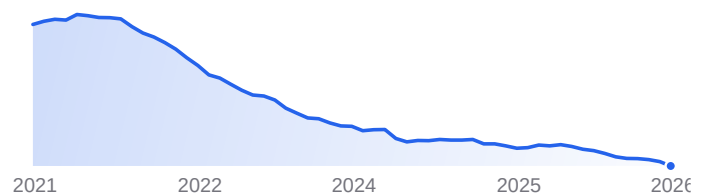


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

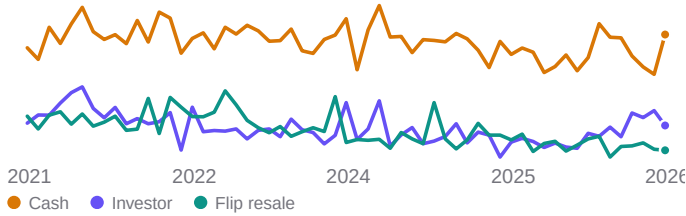
4.0%



BUYERS & OUTCOMES

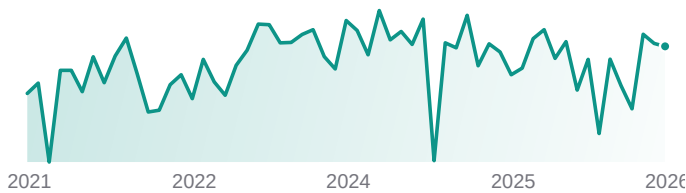
Buyer mix

Cash 38% · Investor 11% · Flip resale 3.3%



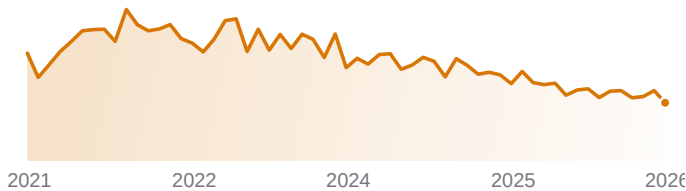
Sellers who sold at a gain

93%

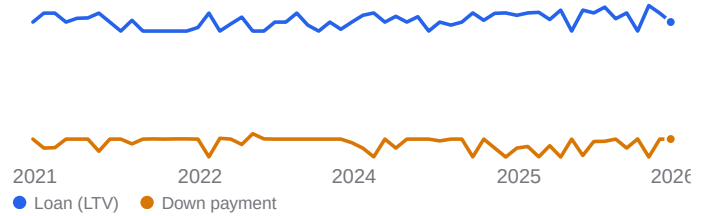


Median annualized return at resale

+5.2%

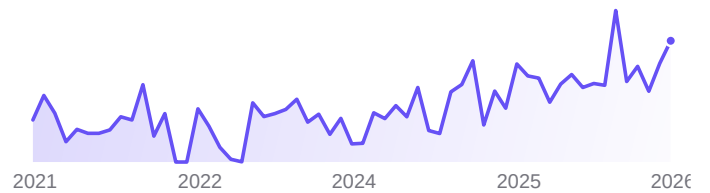


Financing (share of purchase price) Loan (LTV) 85% · Down payment 20%



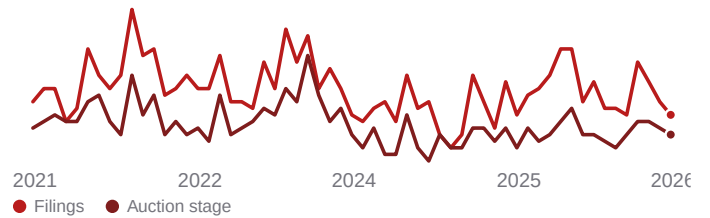
Typical hold before selling

6.0 yrs



Preforeclosure filings

Filings 7 · Auction stage 4



HOUSING STOCK

Homes	39,742
Median value (AVM)	\$405K
Median size	1,656 ft²
Median bedrooms	3
Median year built	1996
Single family	74%
Condos	2.2%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	2.0%
Owner occupied	75%
Company owned	12%
Median loan-to-value	41%

Typical ownership tenure

7.9 yrs

COMMUNITY

Population	98,793
Density	334 / mi²
Median household income	\$78K
Average household income	\$103K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	73
Homes occupied	94%
Bachelor's or higher	21%
Poverty rate	7.2%
Unemployment	1.0%
Average temp	59°F
Annual precip	48 in
Sunshine	63%

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.