

# Wilkes County, NC

County · NC · North Carolina

BALANCED MARKET

**\$255K**

MEDIAN SALE PRICE

**+12.5%**

1-YR CHANGE

**723**

SALES (12 MO)

**\$234K**

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 56 / 100



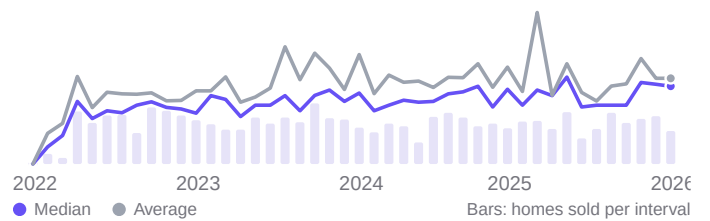
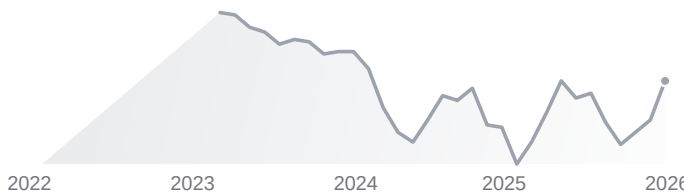
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

56 / 100

Sale prices

Median \$250K · Average \$271K

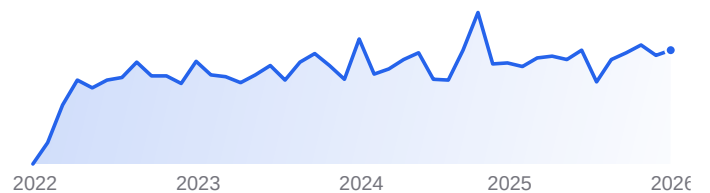
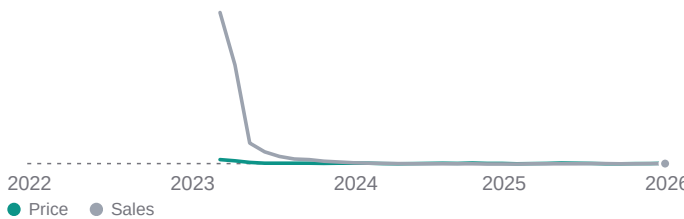


Growth (year over year)

Price +12.5% · Sales +1.3%

Price per square foot

\$173/ft²

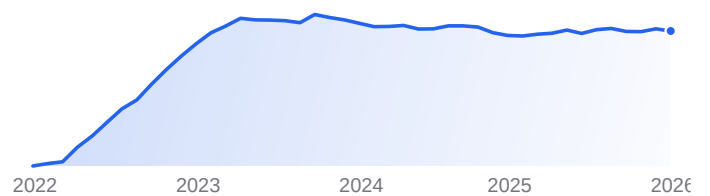
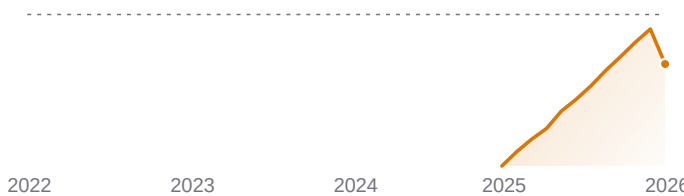


Sale premium vs estimated value

-2.0%

Annual turnover (share of homes sold)

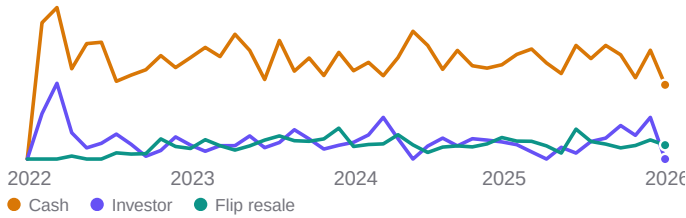
2.8%



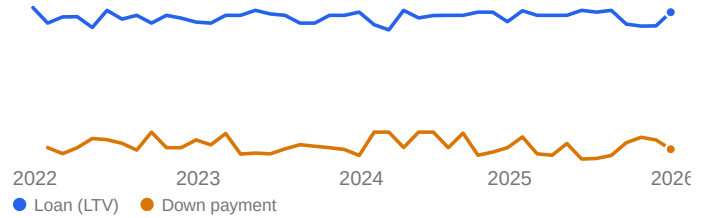
## BUYERS & OUTCOMES

### Buyer mix

Cash 33% · Investor 0% · Flip resale 6.1%

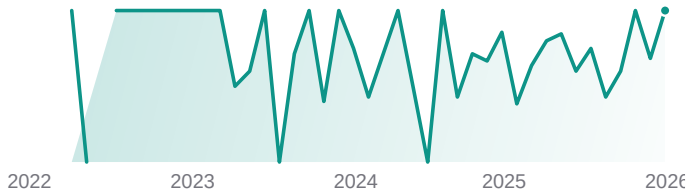


### Financing (share of purchase price) Loan (LTV) 97% · Down payment 9.0%



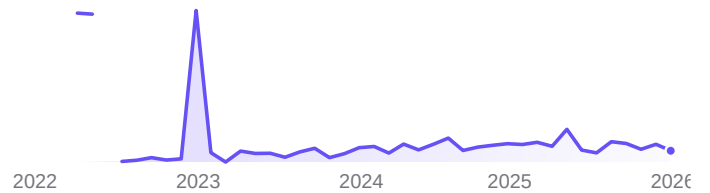
### Sellers who sold at a gain

100%



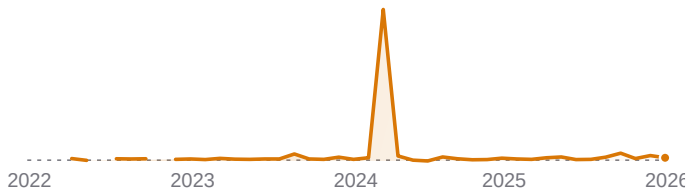
### Typical hold before selling

0.8 yrs



### Median annualized return at resale

+12.3%



### Preforeclosure filings

Filings 3 · Auction stage 3



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 25,806    |
| Median value (AVM) | \$234K    |
| Median size        | 1,421 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1973      |
| Single family      | 84%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 78%      |
| Underwater (LTV 125% or more) | 1.9%     |
| Owner occupied                | 64%      |
| Company owned                 | 4.4%     |
| Median loan-to-value          | 0%       |
| Typical ownership tenure      | 21.0 yrs |

## COMMUNITY

|                                  |                 |
|----------------------------------|-----------------|
| Population                       | <b>66,635</b>   |
| Density                          | <b>88 / mi²</b> |
| Median household income          | <b>\$52K</b>    |
| Average household income         | <b>\$69K</b>    |
| Crime index (US avg 100)         | <b>116</b>      |
| Air pollution index (US avg 100) | <b>93</b>       |
| Earthquake index (US avg 100)    | <b>86</b>       |
| Homes occupied                   | <b>87%</b>      |
| Bachelor's or higher             | <b>11%</b>      |
| Poverty rate                     | <b>15.2%</b>    |
| Unemployment                     | <b>1.1%</b>     |
| Average temp                     | <b>56°F</b>     |
| Annual precip                    | <b>51 in</b>    |
| Sunshine                         | <b>60%</b>      |

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.