

Hamblen County, TN

County · TN · Tennessee

BALANCED MARKET

\$252K

MEDIAN SALE PRICE

-14.4%

1-YR CHANGE

1,028

SALES (12 MO)

\$246K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 45 / 100



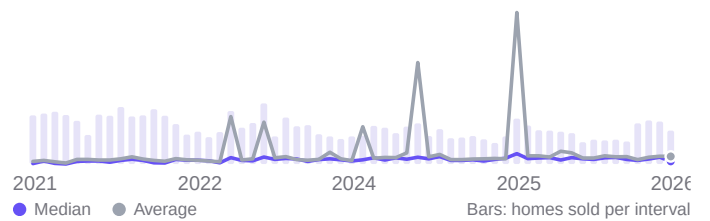
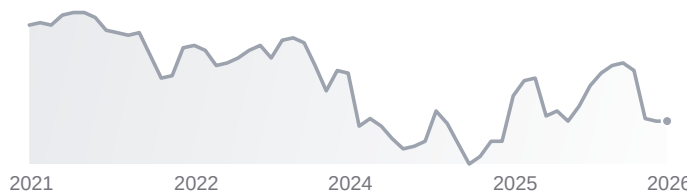
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

45 / 100

Sale prices

Median \$215K · Average \$300K

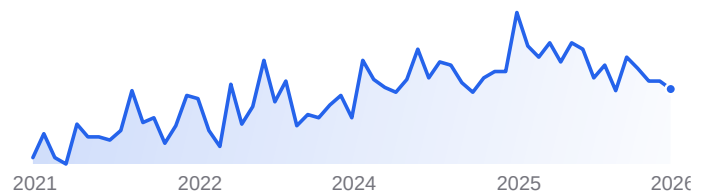
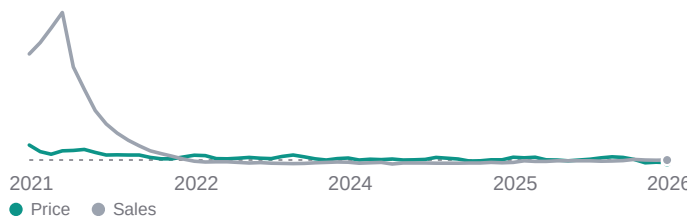


Growth (year over year)

Price -14.4% · Sales -0.4%

Price per square foot

\$169/ft²

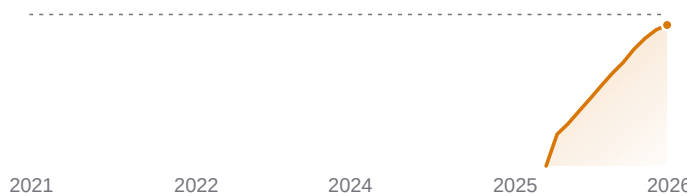


Sale premium vs estimated value

-0.3%

Annual turnover (share of homes sold)

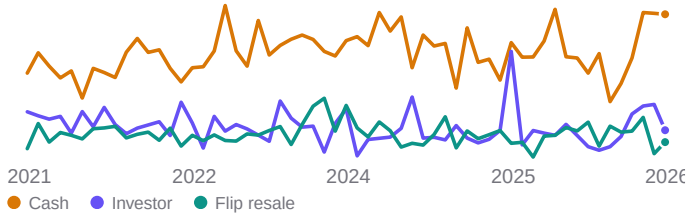
4.2%



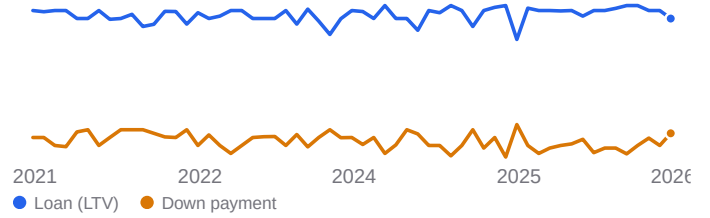
BUYERS & OUTCOMES

Buyer mix

Cash 54% · Investor 12% · Flip resale 7.6%

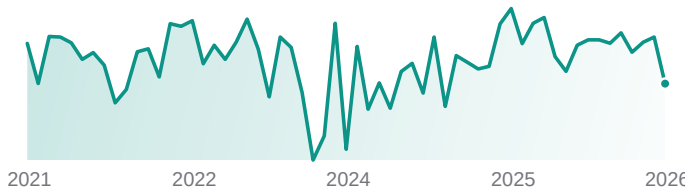


Financing (share of purchase price) Loan (LTV) 90% · Down payment 18%



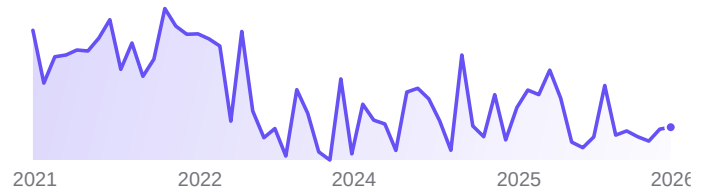
Sellers who sold at a gain

84%



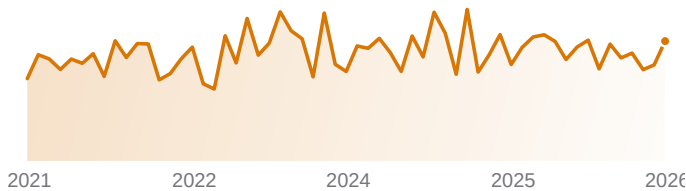
Typical hold before selling

5.3 yrs



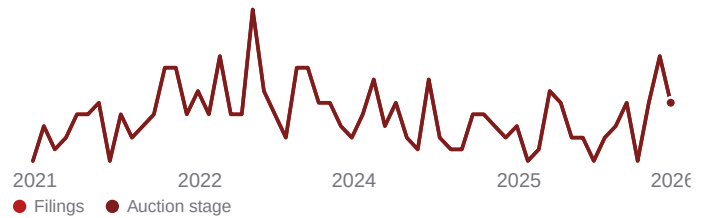
Median annualized return at resale

+6.4%



Preforeclosure filings

Filings 6 · Auction stage 6



HOUSING STOCK

Homes	24,516
Median value (AVM)	\$246K
Median size	1,378 ft²
Median bedrooms	3
Median year built	1977
Single family	82%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	2.1%
Owner occupied	74%
Company owned	8.4%
Median loan-to-value	38%
Typical ownership tenure	10.9 yrs

COMMUNITY

Population	68,272
Density	424 / mi²
Median household income	\$54K
Average household income	\$72K
Crime index (US avg 100)	116
Air pollution index (US avg 100)	107
Earthquake index (US avg 100)	139
Homes occupied	94%
Bachelor's or higher	11%
Poverty rate	15.1%
Unemployment	1.0%
Average temp	57°F
Annual precip	46 in
Sunshine	53%

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.