

Lincoln University 19352

ZIP code · PA · Pennsylvania > Chester County > Lincoln University

SELLER'S MARKET

\$624K

MEDIAN SALE PRICE

+10.2%

1-YR CHANGE

68

SALES (12 MO)

\$530K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 60 / 100



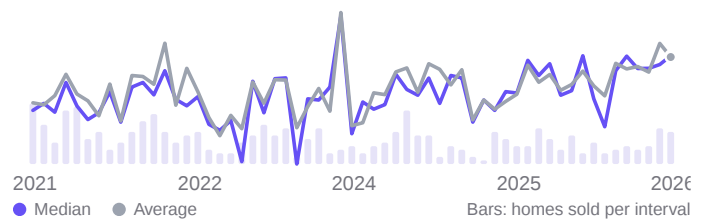
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

60 / 100

Sale prices

Median \$655K · Average \$649K

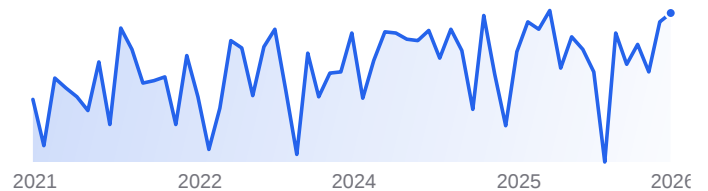
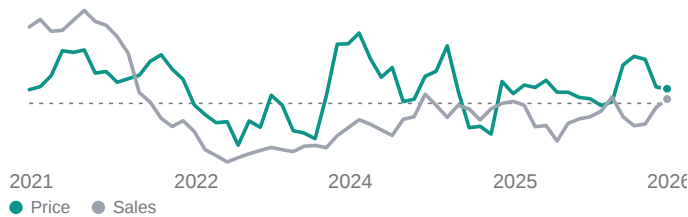


Growth (year over year)

Price +10.2% · Sales +3.0%

Price per square foot

\$246/ft²

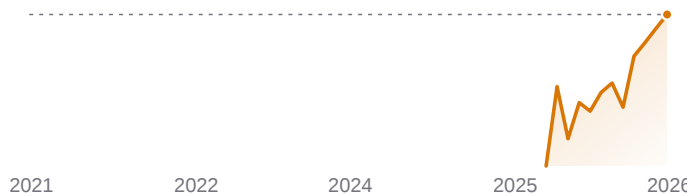


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

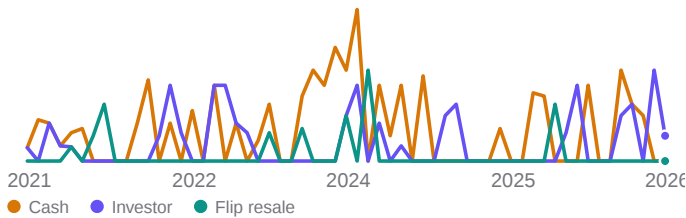
2.5%



BUYERS & OUTCOMES

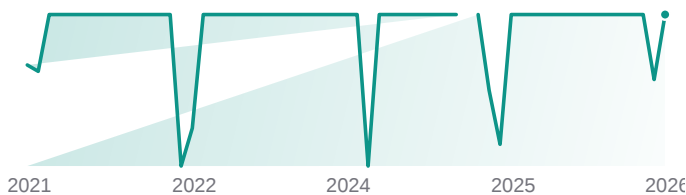
Buyer mix

Cash 0% · Investor 11% · Flip resale 0%



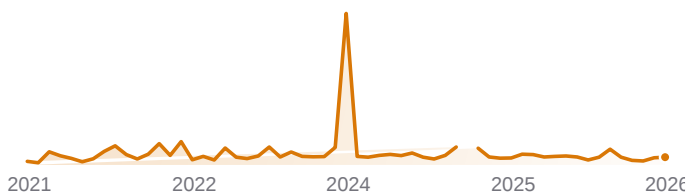
Sellers who sold at a gain

100%

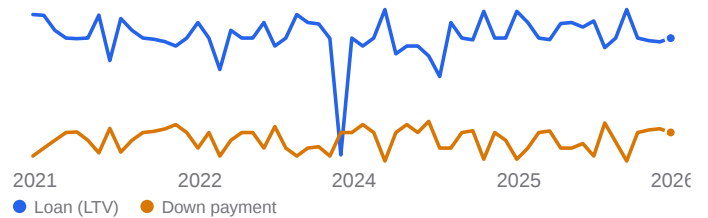


Median annualized return at resale

+3.7%

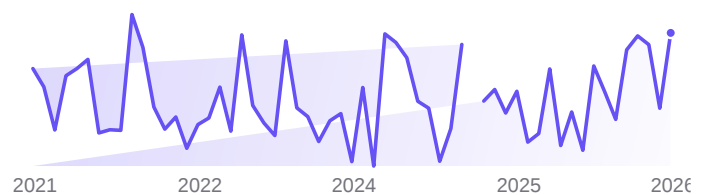


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



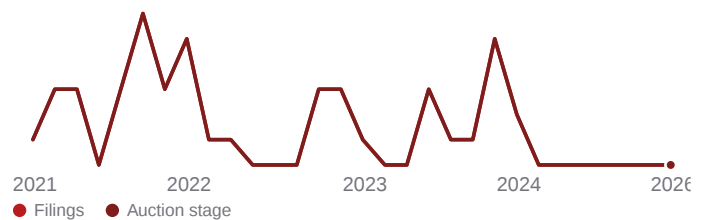
Typical hold before selling

20.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,733
Median value (AVM)	\$530K
Median size	2,498 ft²
Median bedrooms	4
Median year built	1996
Single family	97%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	45%
Underwater (LTV 125% or more)	1.6%
Owner occupied	89%
Company owned	3.8%
Median loan-to-value	54%
Typical ownership tenure	18.8 yrs

COMMUNITY

Population	10,228
Density	556 / mi²
Median household income	\$145K
Average household income	\$178K
Crime index (US avg 100)	26
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	73
Homes occupied	98%
Bachelor's or higher	30%
Poverty rate	4.1%
Unemployment	0.9%
Average temp	53°F
Annual precip	47 in
Sunshine	56%

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.