

Youngsville 27596

ZIP code · NC · North Carolina > Franklin County > Youngsville

BUYER'S MARKET

\$403K

MEDIAN SALE PRICE

-15.4%

1-YR CHANGE

426

SALES (12 MO)

\$422K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 30 / 100



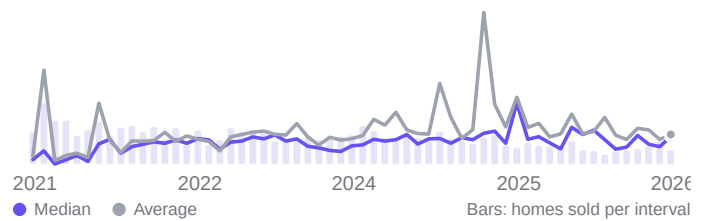
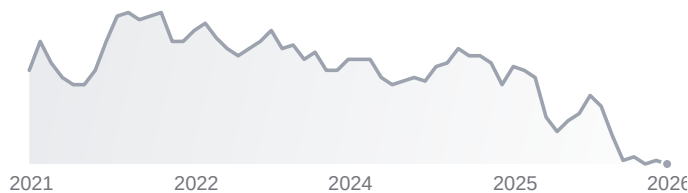
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

30 / 100

Sale prices

Median \$430K · Average \$440K

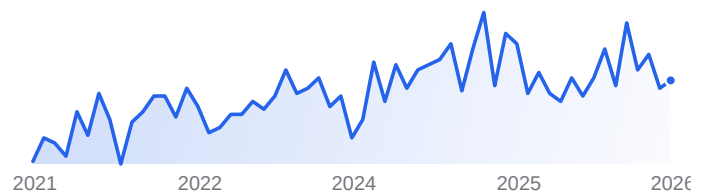
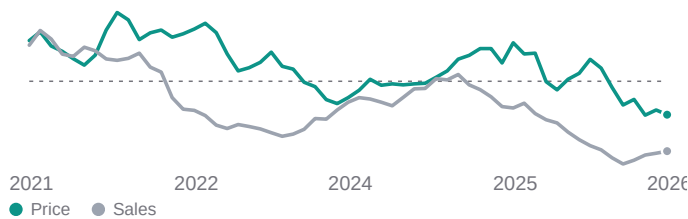


Growth (year over year)

Price -15.4% · Sales -32.2%

Price per square foot

\$194/ft²

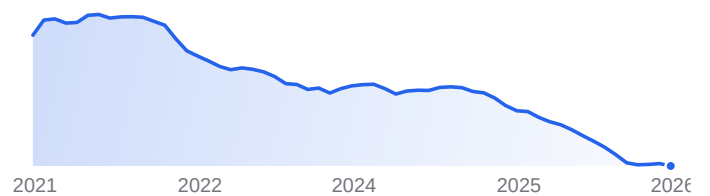


Sale premium vs estimated value

-0.8%

Annual turnover (share of homes sold)

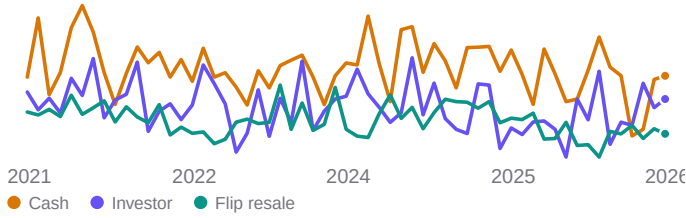
4.6%



BUYERS & OUTCOMES

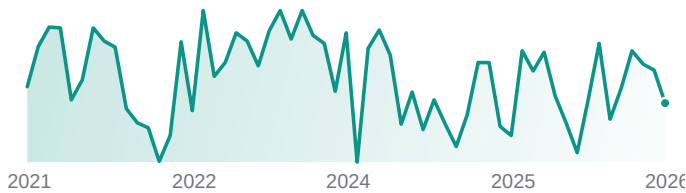
Buyer mix

Cash 23% · Investor 16% · Flip resale 6.5%



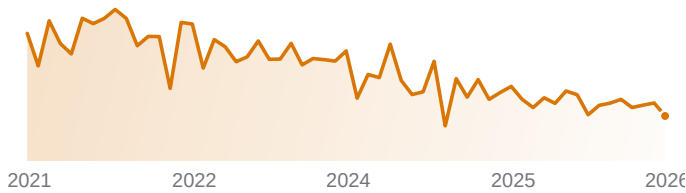
Sellers who sold at a gain

85%

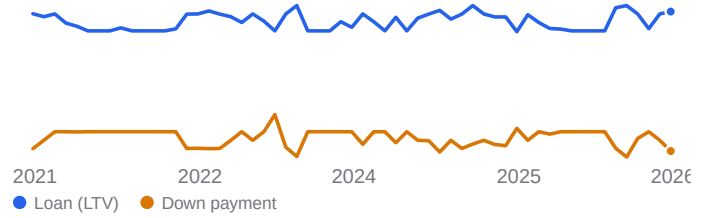


Median annualized return at resale

+4.5%

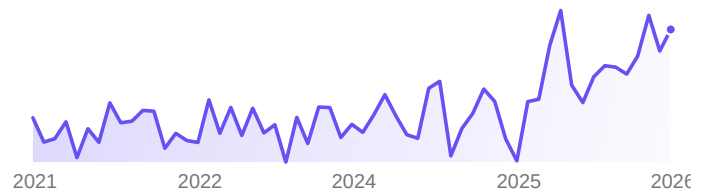


Financing (share of purchase price) Loan (LTV) 91% · Down payment 8.6%



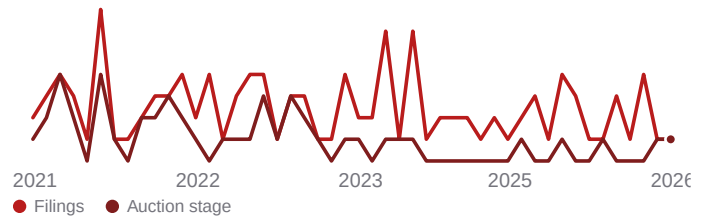
Typical hold before selling

6.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	9,171
Median value (AVM)	\$422K
Median size	2,114 ft²
Median bedrooms	3
Median year built	2006
Single family	87%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	1.0%
Owner occupied	86%
Company owned	11%
Median loan-to-value	53%
Typical ownership tenure	6.9 yrs

COMMUNITY

Population	22,451
Density	412 / mi²
Median household income	\$97K
Average household income	\$112K
Crime index (US avg 100)	51
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	36
Homes occupied	97%
Bachelor's or higher	26%
Poverty rate	4.0%
Unemployment	1.2%
Average temp	59°F
Annual precip	47 in
Sunshine	58%

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.