

Whitakers 27891

ZIP code · NC · North Carolina > Edgecombe County > Whitakers

BALANCED MARKET

\$130K

MEDIAN SALE PRICE

+62.3%

1-YR CHANGE

47

SALES (12 MO)

\$111K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100

Buyer's market

Balanced

Seller's market

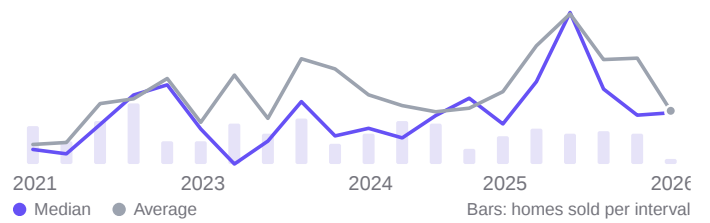
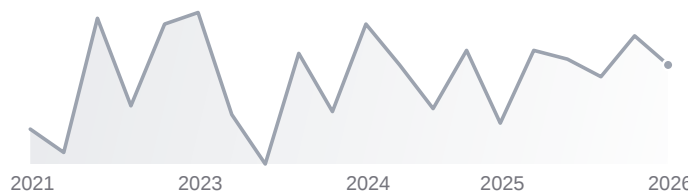
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$120K · Average \$123K

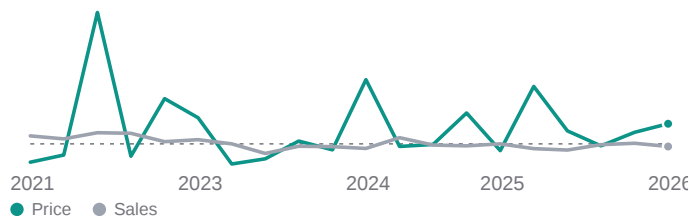


Growth (year over year)

Price +62.3% · Sales -7.8%

Price per square foot

\$45/ft²

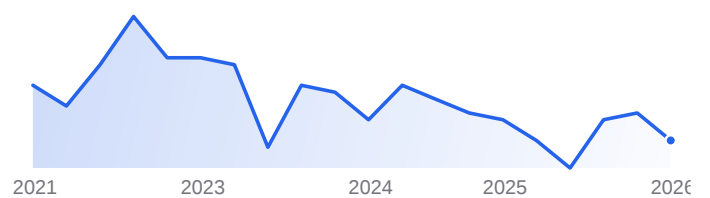


Sale premium vs estimated value

-82.6%

Annual turnover (share of homes sold)

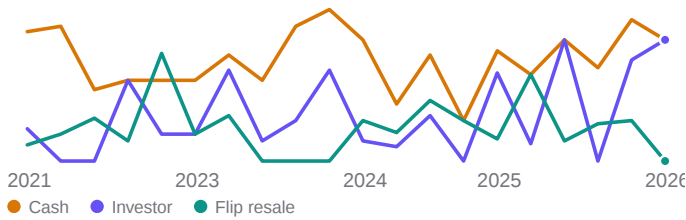
2.5%



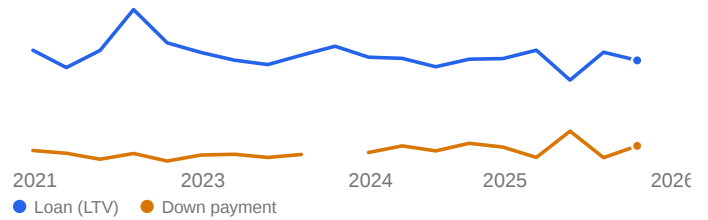
BUYERS & OUTCOMES

Buyer mix

Cash 50% · Investor 50% · Flip resale 0%

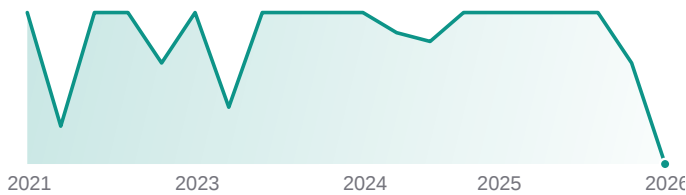


Financing (share of purchase price) Loan (LTV) 89% · Down payment 14%



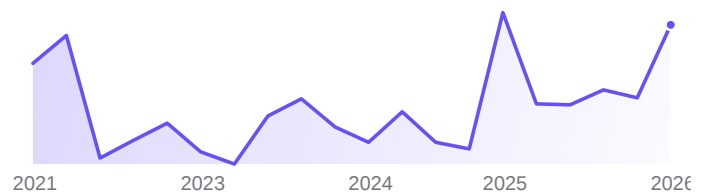
Sellers who sold at a gain

0%



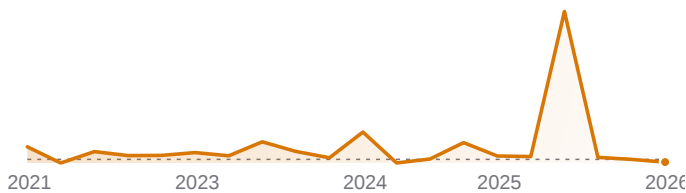
Typical hold before selling

7.9 yrs



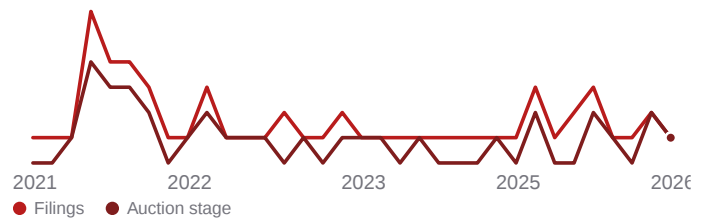
Median annualized return at resale

-5.4%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,862
Median value (AVM)	\$111K
Median size	1,512 ft²
Median bedrooms	3
Median year built	1985
Single family	64%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	4.1%
Owner occupied	59%
Company owned	10%
Median loan-to-value	25%
Typical ownership tenure	20.0 yrs

COMMUNITY

Population	4,974
Density	35 / mi²
Median household income	\$58K
Average household income	\$68K
Crime index (US avg 100)	128
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	30
Homes occupied	87%
Bachelor's or higher	8%
Poverty rate	18.4%
Unemployment	1.5%
Average temp	60°F
Annual precip	46 in
Sunshine	58%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.