

Ennice 28623

ZIP code · NC · North Carolina > Alleghany County

BUYER'S MARKET

\$60K

MEDIAN SALE PRICE

-28.6%

1-YR CHANGE

32

SALES (12 MO)

\$206K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 29 / 100



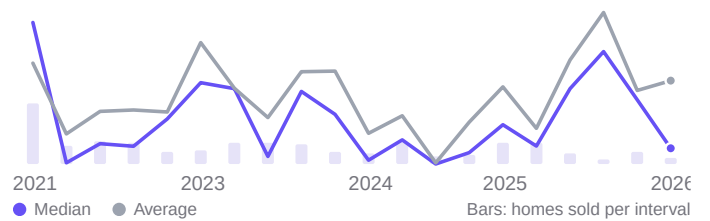
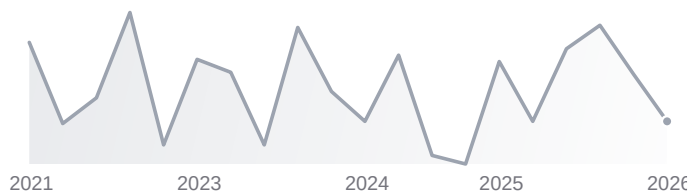
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

29 / 100

Sale prices

Median \$65K · Average \$186K

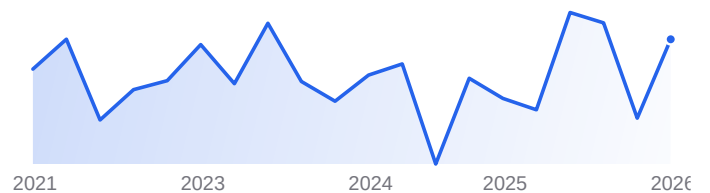
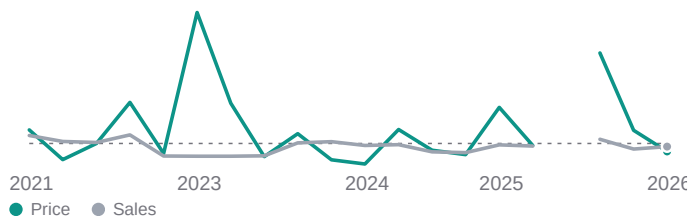


Growth (year over year)

Price -28.6% · Sales -11.1%

Price per square foot

\$176/ft²

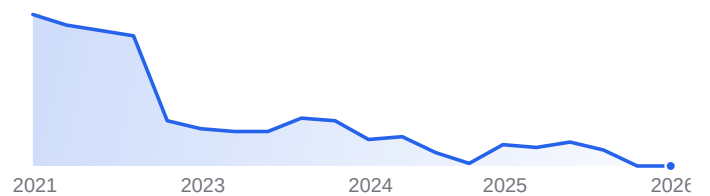


Sale premium vs estimated value

-17.1%

Annual turnover (share of homes sold)

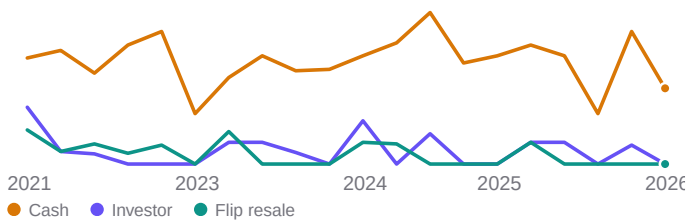
2.8%



BUYERS & OUTCOMES

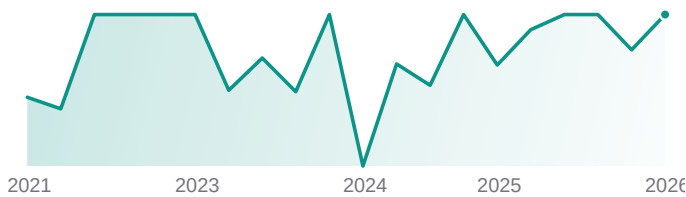
Buyer mix

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



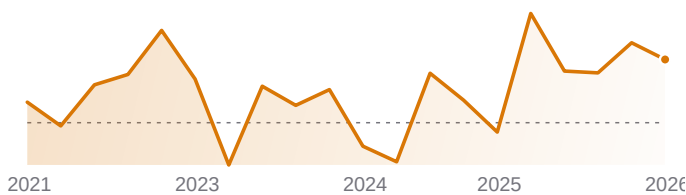
Sellers who sold at a gain

100%

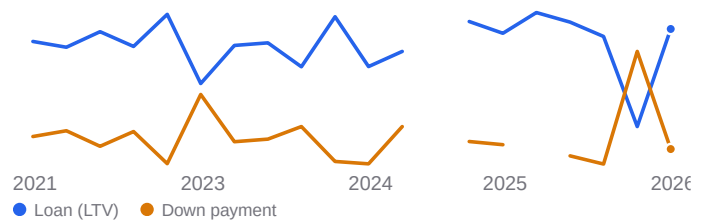


Median annualized return at resale

+12.3%

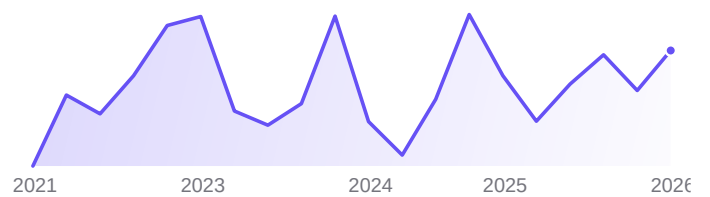


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



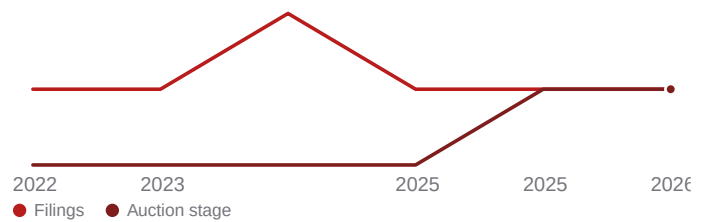
Typical hold before selling

7.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,157
Median value (AVM)	\$206K
Median size	1,404 ft²
Median bedrooms	3
Median year built	1979
Single family	54%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	3.4%
Owner occupied	49%
Company owned	9.3%
Median loan-to-value	4%
Typical ownership tenure	10.1 yrs

COMMUNITY

Population	1,417
Density	49 / mi²
Median household income	\$63K
Average household income	\$81K
Crime index (US avg 100)	105
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	86
Homes occupied	64%
Bachelor's or higher	18%
Poverty rate	15.7%
Unemployment	1.0%
Average temp	52°F
Annual precip	52 in
Sunshine	60%

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.