

Sunbright 37872

ZIP code · TN · Tennessee > Morgan County > Sunbright

STRONG BUYER'S MARKET

\$80K

MEDIAN SALE PRICE

-43.7%

1-YR CHANGE

17

SALES (12 MO)

\$180K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 12 / 100



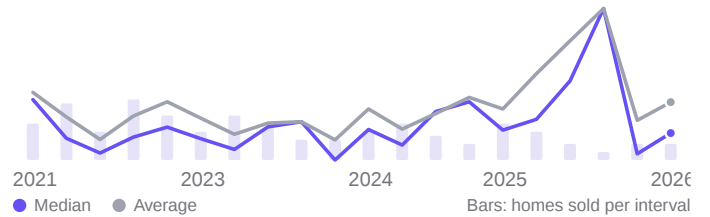
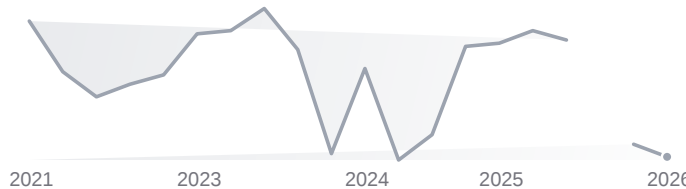
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

12 / 100

Sale prices

Median \$129K · Average \$224K

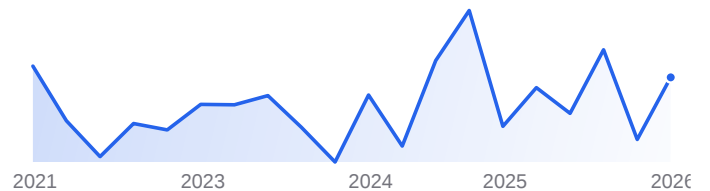
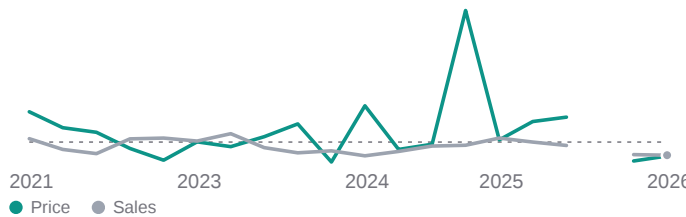


Growth (year over year)

Price -43.7% · Sales -41.4%

Price per square foot

\$155/ft²

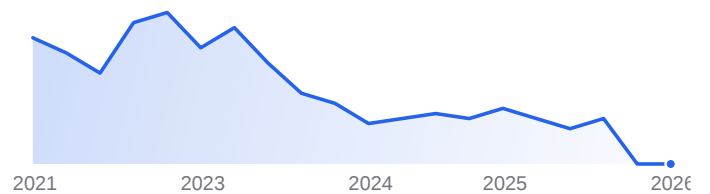


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

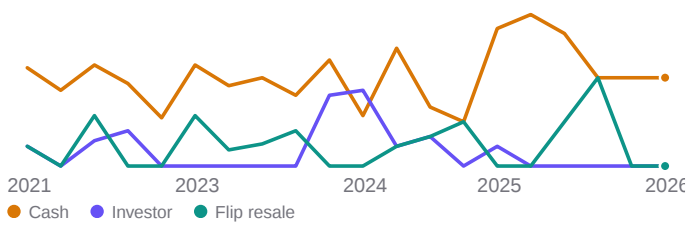
1.6%



BUYERS & OUTCOMES

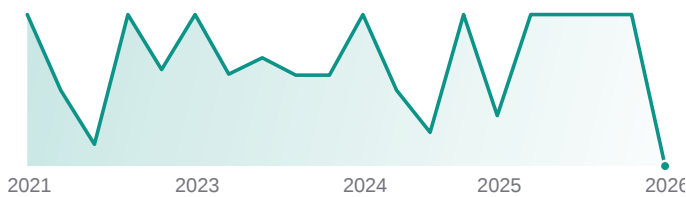
Buyer mix

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



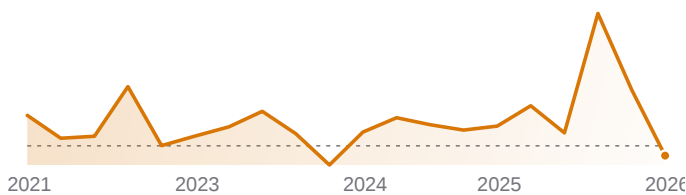
Sellers who sold at a gain

50%

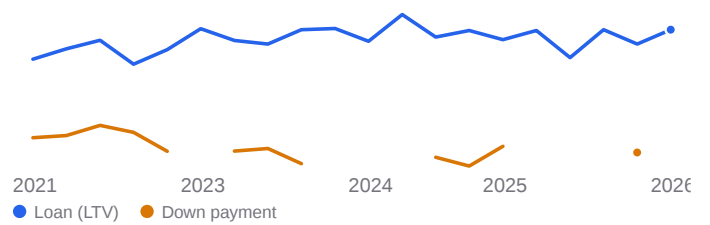


Median annualized return at resale

-5.8%

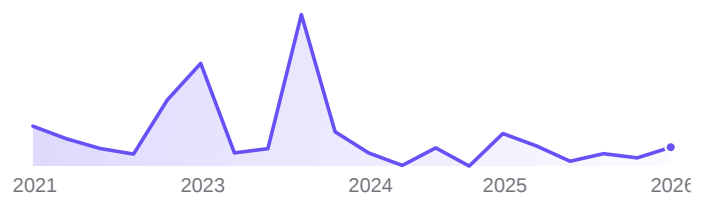


Financing (share of purchase price) Loan (LTV) 101% · Down payment 10%



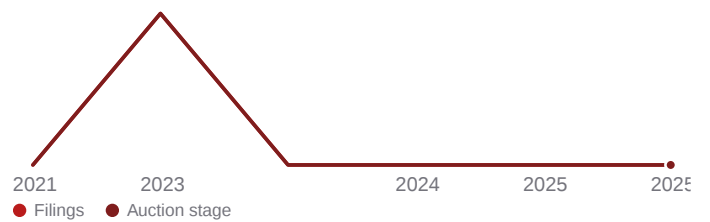
Typical hold before selling

3.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,055
Median value (AVM)	\$180K
Median size	1,299 ft²
Median bedrooms	2
Median year built	1985
Single family	55%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	3.4%
Owner occupied	71%
Company owned	8.3%
Median loan-to-value	0%
Typical ownership tenure	13.7 yrs

COMMUNITY

Population	2,381
Density	24 / mi²
Median household income	\$45K
Average household income	\$60K
Crime index (US avg 100)	121
Air pollution index (US avg 100)	112
Earthquake index (US avg 100)	84
Homes occupied	86%
Bachelor's or higher	6%
Poverty rate	24.6%
Unemployment	1.0%
Average temp	55°F
Annual precip	55 in
Sunshine	57%

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.