

Wildersville 38388

ZIP code · TN · Tennessee > Henderson County > Wildersville

BALANCED MARKET

\$240K

MEDIAN SALE PRICE

+60.4%

1-YR CHANGE

21

SALES (12 MO)

\$189K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 40 / 100



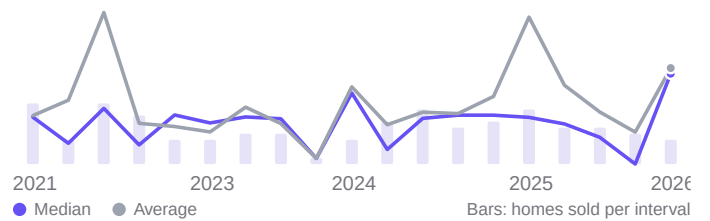
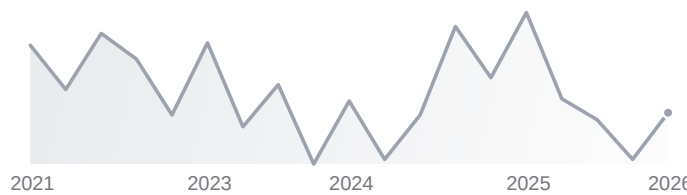
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

40 / 100

Sale prices

Median \$240K · Average \$253K

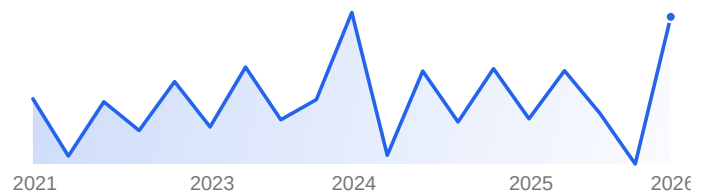
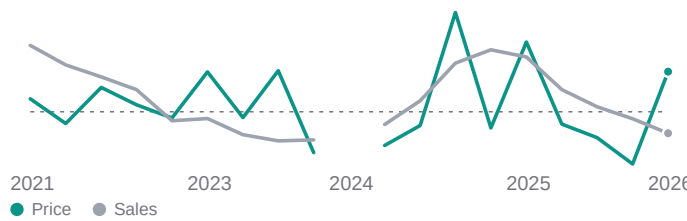


Growth (year over year)

Price +60.4% · Sales -32.3%

Price per square foot

\$165/ft²



Sale premium vs estimated value

+76.5%

Annual turnover (share of homes sold)

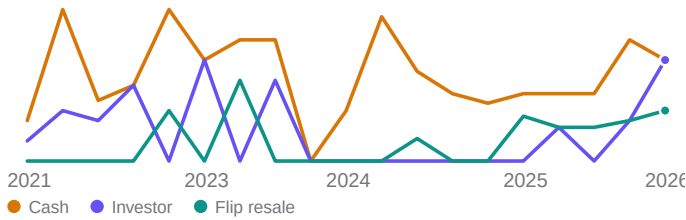
2.9%



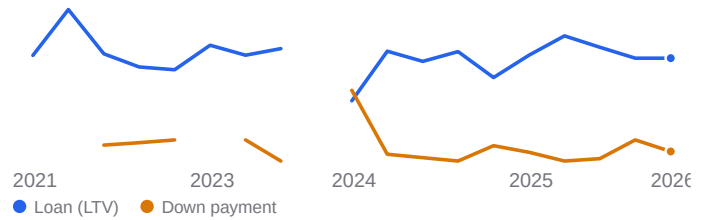
BUYERS & OUTCOMES

Buyer mix

Cash 50% · Investor 50% · Flip resale 25%

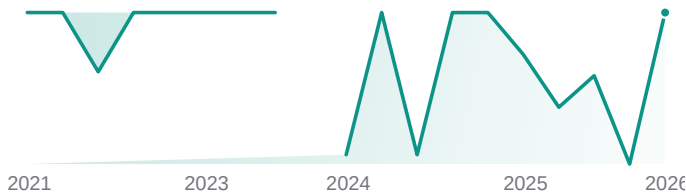


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



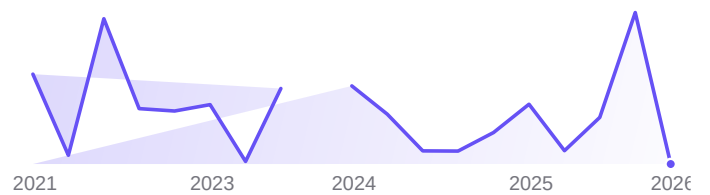
Sellers who sold at a gain

100%



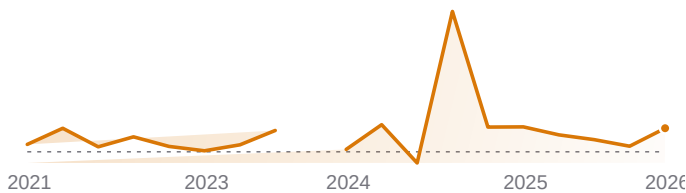
Typical hold before selling

0.3 yrs



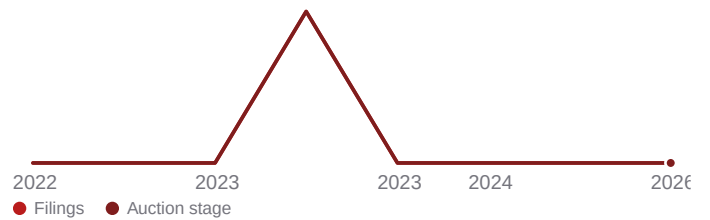
Median annualized return at resale

+14.3%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	725
Median value (AVM)	\$189K
Median size	1,400 ft²
Median year built	1988
Single family	57%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	73%
Underwater (LTV 125% or more)	2.6%
Owner occupied	74%
Company owned	4.3%
Median loan-to-value	14%
Typical ownership tenure	15.3 yrs

COMMUNITY

Population	2,073
Density	35 / mi²
Median household income	\$70K
Average household income	\$80K
Crime index (US avg 100)	118
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	140
Homes occupied	87%
Bachelor's or higher	8%
Poverty rate	19.3%
Unemployment	0.8%
Average temp	59°F
Annual precip	54 in
Sunshine	64%

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