

Allardt 38504

ZIP code · TN · Tennessee > Fentress County > Allardt

BUYER'S MARKET

\$160K

MEDIAN SALE PRICE

-41.6%

1-YR CHANGE

13

SALES (12 MO)

\$260K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 32 / 100



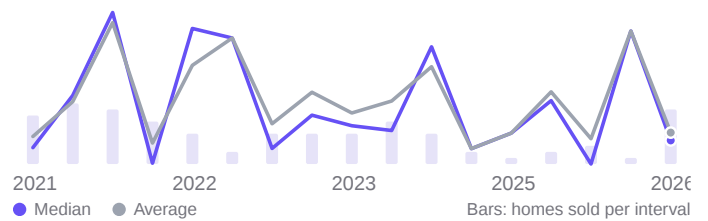
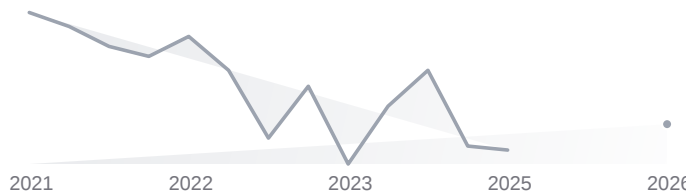
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

32 / 100

Sale prices

Median \$159K · Average \$182K

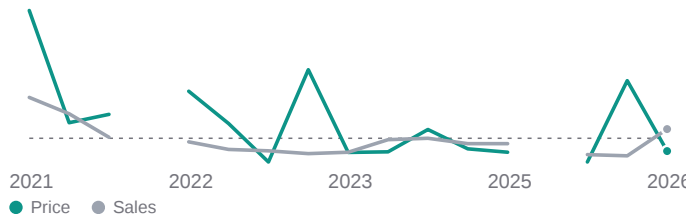


Growth (year over year)

Price -41.6% · Sales +30.0%

Price per square foot

\$110/ft²

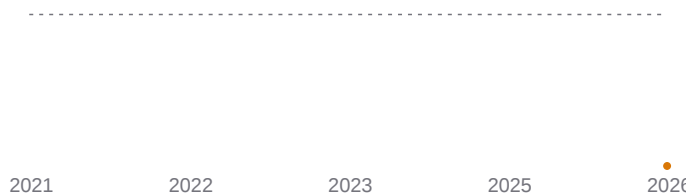


Sale premium vs estimated value

-53.9%

Annual turnover (share of homes sold)

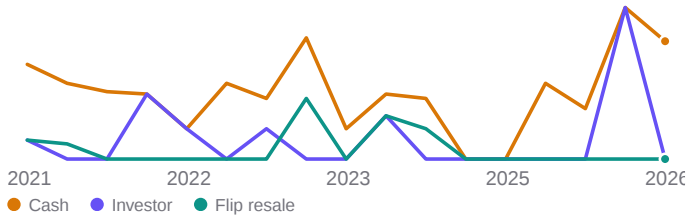
2.5%



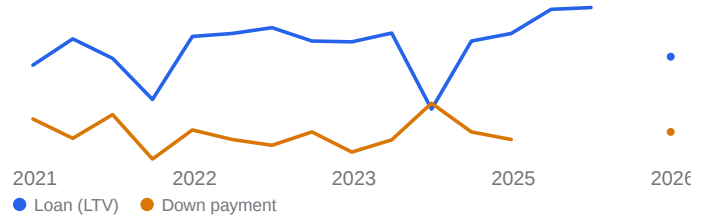
BUYERS & OUTCOMES

Buyer mix

Cash 78% · Investor 0% · Flip resale 0%

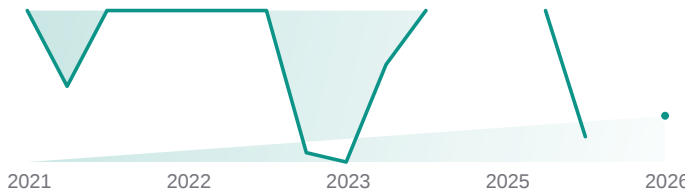


Financing (share of purchase price) Loan (LTV) 70% · Down payment 20%



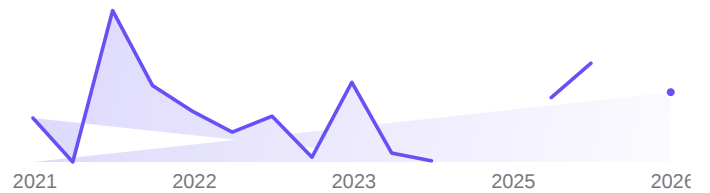
Sellers who sold at a gain

72%



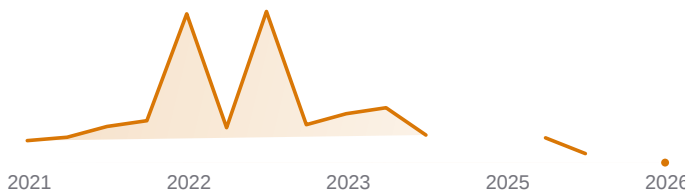
Typical hold before selling

6.1 yrs



Median annualized return at resale

+0.2%



HOUSING STOCK

Homes	530
Median value (AVM)	\$260K
Median size	1,287 ft²
Median bedrooms	2
Median year built	1995
Single family	63%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	78%
Underwater (LTV 125% or more)	3.4%
Owner occupied	71%
Company owned	6.7%
Median loan-to-value	5%
Typical ownership tenure	11.9 yrs

COMMUNITY

Population	1,624
Density	28 / mi²
Median household income	\$60K
Average household income	\$67K
Crime index (US avg 100)	102
Air pollution index (US avg 100)	112
Earthquake index (US avg 100)	73
Homes occupied	85%
Bachelor's or higher	7%
Poverty rate	21.9%
Unemployment	0.9%
Average temp	55°F
Annual precip	55 in
Sunshine	57%

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.