

Monroe 38573

ZIP code · TN · Tennessee > Overton County

BUYER'S MARKET

\$227K

MEDIAN SALE PRICE

+50.9%

1-YR CHANGE

24

SALES (12 MO)

\$250K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 35 / 100



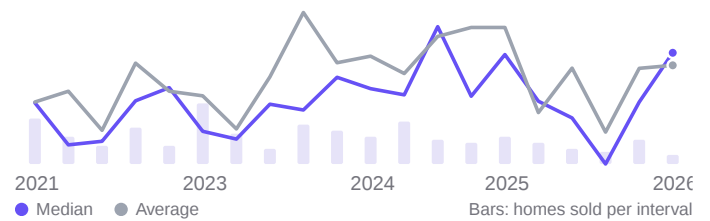
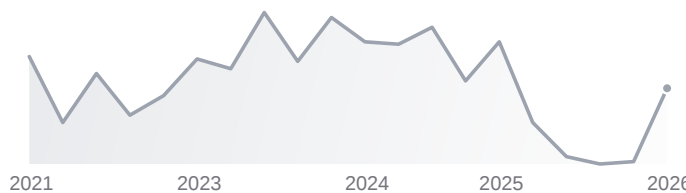
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

35 / 100

Sale prices

Median \$265K · Average \$242K

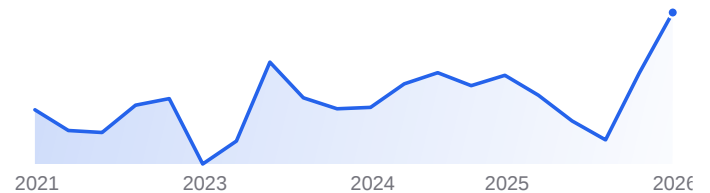
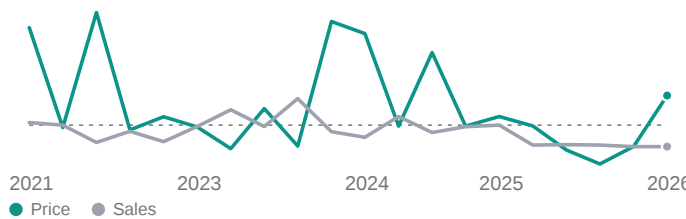


Growth (year over year)

Price +50.9% · Sales -36.8%

Price per square foot

\$256/ft²

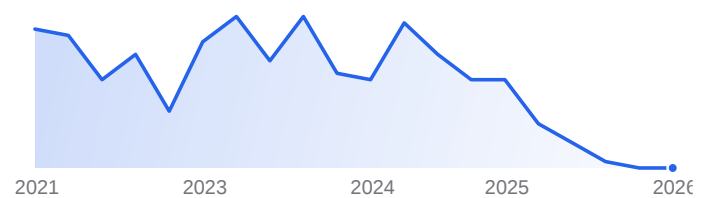


Sale premium vs estimated value

+48.8%

Annual turnover (share of homes sold)

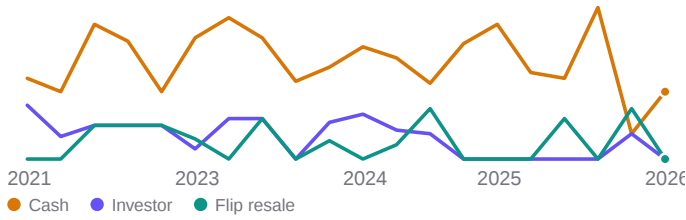
2.1%



BUYERS & OUTCOMES

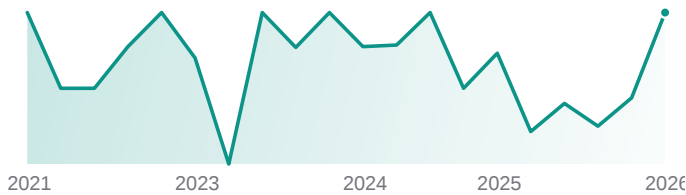
Buyer mix

Cash 33% · Investor 0% · Flip resale 0%



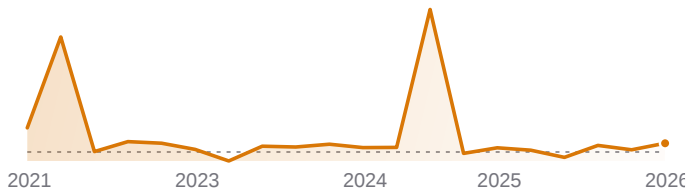
Sellers who sold at a gain

100%

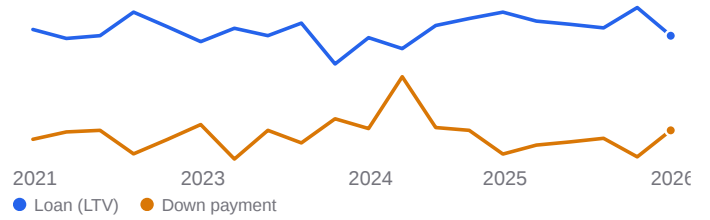


Median annualized return at resale

+14.3%

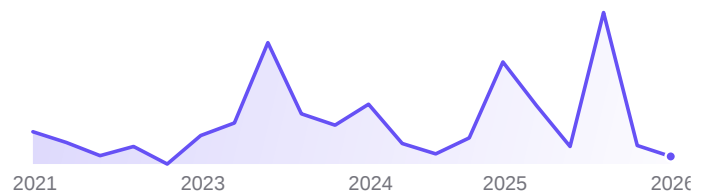


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

1.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,135
Median value (AVM)	\$250K
Median size	1,344 ft²
Median year built	1989
Single family	59%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	74%
Underwater (LTV 125% or more)	3.6%
Owner occupied	74%
Company owned	8.5%
Median loan-to-value	11%
Typical ownership tenure	11.1 yrs

COMMUNITY

Population	2,260
Density	31 / mi²
Median household income	\$53K
Average household income	\$80K
Crime index (US avg 100)	122
Air pollution index (US avg 100)	101
Earthquake index (US avg 100)	56
Homes occupied	80%
Bachelor's or higher	13%
Poverty rate	13.1%
Unemployment	1.1%
Average temp	57°F
Annual precip	54 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.