

Brookhaven 39601

ZIP code · MS · Mississippi > Lincoln County > Brookhaven

SELLER'S MARKET

\$192K

MEDIAN SALE PRICE

+50.7%

1-YR CHANGE

66

SALES (12 MO)

\$150K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 75 / 100

Buyer's market

Balanced

Seller's market

MARKET TRENDS (5 YEARS)

Market temperature (0–100)

75 / 100

Sale prices

Median \$165K · Average \$204K

2023 2025 2025 2026 2026

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Growth (year over year)

Price +50.7% · Sales +1220.0%

Price per square foot

\$96/ft²

2023 2025 2025 2026 2026

2023 2025 2025 2026 2026

Sale premium vs estimated value

-3.2%

Annual turnover (share of homes sold)

0.6%

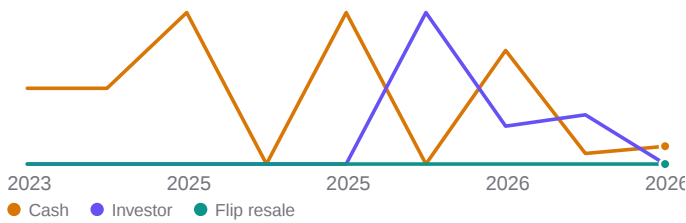
2023 2025 2025 2026 2026

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BUYERS & OUTCOMES

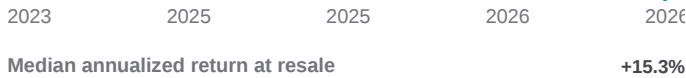
Buyer mix

Cash 12% · Investor 0% · Flip resale 0%



Sellers who sold at a gain

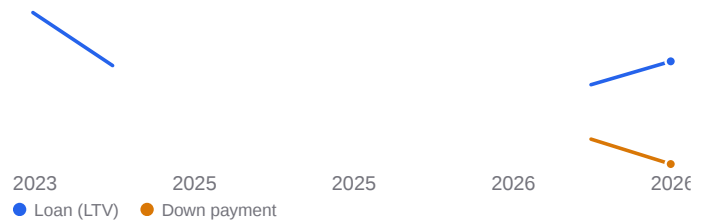
100%



Median annualized return at resale

+15.3%

Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Typical hold before selling

6.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 1

HOUSING STOCK

Homes	10,212
Median value (AVM)	\$150K
Median size	1,754 ft²
Median bedrooms	3
Median year built	1977
Single family	83%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	3.9%
Owner occupied	70%
Company owned	12%
Median loan-to-value	0%
Typical ownership tenure	12.3 yrs

COMMUNITY

Population	22,471
Density	84 / mi²
Median household income	\$49K
Average household income	\$64K
Crime index (US avg 100)	113
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	31
Homes occupied	88%
Bachelor's or higher	14%
Poverty rate	27.7%
Unemployment	0.8%
Average temp	65°F
Annual precip	62 in
Sunshine	61%

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.