

Crab Orchard 40419

ZIP code · KY · Kentucky > Lincoln County > Crab Orchard

BUYER'S MARKET

\$124K

MEDIAN SALE PRICE

37

SALES (12 MO)

\$166K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 27 / 100



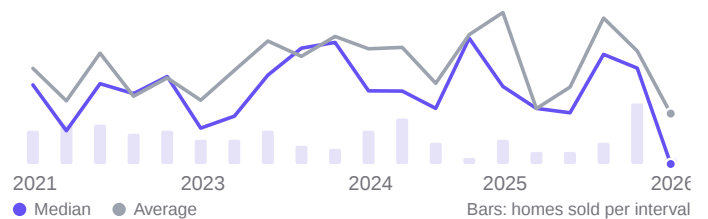
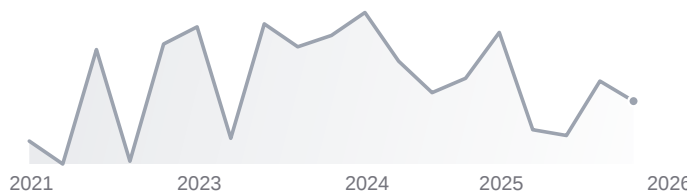
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

27 / 100

Sale prices

Median \$18K · Average \$89K

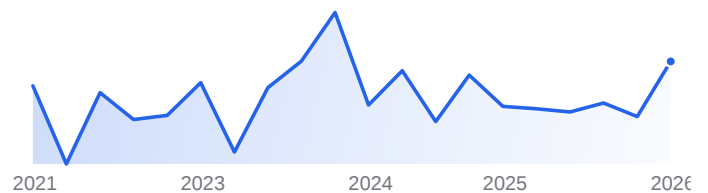
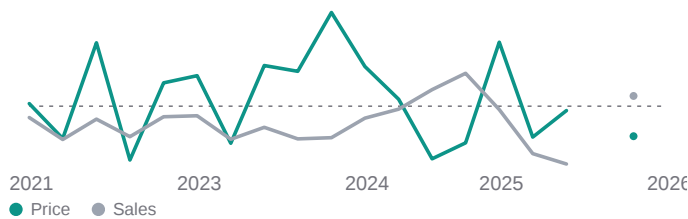


Growth (year over year)

Price -27.3% · Sales +9.4%

Price per square foot

\$154/ft²

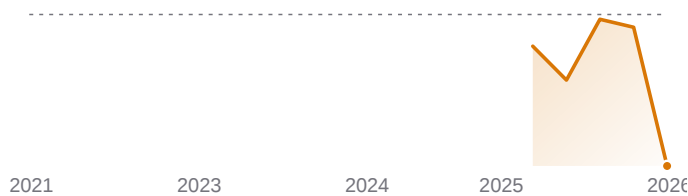


Sale premium vs estimated value

-90.6%

Annual turnover (share of homes sold)

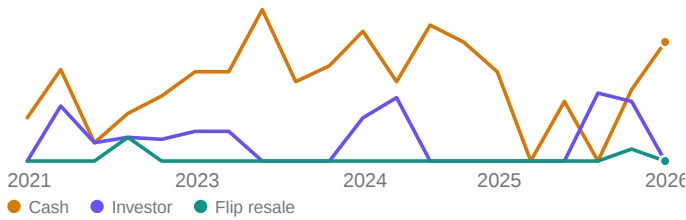
1.8%



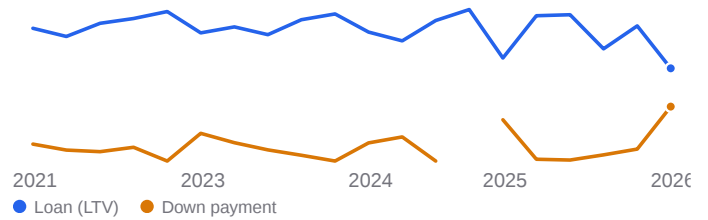
BUYERS & OUTCOMES

Buyer mix

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

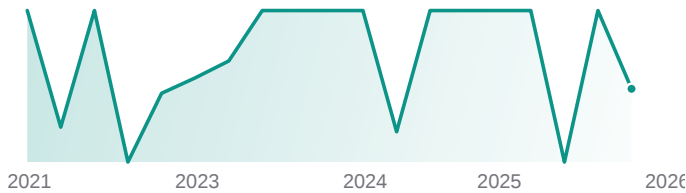


Financing (share of purchase price) Loan (LTV) 63% · Down payment 37%



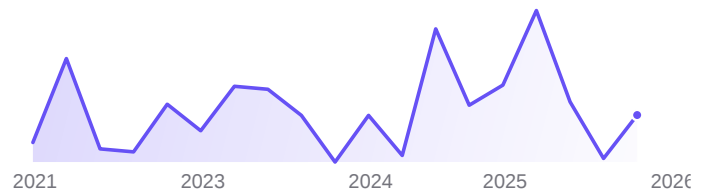
Sellers who sold at a gain

74%



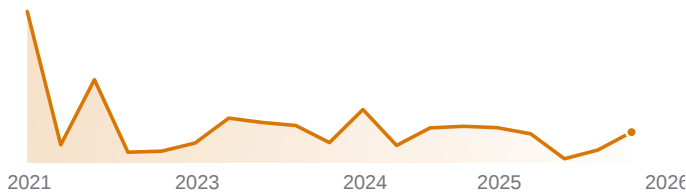
Typical hold before selling

6.5 yrs



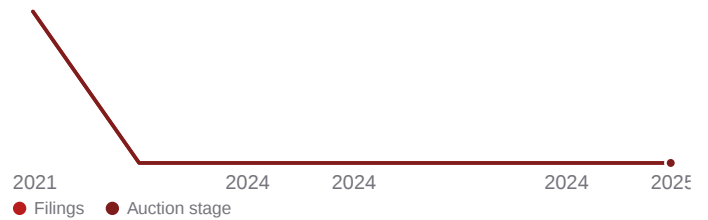
Median annualized return at resale

+10.4%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,098
Median value (AVM)	\$166K
Median size	1,280 ft²
Median bedrooms	3
Median year built	1997
Single family	68%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	69%
Underwater (LTV 125% or more)	2.8%
Owner occupied	60%
Company owned	4.1%
Median loan-to-value	20%
Typical ownership tenure	8.9 yrs

COMMUNITY

Population	4,805
Density	53 / mi²
Median household income	\$46K
Average household income	\$58K
Crime index (US avg 100)	132
Air pollution index (US avg 100)	152
Earthquake index (US avg 100)	47
Homes occupied	90%
Bachelor's or higher	9%
Poverty rate	20.6%
Unemployment	1.7%
Average temp	56°F
Annual precip	50 in
Sunshine	55%

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.