

Ravenna 40472

ZIP code · KY · Kentucky > Estill County > Ravenna

STRONG BUYER'S MARKET

\$135K

MEDIAN SALE PRICE

-53.3%

1-YR CHANGE

18

SALES (12 MO)

\$115K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 13 / 100



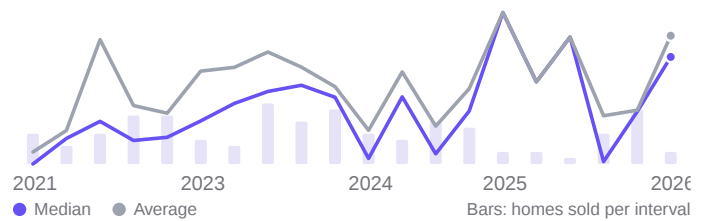
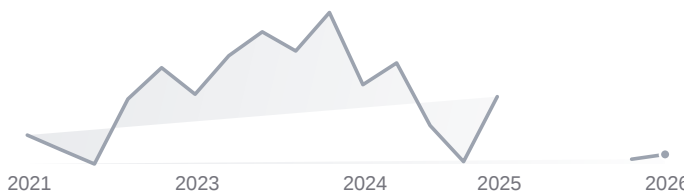
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

13 / 100

Sale prices

Median \$150K · Average \$171K

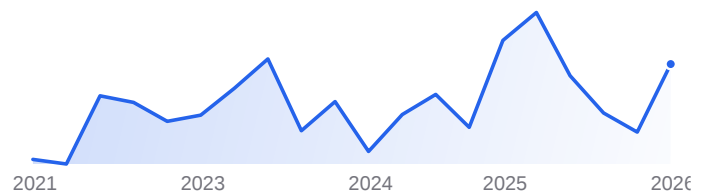
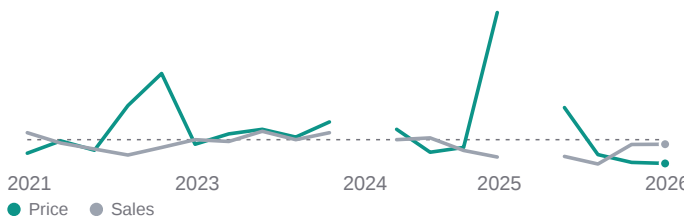


Growth (year over year)

Price -53.3% · Sales -10.0%

Price per square foot

\$123/ft²

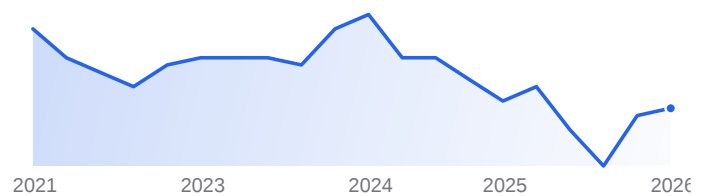


Sale premium vs estimated value

+101.4%

Annual turnover (share of homes sold)

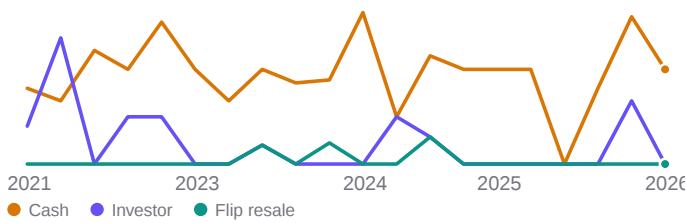
1.8%



BUYERS & OUTCOMES

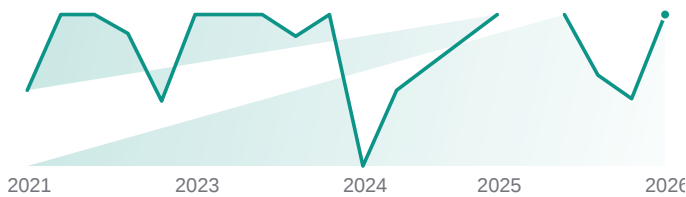
Buyer mix

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



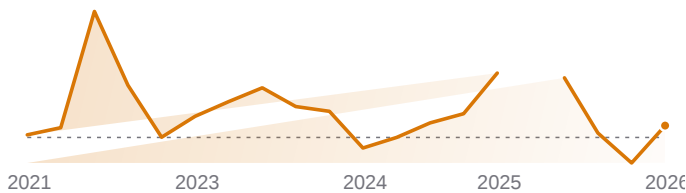
Sellers who sold at a gain

100%



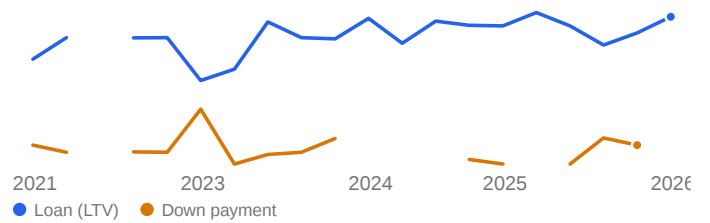
Median annualized return at resale

+3.7%



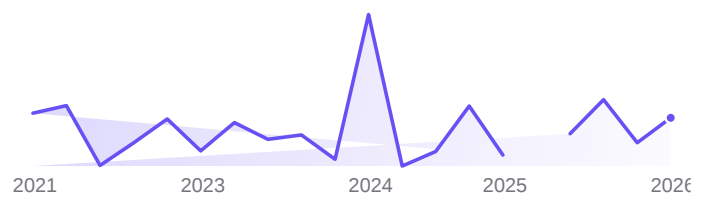
Financing (share of purchase price)

Loan (LTV) 105% · Down payment 15%



Typical hold before selling

6.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	988
Median value (AVM)	\$115K
Median size	1,280 ft²
Median bedrooms	3
Median year built	1964
Single family	71%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	73%
Underwater (LTV 125% or more)	5.5%
Owner occupied	58%
Company owned	6.8%
Median loan-to-value	0%
Typical ownership tenure	12.8 yrs

COMMUNITY

Population	2,296
Density	45 / mi²
Median household income	\$38K
Average household income	\$53K
Crime index (US avg 100)	124
Air pollution index (US avg 100)	155
Earthquake index (US avg 100)	64
Homes occupied	84%
Bachelor's or higher	8%
Poverty rate	22.9%
Unemployment	1.2%
Average temp	55°F
Annual precip	47 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.