

Tyner 40486

ZIP code · KY · Kentucky > Jackson County

BALANCED MARKET

\$29K

MEDIAN SALE PRICE

-85.1%

1-YR CHANGE

10

SALES (12 MO)

\$66K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100

Buyer's market

Balanced

Seller's market

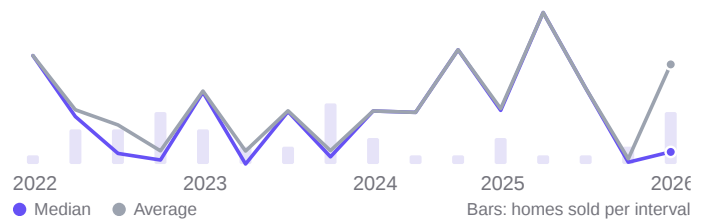
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$40K · Average \$228K

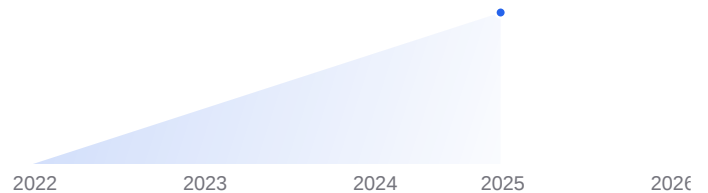
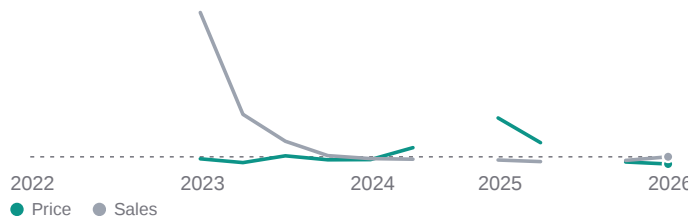


Growth (year over year)

Price -85.1% · Sales +0.0%

Price per square foot

\$229/ft²

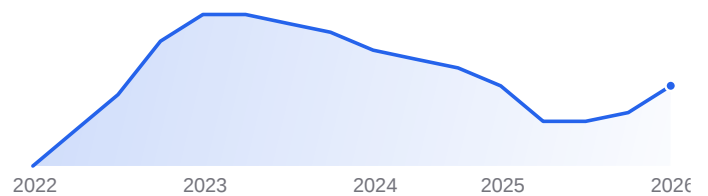
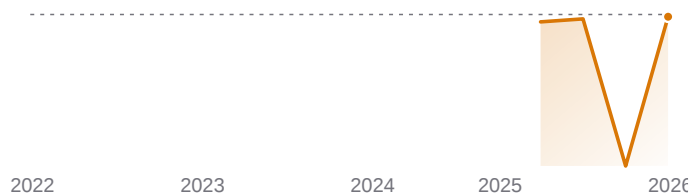


Sale premium vs estimated value

-1.3%

Annual turnover (share of homes sold)

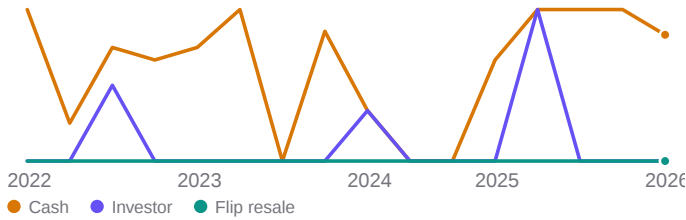
1.2%



BUYERS & OUTCOMES

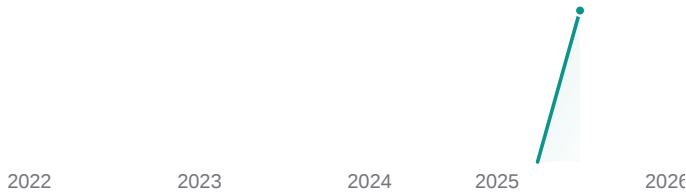
Buyer mix

Cash 83% · Investor 0% · Flip resale 0%



Sellers who sold at a gain

100%

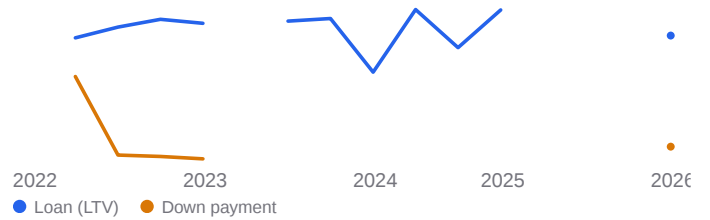


Median annualized return at resale

+21.9%

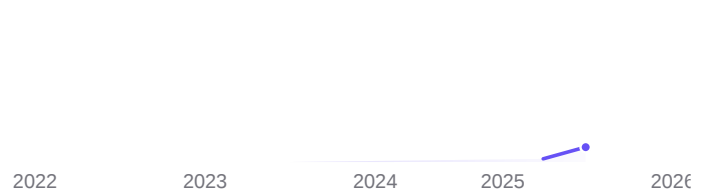


Financing (share of purchase price) Loan (LTV) 88% · Down payment 12%



Typical hold before selling

3.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	805
Median value (AVM)	\$66K
Median size	1,350 ft²
Median bedrooms	3
Median year built	1984
Single family	91%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	77%
Underwater (LTV 125% or more)	5.3%
Owner occupied	46%
Company owned	4.3%
Median loan-to-value	0%
Typical ownership tenure	15.8 yrs

COMMUNITY

Population	2,570
Density	49 / mi²
Median household income	\$62K
Average household income	\$65K
Crime index (US avg 100)	66
Air pollution index (US avg 100)	143
Earthquake index (US avg 100)	66
Homes occupied	89%
Bachelor's or higher	10%
Poverty rate	14.1%
Unemployment	1.9%
Average temp	54°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.