

Waynesburg 40489

ZIP code · KY · Kentucky > Lincoln County

BALANCED MARKET

\$176K

MEDIAN SALE PRICE

25

SALES (12 MO)

\$192K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 56 / 100



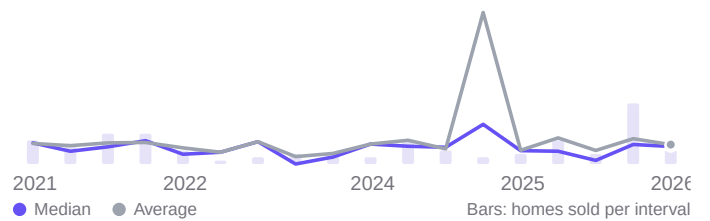
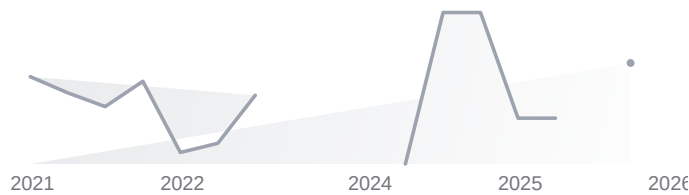
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

56 / 100

Sale prices

Median \$160K · Average \$174K

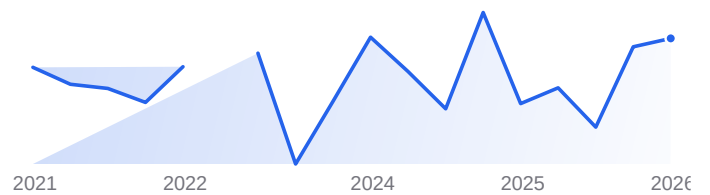
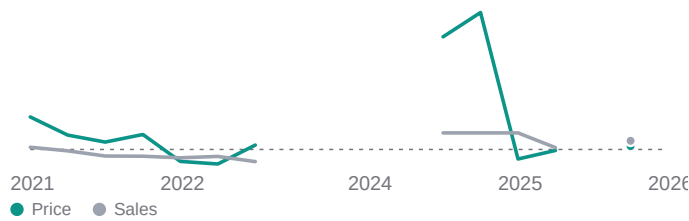


Growth (year over year)

Price +11.7% · Sales +31.3%

Price per square foot

\$139/ft²

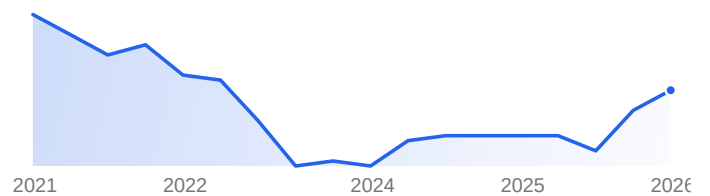
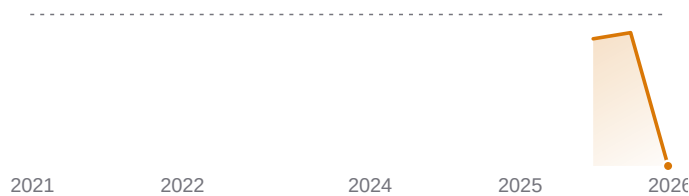


Sale premium vs estimated value

-22.1%

Annual turnover (share of homes sold)

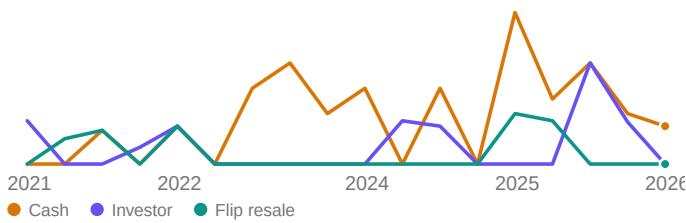
1.5%



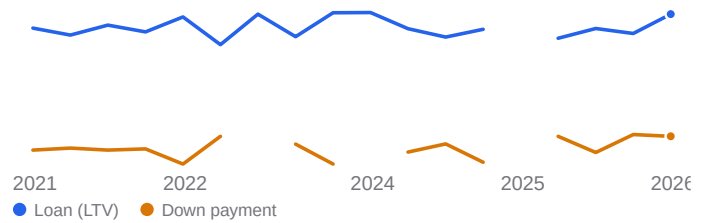
BUYERS & OUTCOMES

Buyer mix

Cash 25% · Investor 0% · Flip resale 0%



Financing (share of purchase price) Loan (LTV) 100% · Down payment 20%



Sellers who sold at a gain

100%



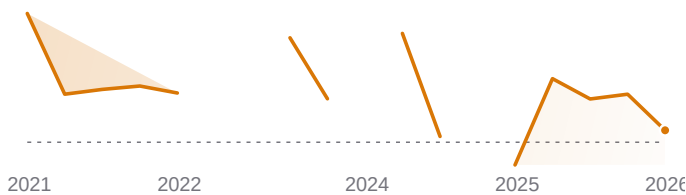
Typical hold before selling

4.0 yrs



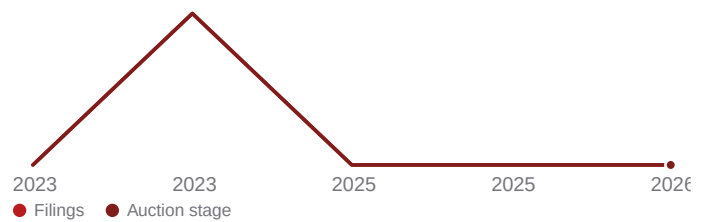
Median annualized return at resale

+1.9%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,671
Median value (AVM)	\$192K
Median size	1,352 ft²
Median bedrooms	3
Median year built	1995
Single family	69%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	3.1%
Owner occupied	63%
Company owned	3.8%
Median loan-to-value	35%
Typical ownership tenure	9.4 yrs

COMMUNITY

Population	3,537
Density	54 / mi²
Median household income	\$51K
Average household income	\$70K
Crime index (US avg 100)	122
Air pollution index (US avg 100)	145
Earthquake index (US avg 100)	48
Homes occupied	89%
Bachelor's or higher	12%
Poverty rate	18.8%
Unemployment	1.3%
Average temp	55°F
Annual precip	51 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.