

Rousseau 41366

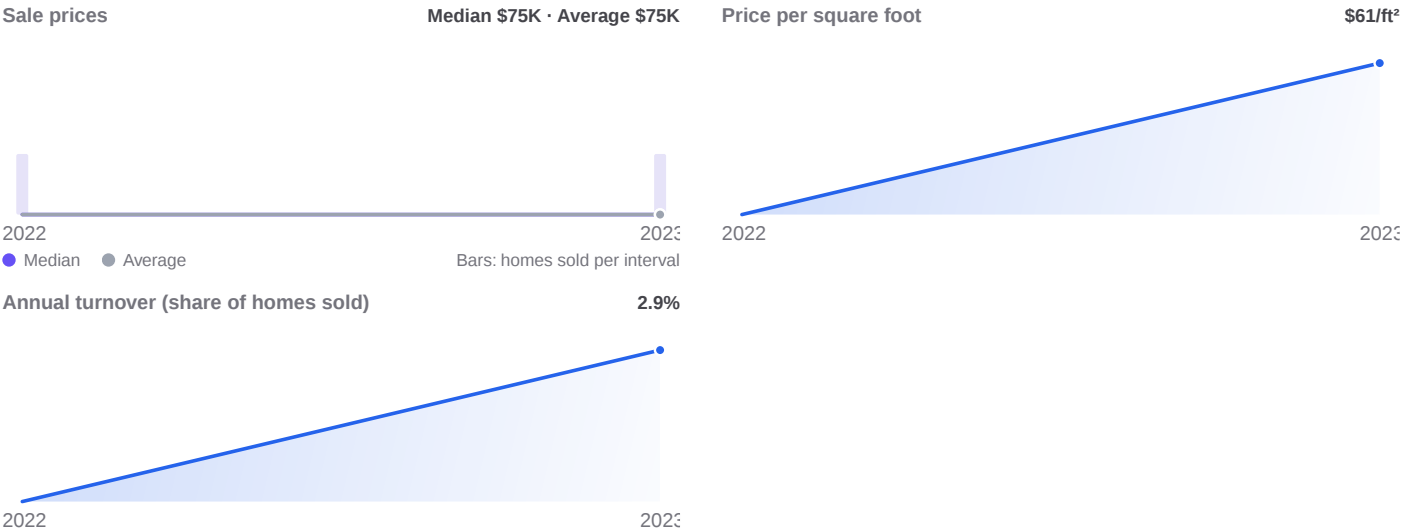
ZIP code · KY · Kentucky > Breathitt County

\$75K
 MEDIAN SALE PRICE

2
 SALES (12 MO)

\$76K
 MEDIAN VALUE (AVM)

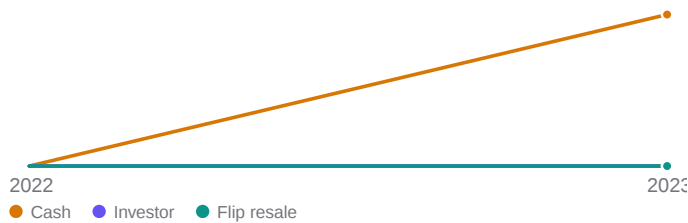
MARKET TRENDS (5 YEARS)



BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



HOUSING STOCK

Homes	68
Median value (AVM)	\$76K
Median size	1,000 ft²
Median bedrooms	3
Median year built	1978
Single family	28%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	92%
Underwater (LTV 125% or more)	8.3%
Owner occupied	74%
Company owned	2.9%
Median loan-to-value	0%
Typical ownership tenure	15.6 yrs

COMMUNITY

Density	8 / mi²
Median household income	\$34K
Average household income	\$42K
Crime index (US avg 100)	159
Air pollution index (US avg 100)	151
Earthquake index (US avg 100)	58
Homes occupied	82%
Bachelor's or higher	12%
Poverty rate	28.3%

Unemployment	2.2%
Average temp	55°F
Annual precip	48 in
Sunshine	55%

Market metrics are derived from recorded arms-length deeds through January 2023, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.