

Ezel 41425

ZIP code · KY · Kentucky > Morgan County > Ezel

BALANCED MARKET

\$253K

MEDIAN SALE PRICE

9

SALES (12 MO)

\$129K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



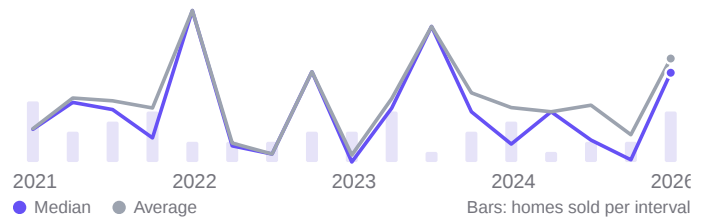
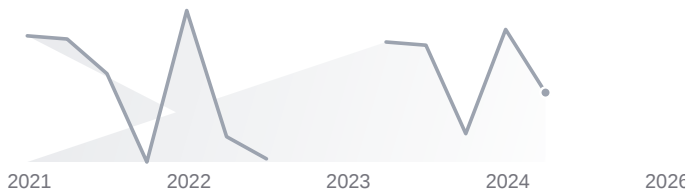
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

46 / 100

Sale prices

Median \$219K · Average \$252K

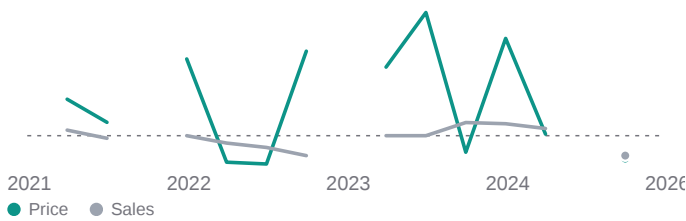


Growth (year over year)

Price -57.5% · Sales -50.0%

Price per square foot

\$135/ft²

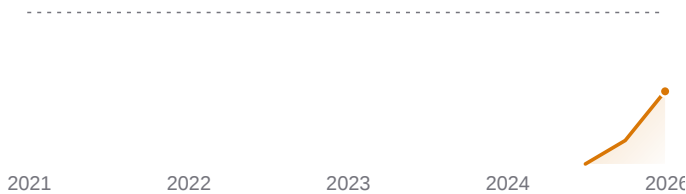


Sale premium vs estimated value

-3.3%

Annual turnover (share of homes sold)

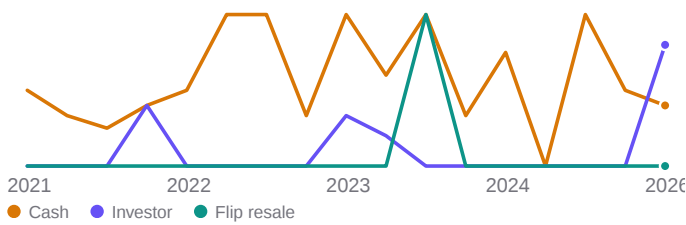
1.6%



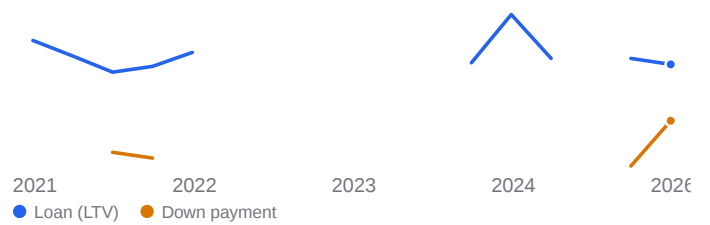
BUYERS & OUTCOMES

Buyer mix

Cash 40% · Investor 80% · Flip resale 0%

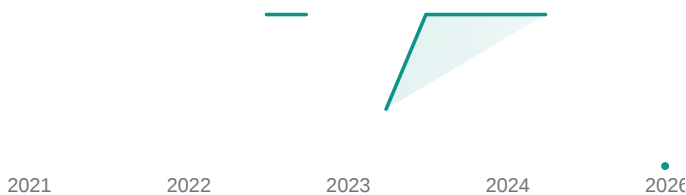


Financing (share of purchase price) Loan (LTV) 93% · Down payment 42%



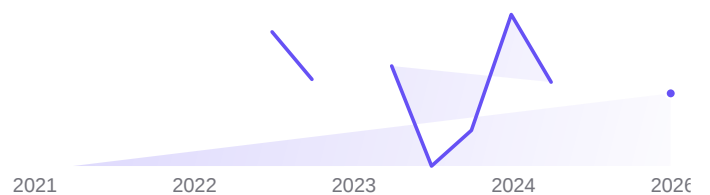
Sellers who sold at a gain

60%



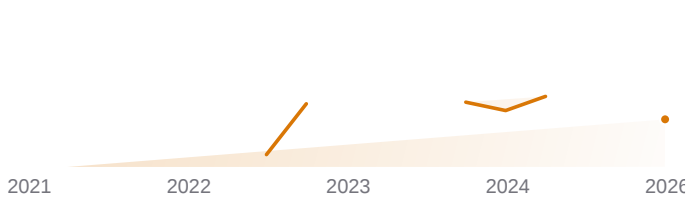
Typical hold before selling

3.5 yrs



Median annualized return at resale

+10.2%



HOUSING STOCK

Homes	555
Median value (AVM)	\$129K
Median size	1,280 ft²
Median bedrooms	3
Median year built	1995
Single family	71%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	71%
Underwater (LTV 125% or more)	1.1%
Owner occupied	66%
Company owned	2.7%
Median loan-to-value	0%
Typical ownership tenure	11.9 yrs

COMMUNITY

Population	1,008
Density	33 / mi²
Median household income	\$46K
Average household income	\$63K
Crime index (US avg 100)	123
Air pollution index (US avg 100)	163
Earthquake index (US avg 100)	60
Homes occupied	88%
Bachelor's or higher	13%
Poverty rate	26.8%
Unemployment	1.7%
Average temp	54°F
Annual precip	46 in
Sunshine	55%

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.