

South Williamson 41503

ZIP code · KY · Kentucky > Pike County > South Williamson

BALANCED MARKET

\$91K

MEDIAN SALE PRICE

7

SALES (12 MO)

\$109K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



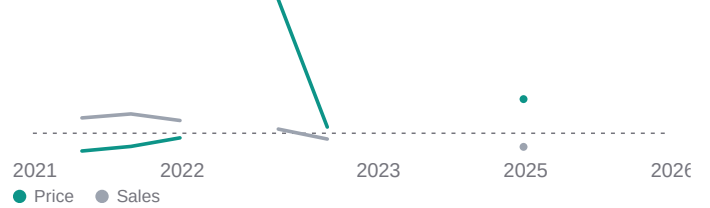
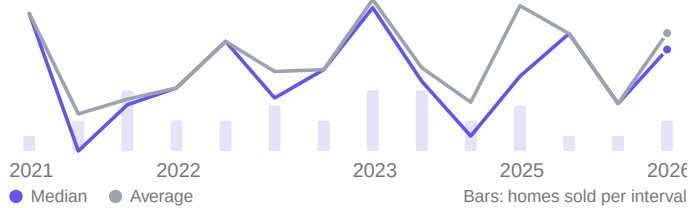
MARKET TRENDS (5 YEARS)

Sale prices

Median \$120K · Average \$138K

Growth (year over year)

Price +176.8% · Sales -70.0%



Price per square foot

\$87/ft²

Sale premium vs estimated value

+12.7%



Annual turnover (share of homes sold)

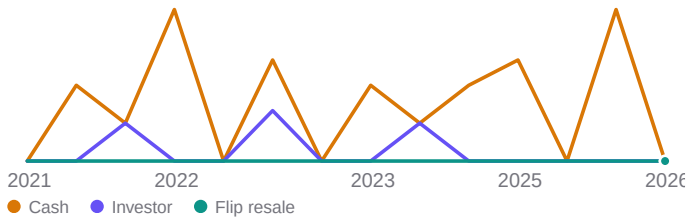
3.4%



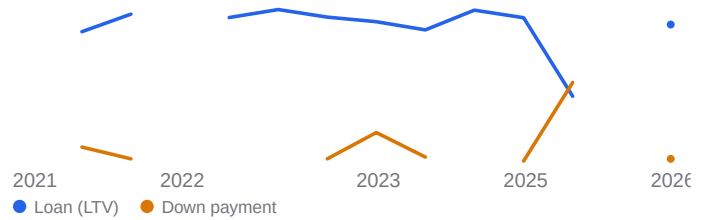
BUYERS & OUTCOMES

Buyer mix

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

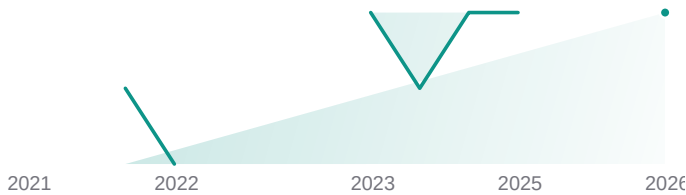


Financing (share of purchase price) Loan (LTV) 95% · Down payment 1.8%



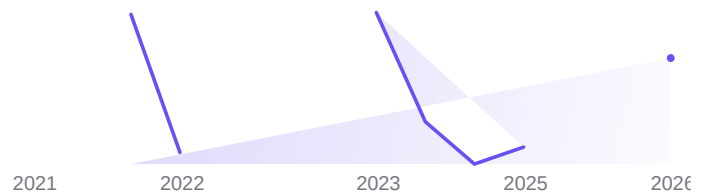
Sellers who sold at a gain

100%



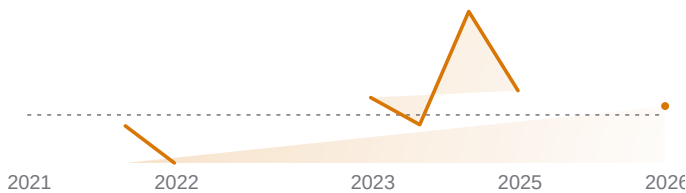
Typical hold before selling

10.0 yrs



Median annualized return at resale

+2.9%



HOUSING STOCK

Homes	208
Median value (AVM)	\$109K
Median size	1,498 ft²
Median bedrooms	3
Median year built	1968
Single family	89%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	4.8%
Owner occupied	84%
Company owned	4.8%
Median loan-to-value	0%
Typical ownership tenure	17.0 yrs

COMMUNITY

Population	404
Density	270 / mi²
Median household income	\$102K
Average household income	\$92K
Crime index (US avg 100)	143
Air pollution index (US avg 100)	120
Earthquake index (US avg 100)	60
Homes occupied	81%
Bachelor's or higher	4%
Poverty rate	14.7%
Unemployment	2.2%
Average temp	54°F
Annual precip	46 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.