

Shelbiana 41562

ZIP code · KY · Kentucky > Pike County

SELLER'S MARKET

\$43K

MEDIAN SALE PRICE

+97.7%

1-YR CHANGE

15

SALES (12 MO)

\$76K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 63 / 100

Buyer's market

Balanced

Seller's market

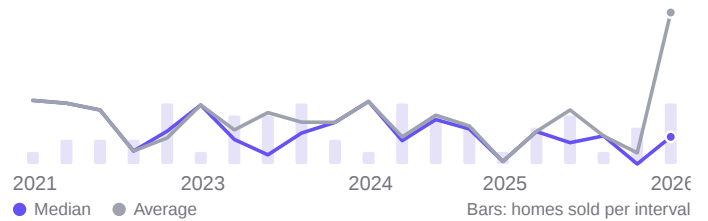
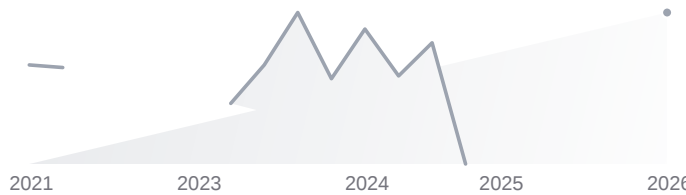
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

63 / 100

Sale prices

Median \$65K · Average \$252K

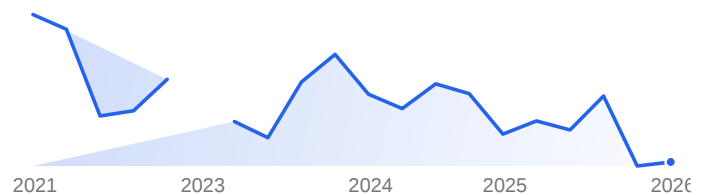
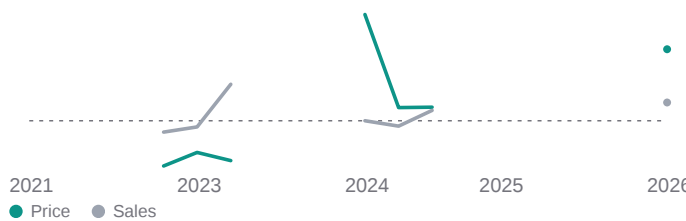


Growth (year over year)

Price +97.7% · Sales +25.0%

Price per square foot

\$20/ft²

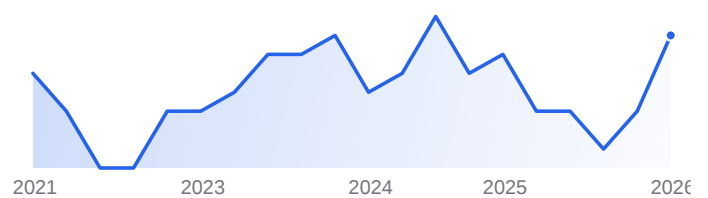


Sale premium vs estimated value

+451.3%

Annual turnover (share of homes sold)

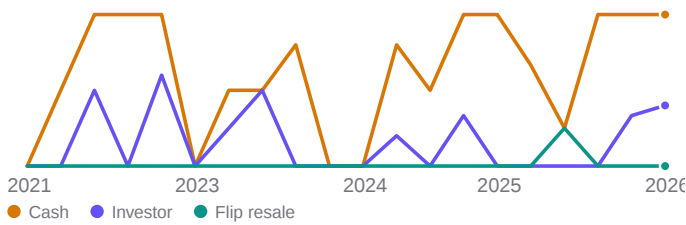
1.5%



BUYERS & OUTCOMES

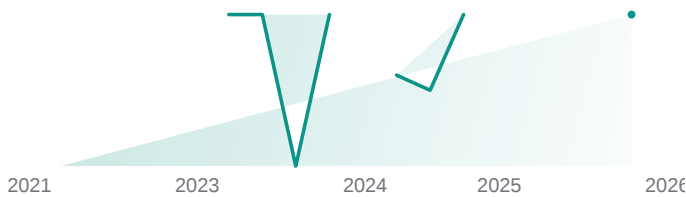
Buyer mix

Cash 100% · Investor 40% · Flip resale 0%



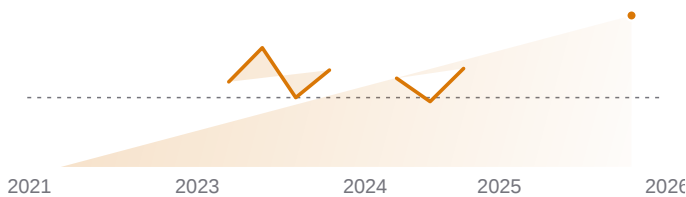
Sellers who sold at a gain

100%

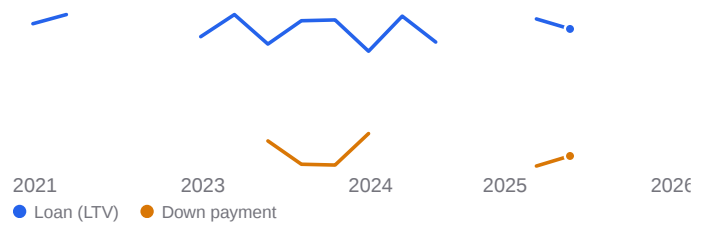


Median annualized return at resale

+18.3%

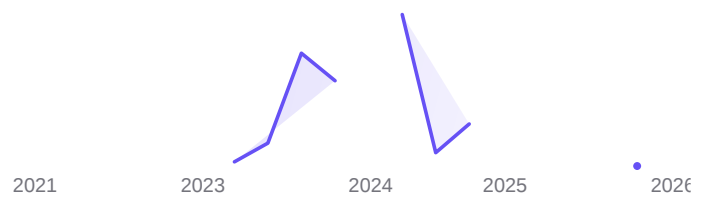


Financing (share of purchase price) Loan (LTV) 92% · Down payment 8.4%



Typical hold before selling

2.7 yrs



HOUSING STOCK

Homes	996
Median value (AVM)	\$76K
Median size	1,152 ft²
Median bedrooms	3
Median year built	1982
Single family	56%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	6.9%
Owner occupied	84%
Company owned	3.1%
Median loan-to-value	0%
Typical ownership tenure	21.8 yrs

COMMUNITY

Population	1,345
Density	92 / mi²
Median household income	\$45K
Average household income	\$53K
Crime index (US avg 100)	118
Air pollution index (US avg 100)	121
Earthquake index (US avg 100)	69
Homes occupied	85%
Bachelor's or higher	6%
Poverty rate	25.5%
Unemployment	1.5%
Average temp	55°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.