

Hazard 41701

ZIP code · KY · Kentucky > Knott County > Hazard

SELLER'S MARKET

\$186K

MEDIAN SALE PRICE

+32.4%

1-YR CHANGE

103

SALES (12 MO)

\$102K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 60 / 100



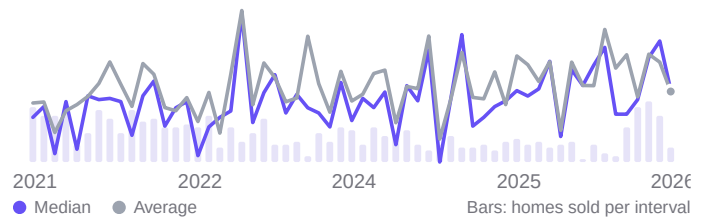
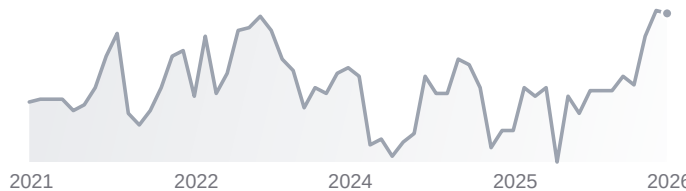
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

60 / 100

Sale prices

Median \$143K · Average \$141K

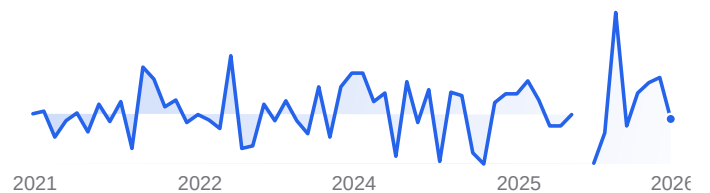
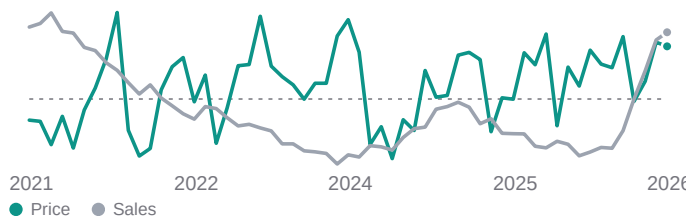


Growth (year over year)

Price +32.4% · Sales +41.1%

Price per square foot

\$72/ft²



Sale premium vs estimated value

+2.6%

Annual turnover (share of homes sold)

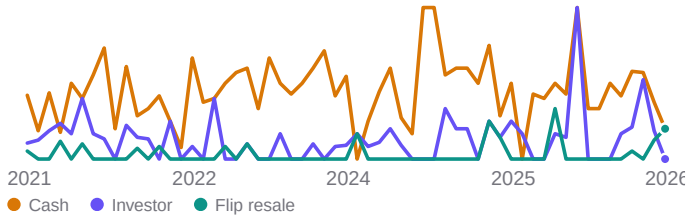
1.4%



BUYERS & OUTCOMES

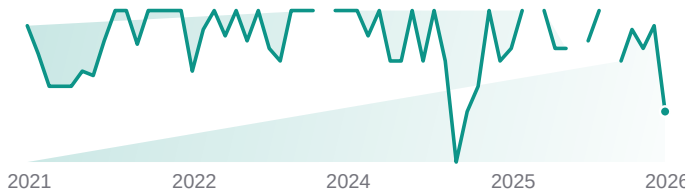
Buyer mix

Cash 20% · Investor 0% · Flip resale 20%



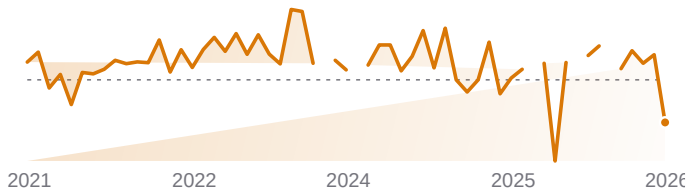
Sellers who sold at a gain

33%

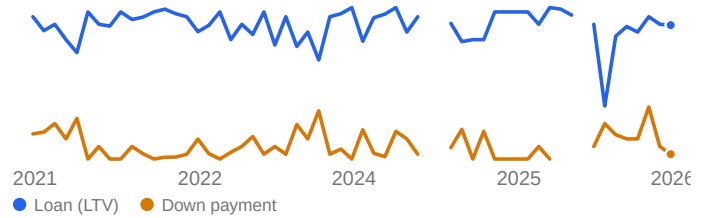


Median annualized return at resale

-9.6%

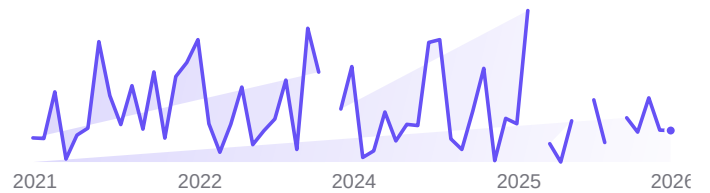


Financing (share of purchase price) Loan (LTV) 90% · Down payment 5.0%



Typical hold before selling

3.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	7,328
Median value (AVM)	\$102K
Median size	1,296 ft²
Median bedrooms	3
Median year built	1983
Single family	82%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	3.7%
Owner occupied	58%
Company owned	6.1%
Median loan-to-value	0%
Typical ownership tenure	17.0 yrs

COMMUNITY

Population	14,848
Density	103 / mi²
Median household income	\$47K
Average household income	\$66K
Crime index (US avg 100)	125
Air pollution index (US avg 100)	143
Earthquake index (US avg 100)	74
Homes occupied	86%
Bachelor's or higher	10%
Poverty rate	27.5%
Unemployment	1.5%
Average temp	55°F
Annual precip	48 in
Sunshine	55%

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