

Princeton 42445

ZIP code · KY · Kentucky > Caldwell County > Princeton

BUYER'S MARKET

\$143K

MEDIAN SALE PRICE

-9.8%

1-YR CHANGE

147

SALES (12 MO)

\$118K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 39 / 100



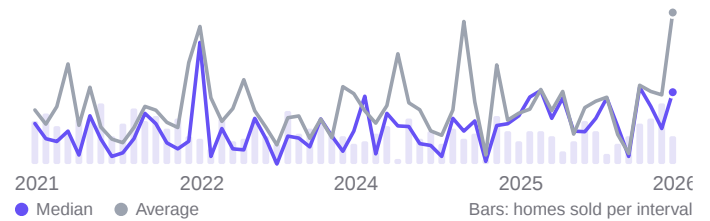
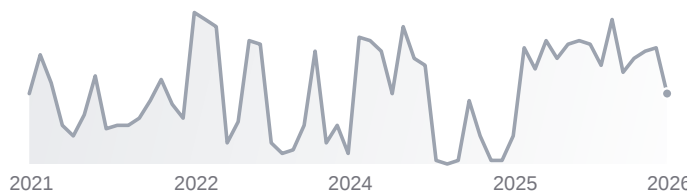
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

39 / 100

Sale prices

Median \$177K · Average \$334K

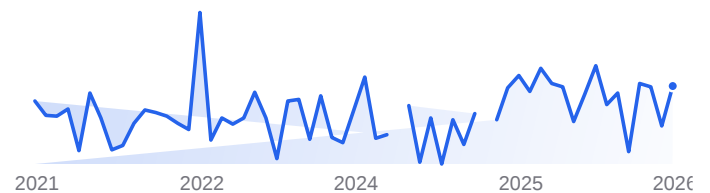
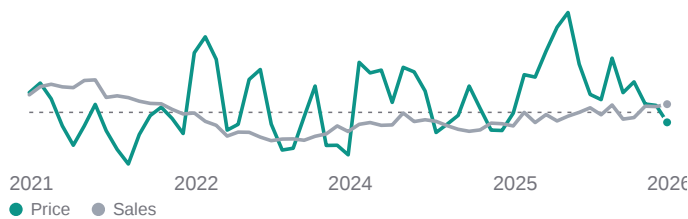


Growth (year over year)

Price -9.8% · Sales +8.1%

Price per square foot

\$105/ft²

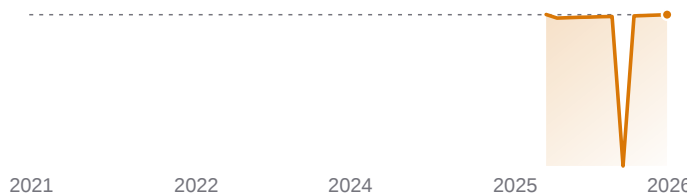


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

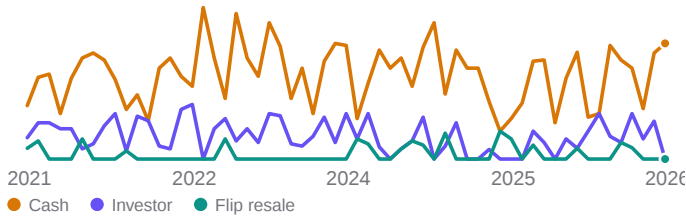
2.7%



BUYERS & OUTCOMES

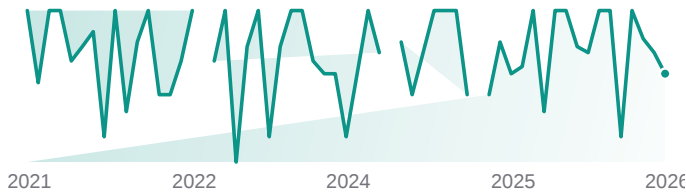
Buyer mix

Cash 64% · Investor 0% · Flip resale 0%



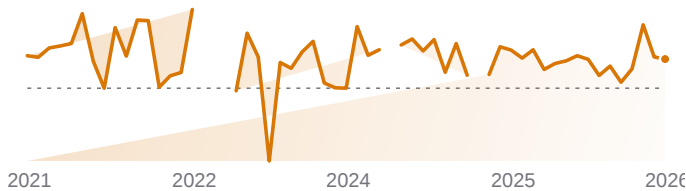
Sellers who sold at a gain

75%

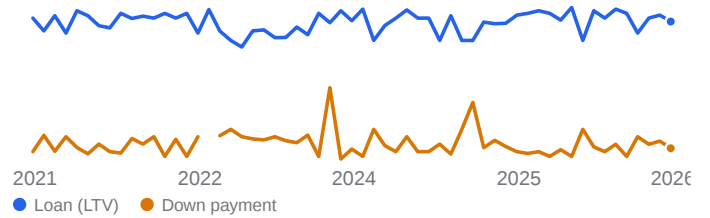


Median annualized return at resale

+5.3%

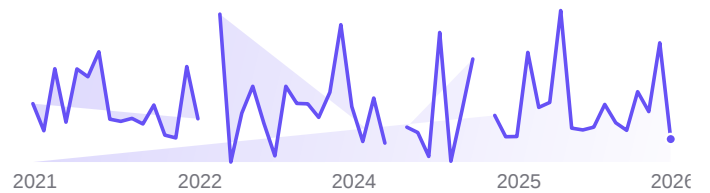


Financing (share of purchase price) Loan (LTV) 93% · Down payment 7.3%



Typical hold before selling

2.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	5,372
Median value (AVM)	\$118K
Median size	1,342 ft²
Median bedrooms	3
Median year built	1989
Single family	84%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	5.4%
Owner occupied	63%
Company owned	9.1%
Median loan-to-value	25%
Typical ownership tenure	8.7 yrs

COMMUNITY

Population	11,480
Density	43 / mi²
Median household income	\$57K
Average household income	\$73K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	87
Earthquake index (US avg 100)	182
Homes occupied	84%
Bachelor's or higher	9%
Poverty rate	17.6%
Unemployment	1.3%
Average temp	58°F
Annual precip	50 in
Sunshine	56%

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.