

Fountaintown 46130

ZIP code · IN · Indiana > Shelby County > Fountaintown

SELLER'S MARKET

\$253K

MEDIAN SALE PRICE

+35.4%

1-YR CHANGE

29

SALES (12 MO)

\$306K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 63 / 100

Buyer's market

Balanced

Seller's market

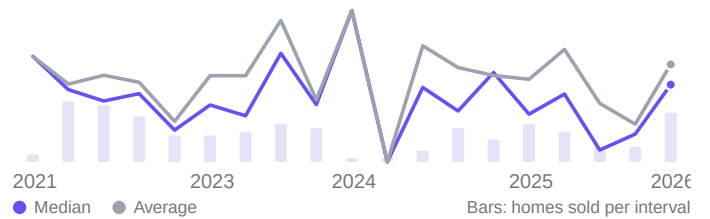
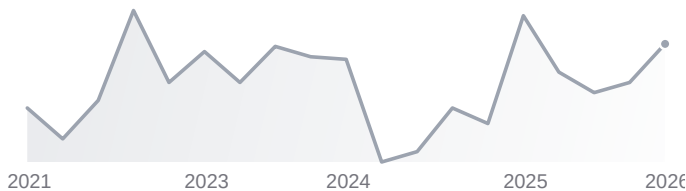
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

63 / 100

Sale prices

Median \$284K · Average \$336K

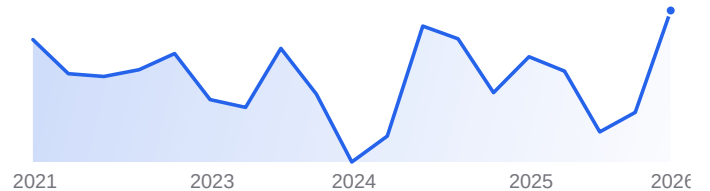
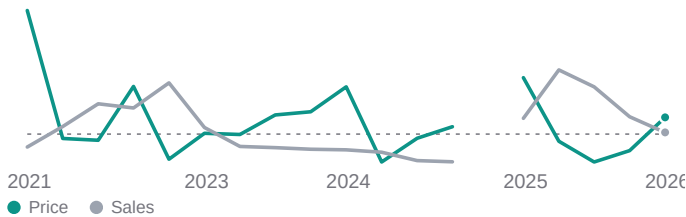


Growth (year over year)

Price +35.4% · Sales +3.6%

Price per square foot

\$190/ft²

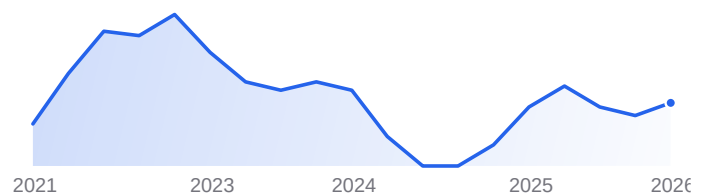


Sale premium vs estimated value

+6.4%

Annual turnover (share of homes sold)

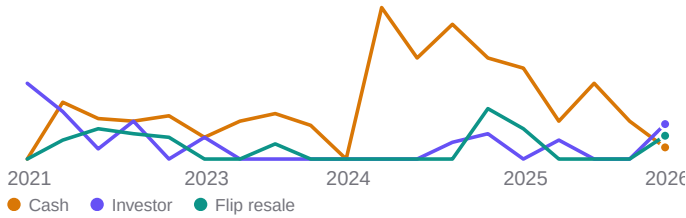
2.7%



BUYERS & OUTCOMES

Buyer mix

Cash 7.7% · Investor 23% · Flip resale 15%



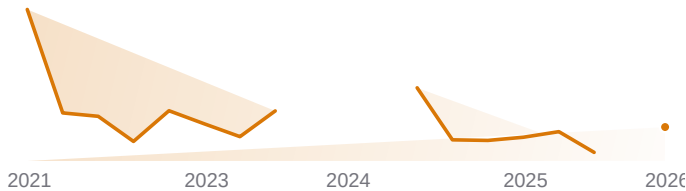
Sellers who sold at a gain

79%

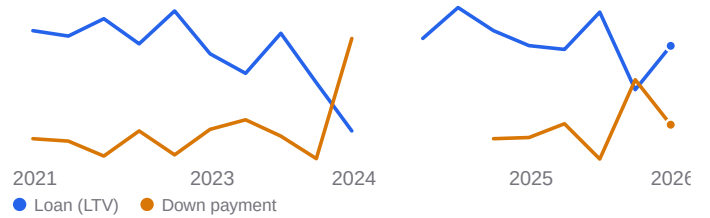


Median annualized return at resale

+9.2%

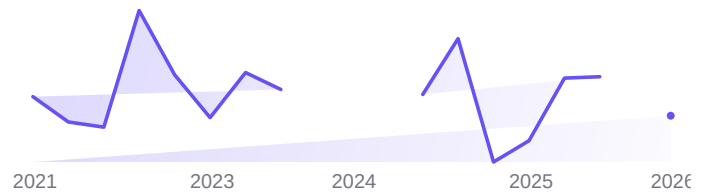


Financing (share of purchase price) Loan (LTV) 75% · Down payment 24%



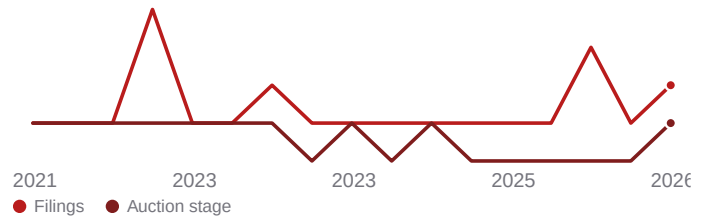
Typical hold before selling

3.0 yrs



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	1,067
Median value (AVM)	\$306K
Median size	1,754 ft²
Median bedrooms	3
Median year built	1975
Single family	85%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	1.4%
Owner occupied	86%
Company owned	9.7%
Median loan-to-value	40%
Typical ownership tenure	18.0 yrs

COMMUNITY

Population	2,467
Density	82 / mi²
Median household income	\$89K
Average household income	\$112K
Crime index (US avg 100)	88
Air pollution index (US avg 100)	130
Earthquake index (US avg 100)	35
Homes occupied	97%
Bachelor's or higher	25%
Poverty rate	9.3%
Unemployment	1.1%
Average temp	52°F
Annual precip	42 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.