

Andrews 46702

ZIP code · IN · Indiana > Huntington County > Andrews

BALANCED MARKET

\$288K

MEDIAN SALE PRICE

+71.1%

1-YR CHANGE

15

SALES (12 MO)

\$160K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 48 / 100

Buyer's market

Balanced

Seller's market

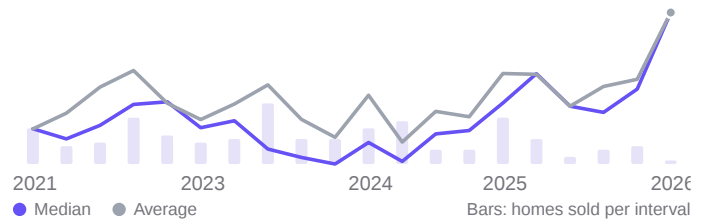
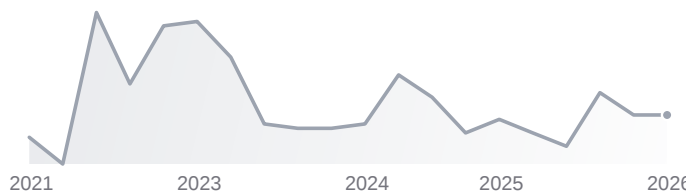
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

48 / 100

Sale prices

Median \$279K · Average \$279K

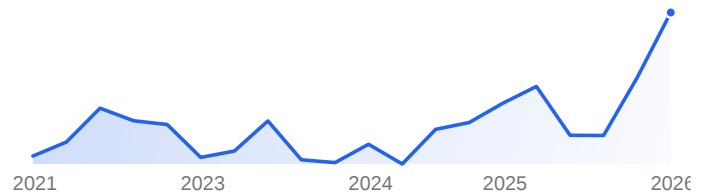
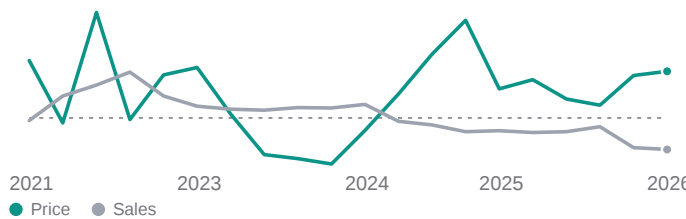


Growth (year over year)

Price +71.1% · Sales -48.3%

Price per square foot

\$212/ft²

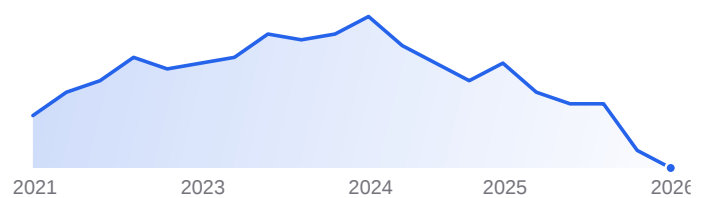


Sale premium vs estimated value

+56.7%

Annual turnover (share of homes sold)

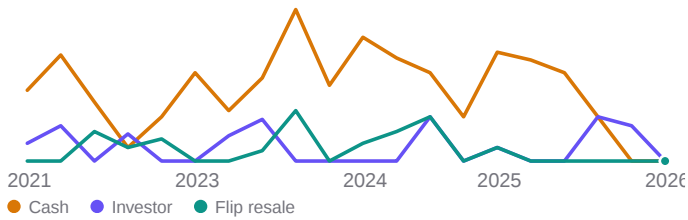
1.6%



BUYERS & OUTCOMES

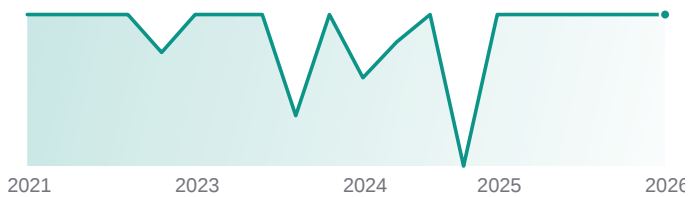
Buyer mix

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



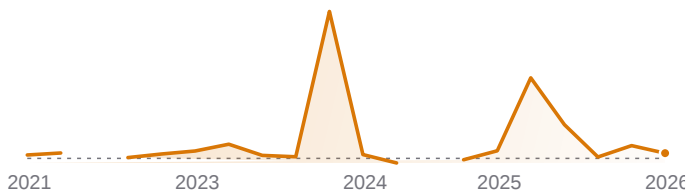
Sellers who sold at a gain

100%

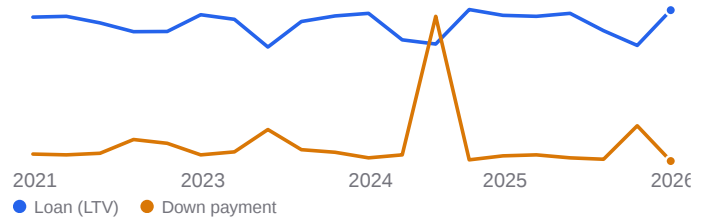


Median annualized return at resale

+14.9%

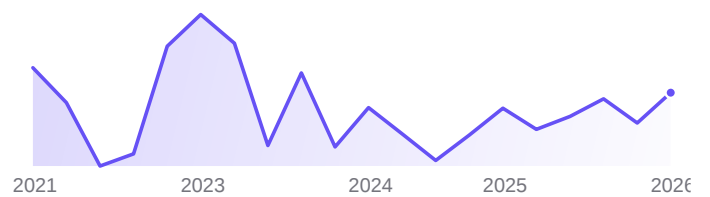


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Typical hold before selling

3.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	954
Median value (AVM)	\$160K
Median size	1,664 ft²
Median bedrooms	3
Median year built	1969
Single family	85%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	5.3%
Owner occupied	83%
Company owned	7.5%
Median loan-to-value	42%
Typical ownership tenure	18.1 yrs

COMMUNITY

Population	2,176
Density	54 / mi²
Median household income	\$69K
Average household income	\$92K
Crime index (US avg 100)	89
Air pollution index (US avg 100)	109
Earthquake index (US avg 100)	29
Homes occupied	92%
Bachelor's or higher	12%
Poverty rate	3.3%
Unemployment	1.4%
Average temp	50°F
Annual precip	38 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.