

Cambridge City 47327

ZIP code · IN · Indiana > Wayne County > Cambridge City

BUYER'S MARKET

\$140K

MEDIAN SALE PRICE

-23.0%

1-YR CHANGE

52

SALES (12 MO)

\$166K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 38 / 100



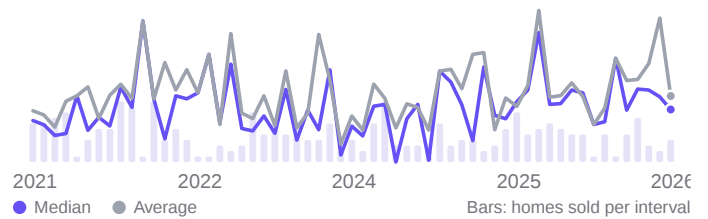
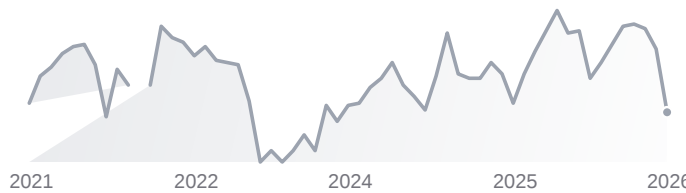
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

38 / 100

Sale prices

Median \$121K · Average \$145K

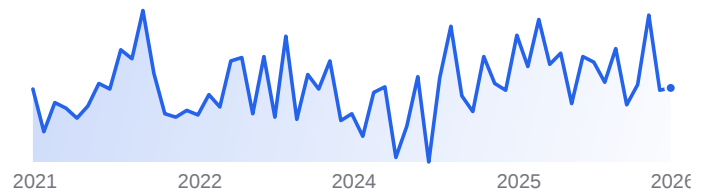
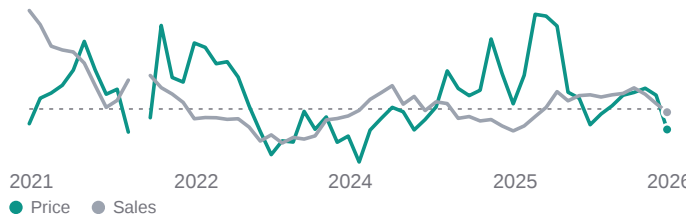


Growth (year over year)

Price -23.0% · Sales -3.7%

Price per square foot

\$83/ft²



Sale premium vs estimated value

-2.0%

Annual turnover (share of homes sold)

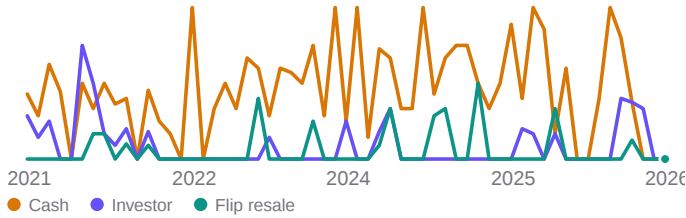
3.1%



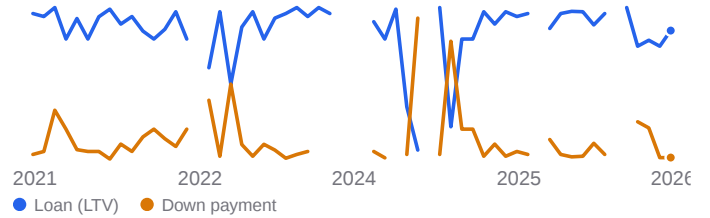
BUYERS & OUTCOMES

Buyer mix

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

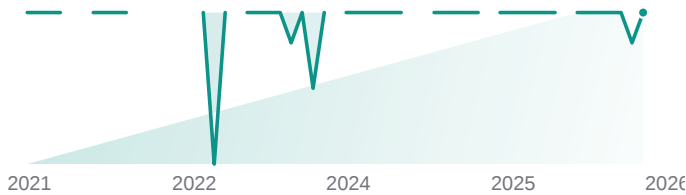


Financing (share of purchase price) Loan (LTV) 86% · Down payment 1.0%



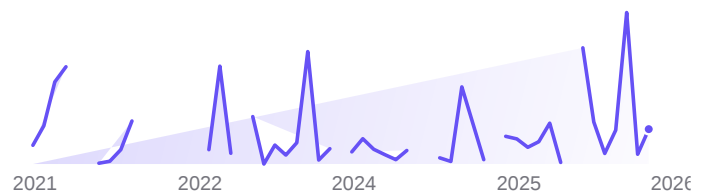
Sellers who sold at a gain

100%



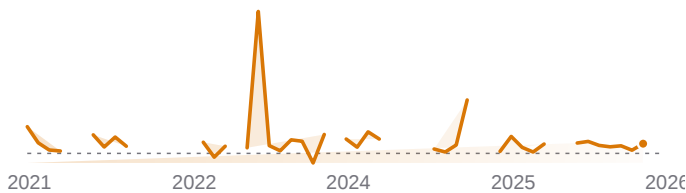
Typical hold before selling

4.0 yrs



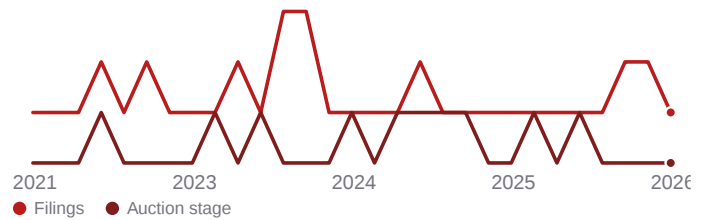
Median annualized return at resale

+8.2%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,698
Median value (AVM)	\$166K
Median size	1,620 ft²
Median bedrooms	3
Median year built	1955
Single family	78%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	4.1%
Owner occupied	72%
Company owned	12%
Median loan-to-value	38%
Typical ownership tenure	15.2 yrs

COMMUNITY

Population	5,480
Density	96 / mi²
Median household income	\$55K
Average household income	\$79K
Crime index (US avg 100)	99
Air pollution index (US avg 100)	224
Earthquake index (US avg 100)	40
Homes occupied	91%
Bachelor's or higher	9%
Poverty rate	13.9%
Unemployment	1.4%
Average temp	51°F
Annual precip	41 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.