

Evansville 47720

ZIP code · IN · Indiana · Vanderburgh County · Evansville

SELLER'S MARKET

\$308K

MEDIAN SALE PRICE

+46.6%

1-YR CHANGE

160

SALES (12 MO)

\$260K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 72 / 100

Buyer's market

Balanced

Seller's market

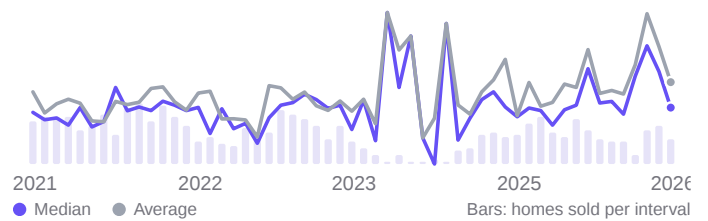
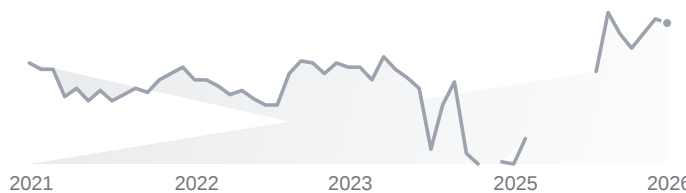
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

72 / 100

Sale prices

Median \$218K · Average \$288K

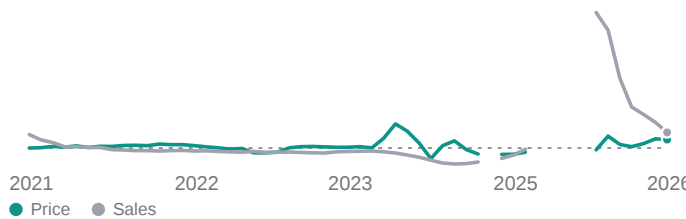


Growth (year over year)

Price +46.6% · Sales +86.0%

Price per square foot

\$155/ft²

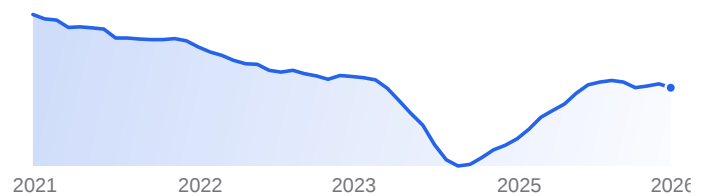


Sale premium vs estimated value

-5.1%

Annual turnover (share of homes sold)

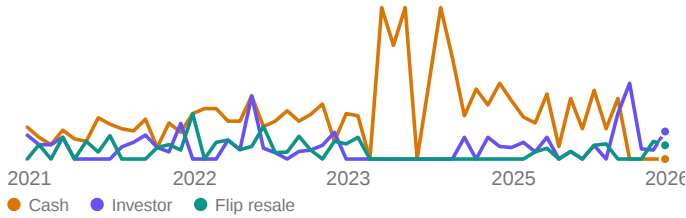
2.7%



BUYERS & OUTCOMES

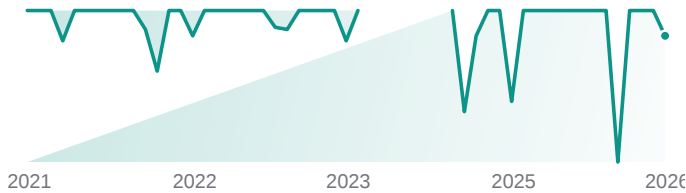
Buyer mix

Cash 0% · Investor 18% · Flip resale 9.1%



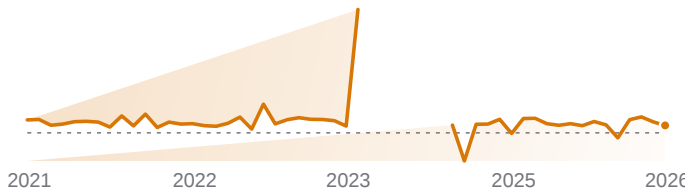
Sellers who sold at a gain

83%

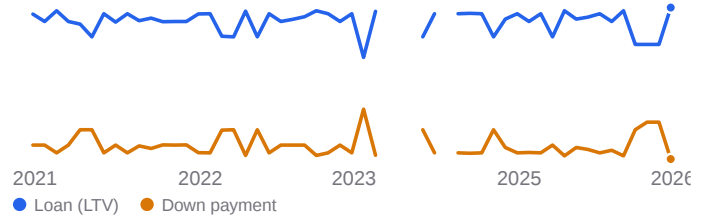


Median annualized return at resale

+4.1%

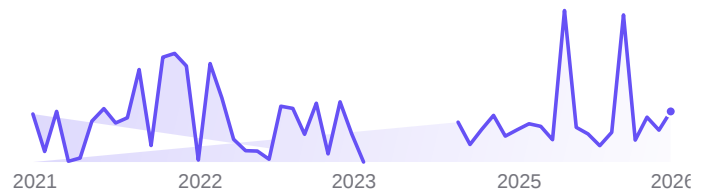


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



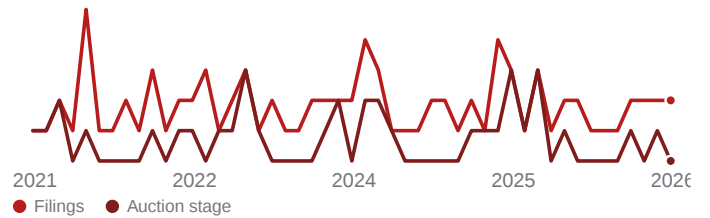
Typical hold before selling

5.6 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	5,878
Median value (AVM)	\$260K
Median size	1,622 ft²
Median bedrooms	3
Median year built	1965
Single family	88%
Condos	0.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	3.0%
Owner occupied	91%
Company owned	8.7%
Median loan-to-value	46%

Typical ownership tenure

17.1 yrs

COMMUNITY

Population	16,882
Density	300 / mi²
Median household income	\$81K
Average household income	\$97K
Crime index (US avg 100)	96
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	167
Homes occupied	94%
Bachelor's or higher	22%
Poverty rate	7.2%
Unemployment	1.3%
Average temp	56°F
Annual precip	46 in
Sunshine	59%

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.