

Evansville 47725

ZIP code · IN · Indiana · Vanderburgh County · Evansville

SELLER'S MARKET

\$326K

MEDIAN SALE PRICE

+2.9%

1-YR CHANGE

321

SALES (12 MO)

\$323K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 68 / 100

Buyer's market

Balanced

Seller's market

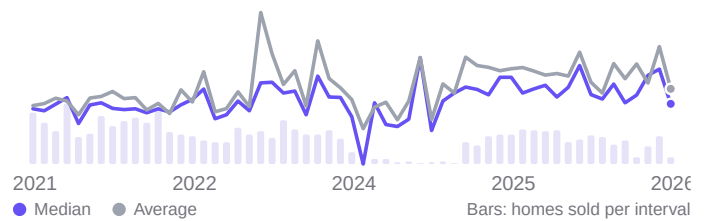
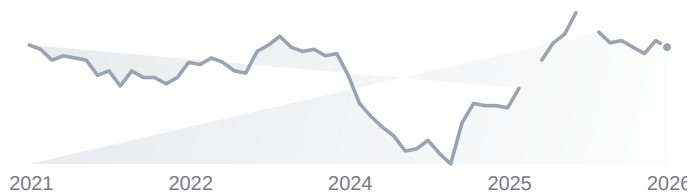
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

68 / 100

Sale prices

Median \$273K · Average \$311K

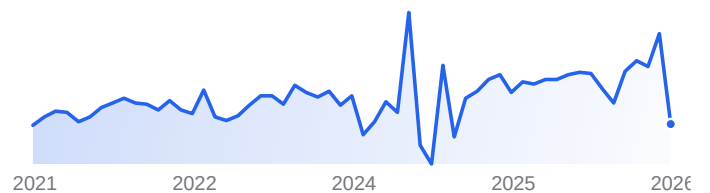
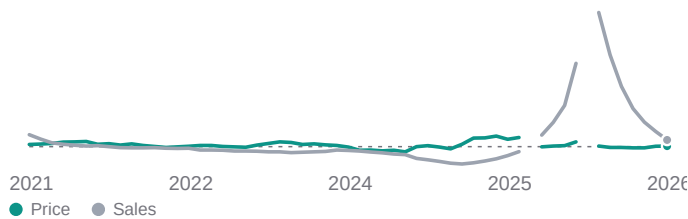


Growth (year over year)

Price +2.9% · Sales +34.3%

Price per square foot

\$133/ft²

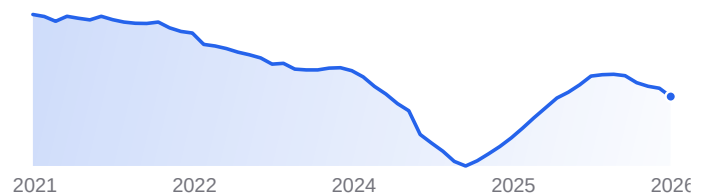


Sale premium vs estimated value

-11.4%

Annual turnover (share of homes sold)

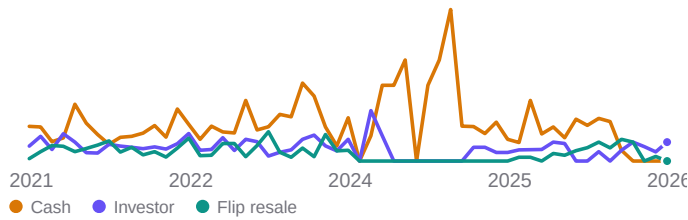
3.9%



BUYERS & OUTCOMES

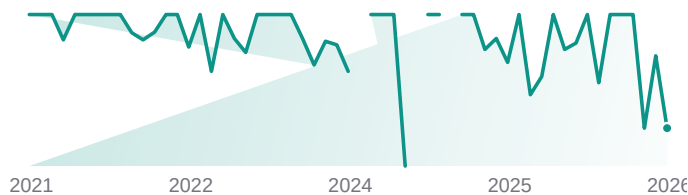
Buyer mix

Cash 0% · Investor 13% · Flip resale 0%



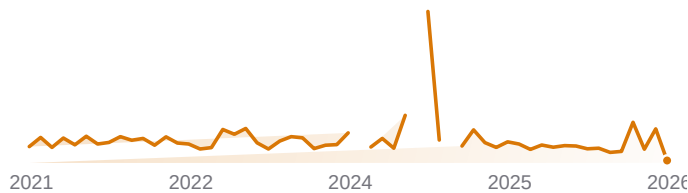
Sellers who sold at a gain

75%

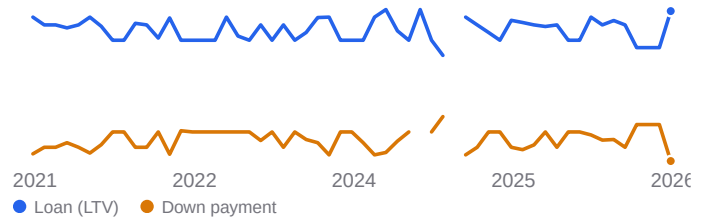


Median annualized return at resale

+0.7%

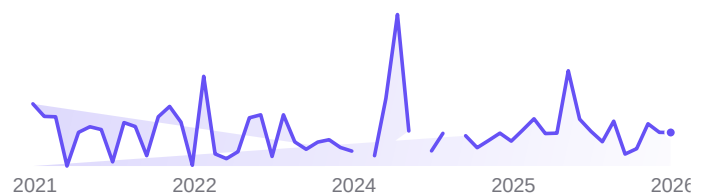


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



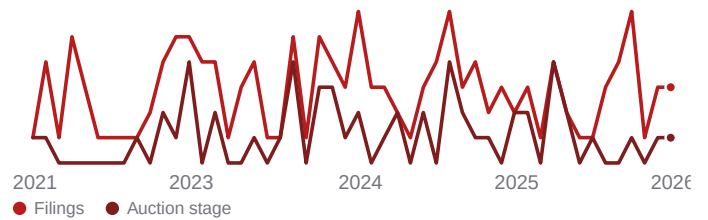
Typical hold before selling

4.2 yrs



Preforeclosure filings

Filings 3 · Auction stage 1



HOUSING STOCK

Homes	8,149
Median value (AVM)	\$323K
Median size	1,982 ft²
Median bedrooms	3
Median year built	2002
Single family	93%
Condos	2.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	2.0%
Owner occupied	94%
Company owned	8.3%
Median loan-to-value	53%

Typical ownership tenure

9.2 yrs

COMMUNITY

Population	20,520
Density	374 / mi²
Median household income	\$106K
Average household income	\$131K
Crime index (US avg 100)	30
Air pollution index (US avg 100)	95
Earthquake index (US avg 100)	149
Homes occupied	96%
Bachelor's or higher	29%
Poverty rate	2.7%
Unemployment	1.4%
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.