

Lecompton 66050

ZIP code · KS · Kansas > Douglas County > Lecompton

\$381K

MEDIAN SALE PRICE

5

SALES (12 MO)

\$354K

MEDIAN VALUE (AVM)

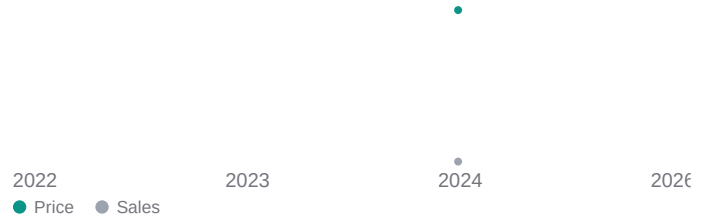
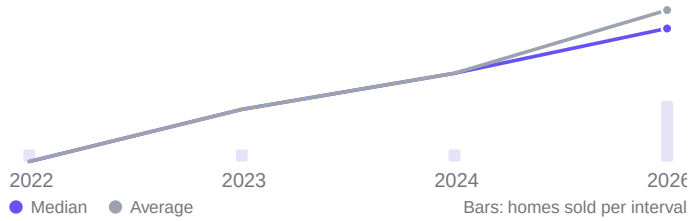
MARKET TRENDS (5 YEARS)

Sale prices

Median \$310K · Average \$346K

Growth (year over year)

Price +48.1% · Sales +0.0%

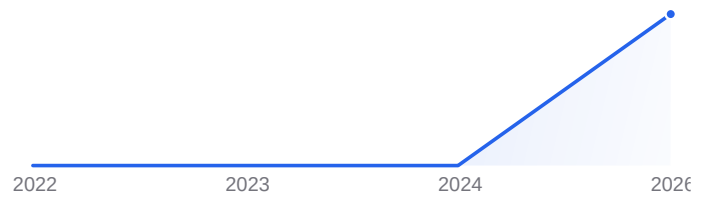


Price per square foot

\$199/ft²

Annual turnover (share of homes sold)

0.7%



BUYERS & OUTCOMES

Buyer mix

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

Financing (share of purchase price) Loan (LTV) 75% · Down payment 5.8%



HOUSING STOCK

Homes	735
Median value (AVM)	\$354K
Median size	1,550 ft²
Median bedrooms	3
Median year built	1981
Single family	76%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	2.7%
Owner occupied	77%
Company owned	14%
Median loan-to-value	40%
Typical ownership tenure	20.1 yrs

COMMUNITY

Population	2,055
Density	46 / mi²
Median household income	\$84K
Average household income	\$119K
Crime index (US avg 100)	47
Air pollution index (US avg 100)	81
Earthquake index (US avg 100)	32
Homes occupied	94%
Bachelor's or higher	23%

Poverty rate	5.9%
Unemployment	1.0%
Average temp	55°F
Annual precip	38 in
Sunshine	61%

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.