

Princeton 75407

ZIP code · TX · Texas > Collin County > Princeton

SELLER'S MARKET

\$274K

MEDIAN SALE PRICE

294

SALES (12 MO)

\$292K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 73 / 100



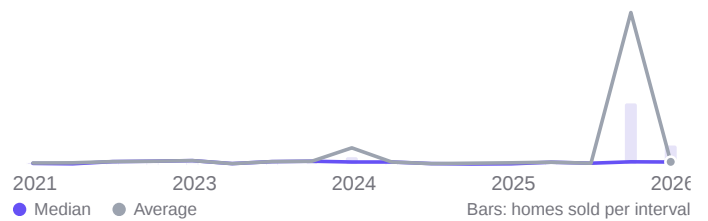
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

73 / 100

Sale prices

Median \$263K · Average \$285K

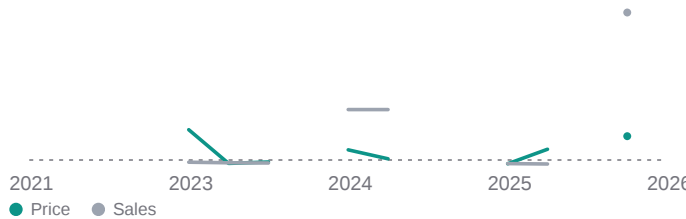


Growth (year over year)

Price +503.7% · Sales +3128.6%

Price per square foot

\$142/ft²

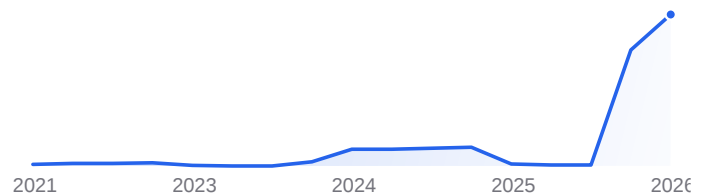


Sale premium vs estimated value

-4.1%

Annual turnover (share of homes sold)

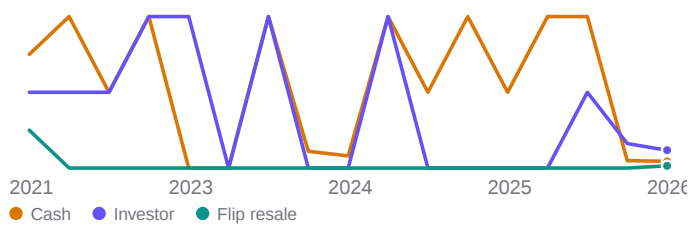
1.3%



BUYERS & OUTCOMES

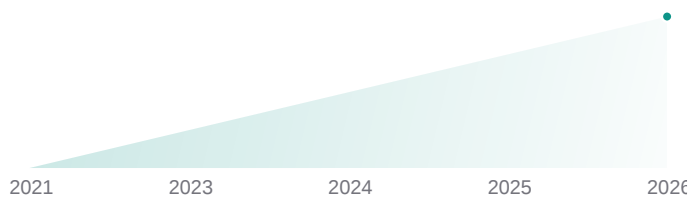
Buyer mix

Cash 4.4% · Investor 12% · Flip resale 1.5%



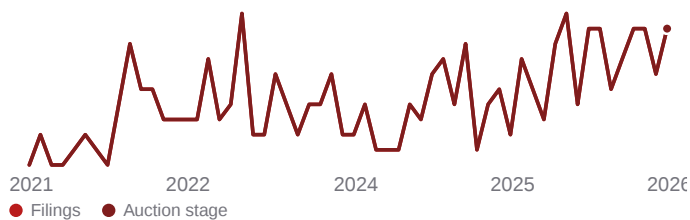
Sellers who sold at a gain

100%

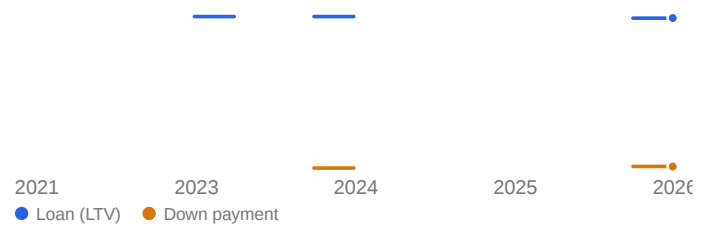


Preforeclosure filings

Filings 10 · Auction stage 10

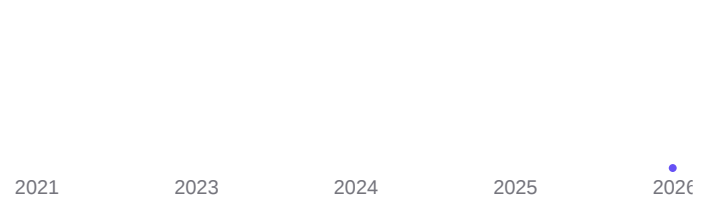


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Typical hold before selling

0.1 yrs



HOUSING STOCK

Homes	22,155
Median value (AVM)	\$292K
Median size	1,749 ft²
Median bedrooms	4
Median year built	2021
Single family	86%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	30%
Underwater (LTV 125% or more)	2.4%
Owner occupied	75%
Company owned	15%
Median loan-to-value	81%
Typical ownership tenure	3.6 yrs

COMMUNITY

Population	27,603
Density	420 / mi²
Median household income	\$83K
Average household income	\$99K
Crime index (US avg 100)	117
Air pollution index (US avg 100)	97
Earthquake index (US avg 100)	33
Homes occupied	96%
Bachelor's or higher	17%
Poverty rate	6.2%
Unemployment	1.4%
Average temp	65°F
Annual precip	41 in
Sunshine	62%

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.