

Dalmatia

Community · PA · Pennsylvania > Northumberland County

STRONG SELLER'S MARKET

\$203K

MEDIAN SALE PRICE

+133.7%

1-YR CHANGE

26

SALES (12 MO)

\$218K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 92 / 100

Buyer's market

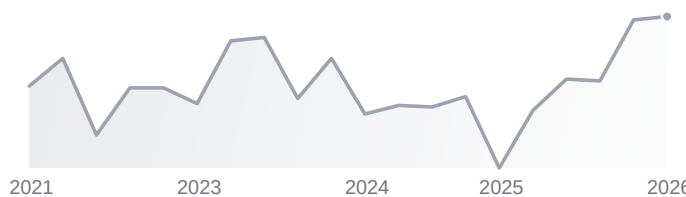
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

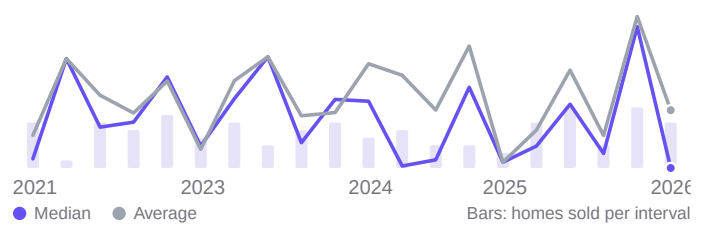
Market temperature (0–100)

92 / 100



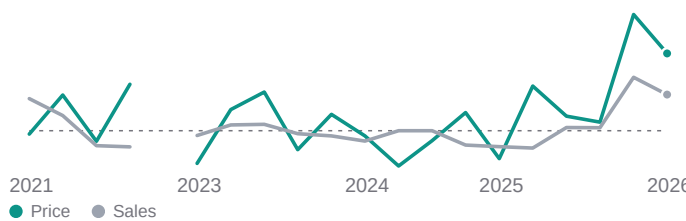
Sale prices

Median \$80K · Average \$159K



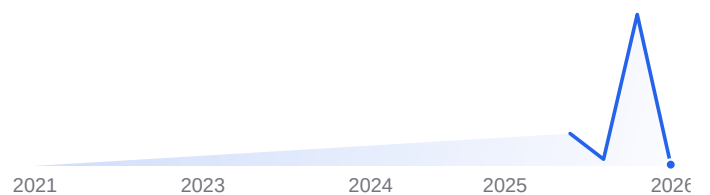
Growth (year over year)

Price +133.7% · Sales +62.5%



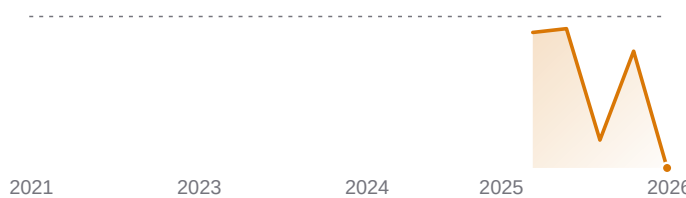
Price per square foot

\$52/ft²



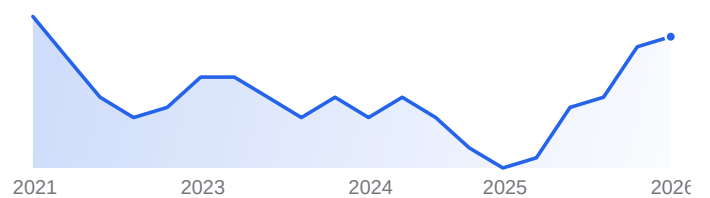
Sale premium vs estimated value

-52.5%



Annual turnover (share of homes sold)

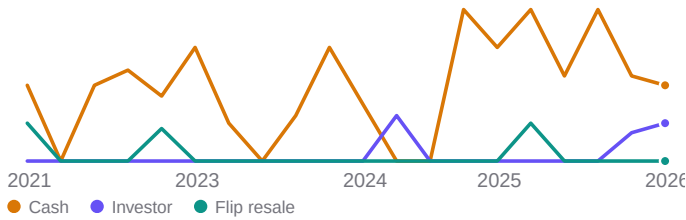
4.2%



BUYERS & OUTCOMES

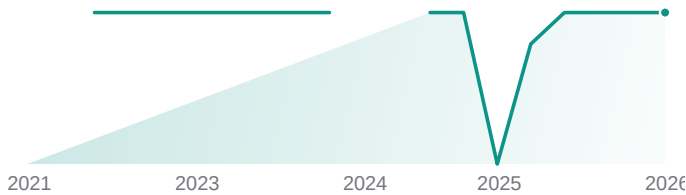
Buyer mix

Cash 33% · Investor 17% · Flip resale 0%



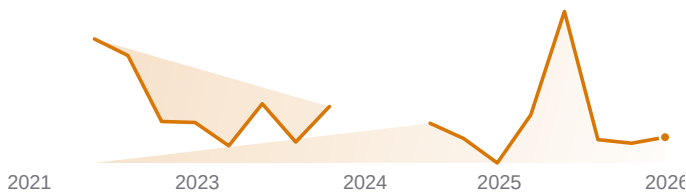
Sellers who sold at a gain

100%

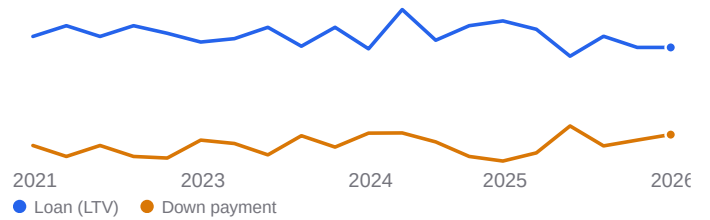


Median annualized return at resale

+6.7%

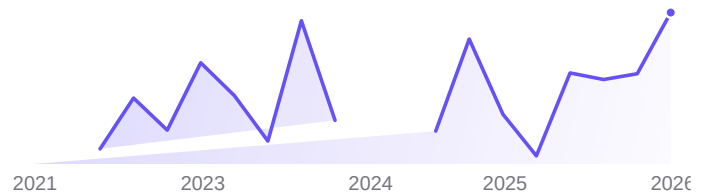


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

12.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	624
Median value (AVM)	\$218K
Median size	1,363 ft²
Median bedrooms	3
Median year built	1965
Single family	95%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	3.0%
Owner occupied	77%
Company owned	5.9%
Median loan-to-value	41%
Typical ownership tenure	11.4 yrs

COMMUNITY

Population	458
Density	672 / mi²
Median household income	\$65K
Average household income	\$77K
Crime index (US avg 100)	152
Air pollution index (US avg 100)	107
Earthquake index (US avg 100)	45
Homes occupied	94%
Bachelor's or higher	14%
Poverty rate	7.4%
Unemployment	1.3%
Average temp	50°F
Annual precip	43 in
Sunshine	51%

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.