

Prospect

Community · OR · Oregon > Jackson County

BUYER'S MARKET

\$349K

MEDIAN SALE PRICE

7

SALES (12 MO)

\$277K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



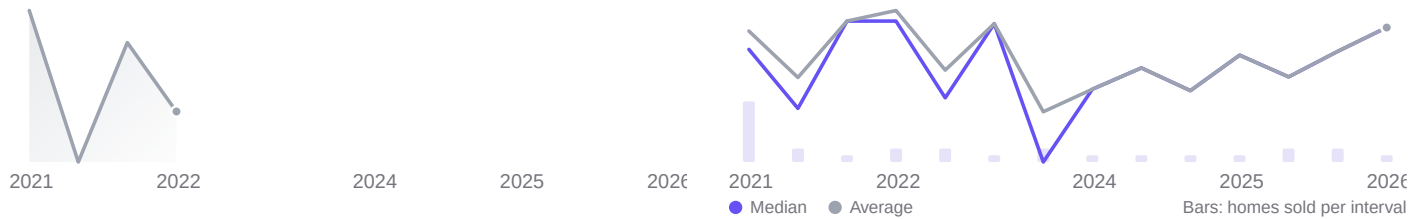
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

37 / 100

Sale prices

Median \$360K · Average \$360K

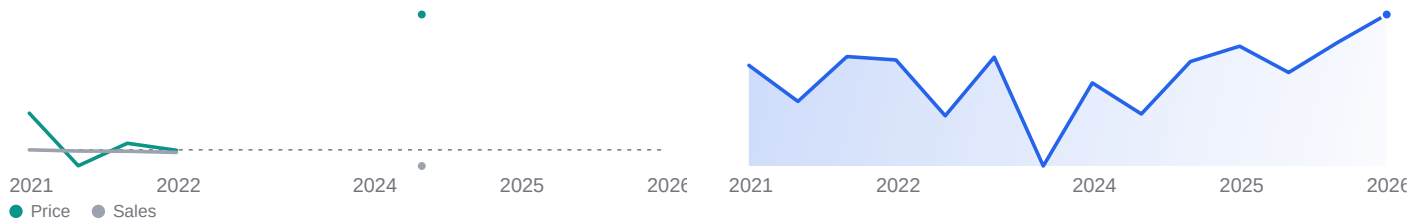


Growth (year over year)

Price +502.9% · Sales -60.0%

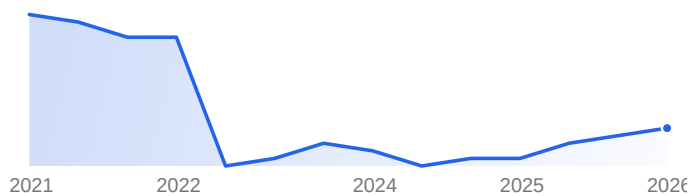
Price per square foot

\$306/ft²



Annual turnover (share of homes sold)

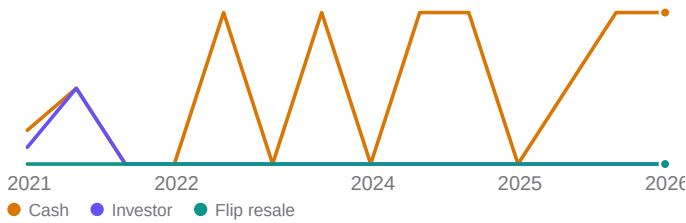
1.4%



BUYERS & OUTCOMES

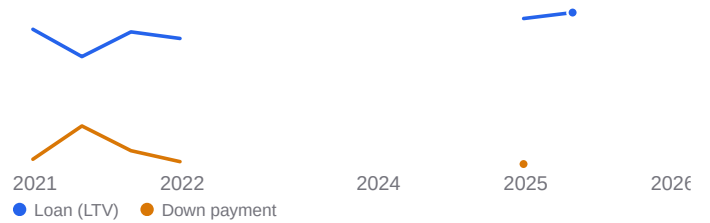
Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



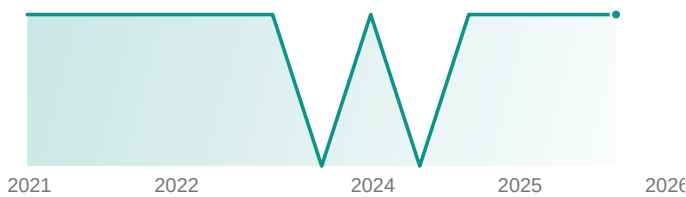
Financing (share of purchase price)

Loan (LTV) 102% · Down payment 1.8%



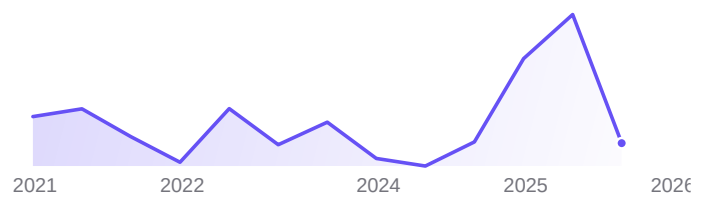
Sellers who sold at a gain

100%



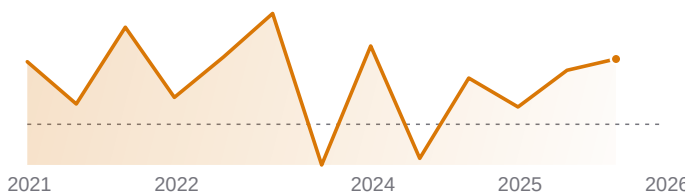
Typical hold before selling

6.7 yrs



Median annualized return at resale

+10.3%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	517
Median value (AVM)	\$277K
Median size	1,296 ft²
Median bedrooms	3
Median year built	1973
Single family	55%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	6.5%
Owner occupied	62%
Company owned	15%
Median loan-to-value	30%
Typical ownership tenure	12.7 yrs

COMMUNITY

Population	443
Density	127 / mi²
Median household income	\$64K
Average household income	\$75K
Crime index (US avg 100)	175
Air pollution index (US avg 100)	119
Earthquake index (US avg 100)	236
Homes occupied	83%
Bachelor's or higher	10%
Poverty rate	10.2%
Unemployment	1.1%
Average temp	48°F
Annual precip	49 in
Sunshine	48%

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.