

Kasilof

Community · AK · Alaska > Kenai Peninsula Borough

\$446K

MEDIAN SALE PRICE

6

SALES (12 MO)

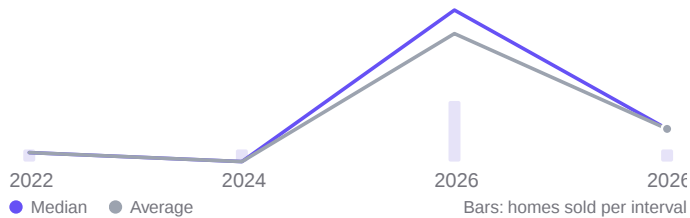
\$322K

MEDIAN VALUE (AVM)

MARKET TRENDS (5 YEARS)

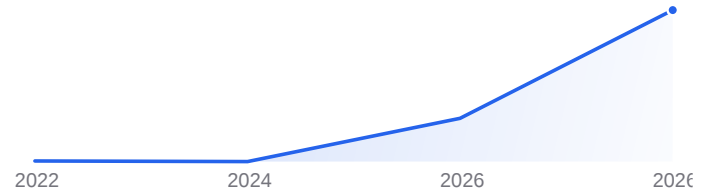
Sale prices

Median \$261K · Average \$261K



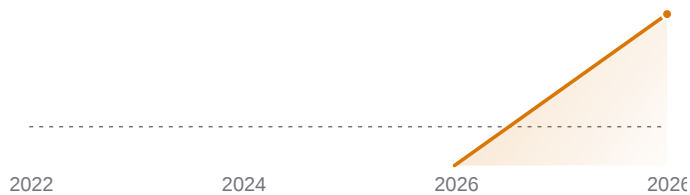
Price per square foot

\$724/ft²



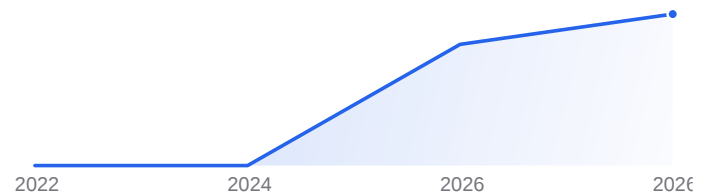
Sale premium vs estimated value

+70.3%



Annual turnover (share of homes sold)

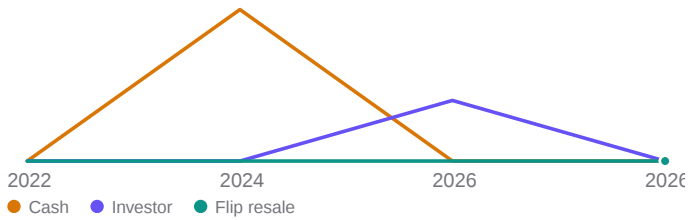
0.3%



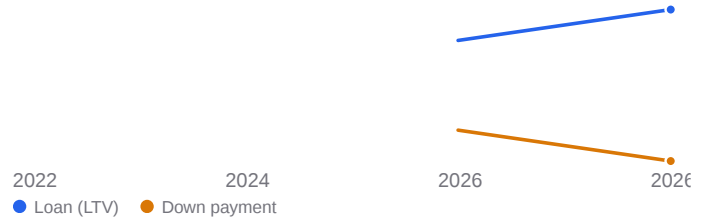
BUYERS & OUTCOMES

Buyer mix

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



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



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,875
Median value (AVM)	\$322K
Median size	1,209 ft²
Median bedrooms	3
Median year built	1997
Single family	60%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	1.2%
Owner occupied	58%
Company owned	9.4%
Median loan-to-value	36%
Typical ownership tenure	11.7 yrs

COMMUNITY

Population	560
Density	54 / mi²
Median household income	\$53K

Average household income	\$79K
Crime index (US avg 100)	161
Air pollution index (US avg 100)	68
Earthquake index (US avg 100)	0
Homes occupied	77%
Bachelor's or higher	23%
Poverty rate	14.6%
Unemployment	1.7%
Average temp	34°F
Annual precip	20 in
Sunshine	42%

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.