

Lemont

Community · PA · Pennsylvania > Centre County

STRONG SELLER'S MARKET

\$357K

MEDIAN SALE PRICE

+197.1%

1-YR CHANGE

16

SALES (12 MO)

\$370K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 95 / 100

Buyer's market

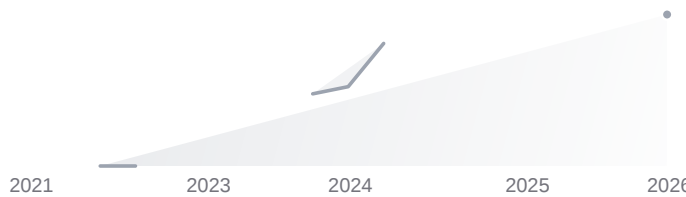
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

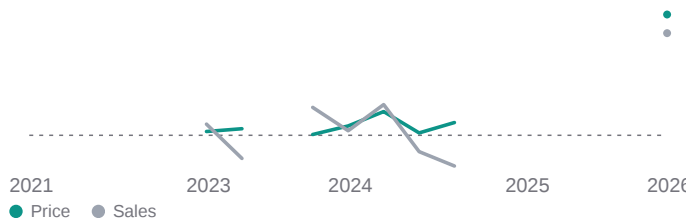
Market temperature (0–100)

95 / 100



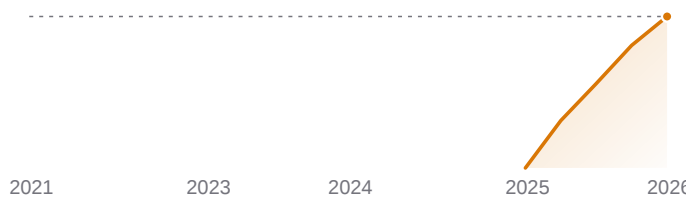
Growth (year over year)

Price +197.1% · Sales +166.7%



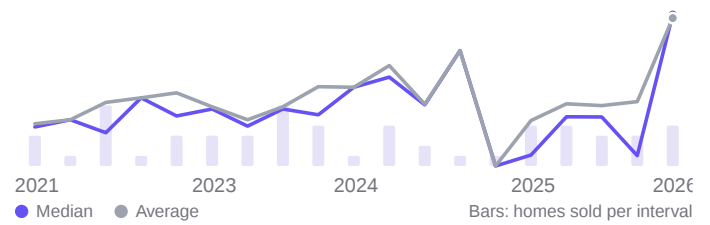
Sale premium vs estimated value

+0.0%



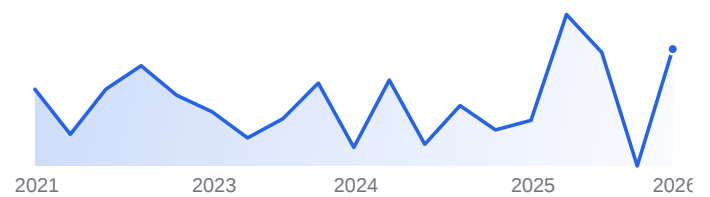
Sale prices

Median \$537K · Average \$529K



Price per square foot

\$243/ft²



Annual turnover (share of homes sold)

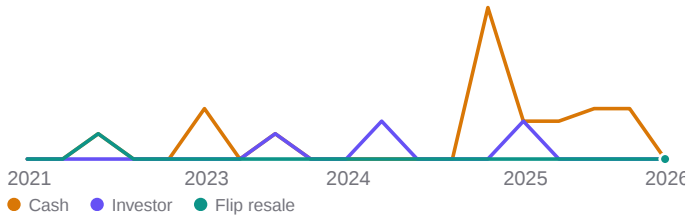
4.7%



BUYERS & OUTCOMES

Buyer mix

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



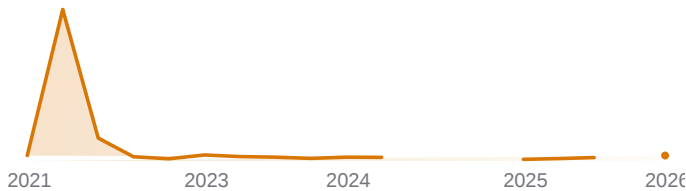
Sellers who sold at a gain

100%

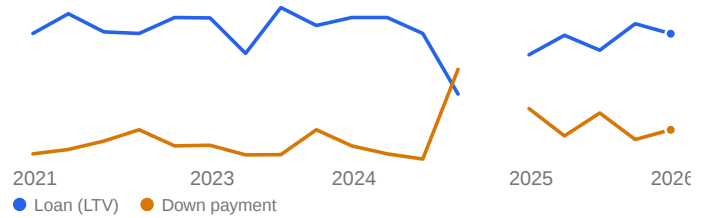


Median annualized return at resale

+7.8%

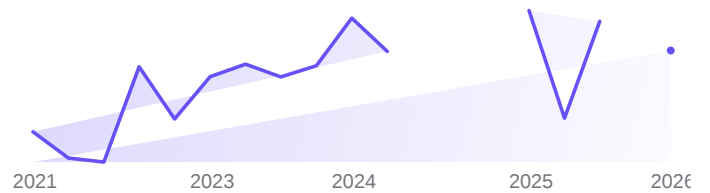


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

6.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	341
Median value (AVM)	\$370K
Median size	1,712 ft²
Median bedrooms	3
Median year built	1978
Single family	98%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	2.1%
Owner occupied	49%
Company owned	5.9%
Median loan-to-value	49%
Typical ownership tenure	17.0 yrs

COMMUNITY

Population	2,315
Density	1,839 / mi²
Median household income	\$86K
Average household income	\$122K
Crime index (US avg 100)	146
Air pollution index (US avg 100)	101
Earthquake index (US avg 100)	33
Homes occupied	94%
Bachelor's or higher	30%
Poverty rate	4.9%
Unemployment	0.9%
Average temp	48°F
Annual precip	40 in
Sunshine	57%

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.