

Barry County, MI

County · MI · Michigan

BALANCED MARKET

\$271K

MEDIAN SALE PRICE

-5.7%

1-YR CHANGE

1,015

SALES (12 MO)

\$293K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 46 / 100



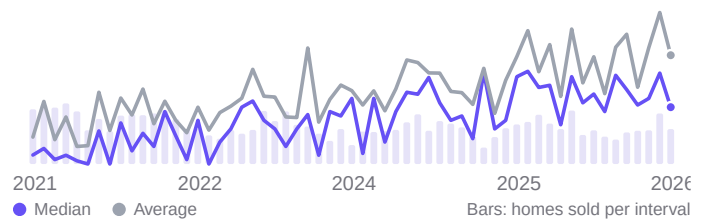
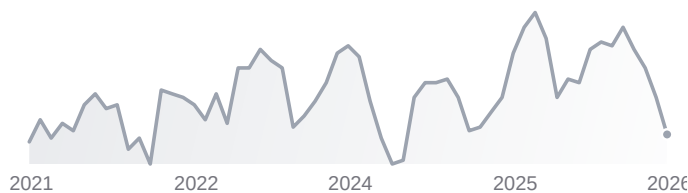
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

46 / 100

Sale prices

Median \$255K · Average \$315K

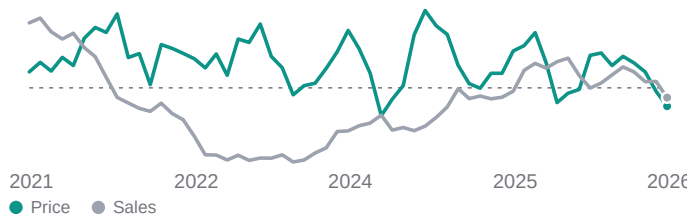


Growth (year over year)

Price -5.7% · Sales -3.1%

Price per square foot

\$214/ft²

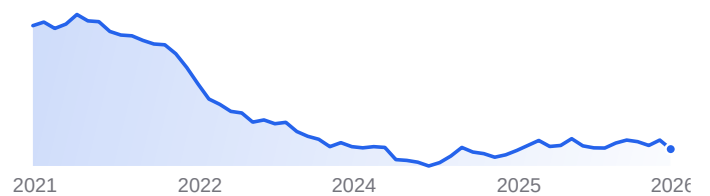
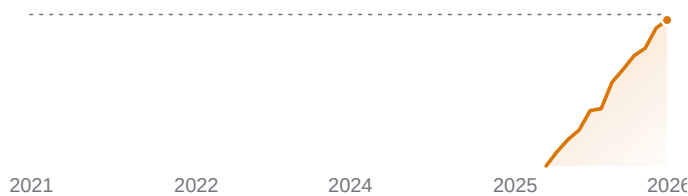


Sale premium vs estimated value

-0.1%

Annual turnover (share of homes sold)

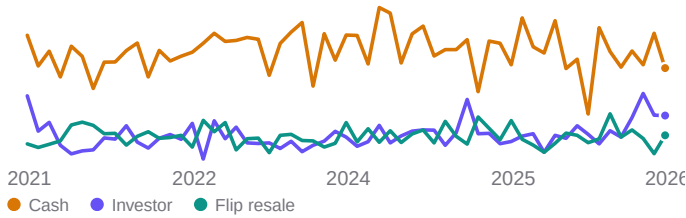
3.7%



BUYERS & OUTCOMES

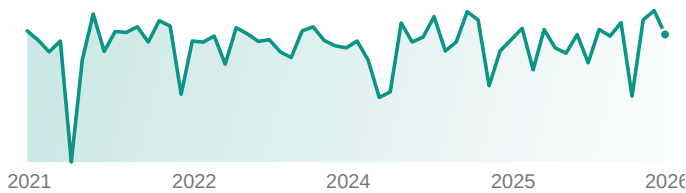
Buyer mix

Cash 28% · Investor 13% · Flip resale 7.2%



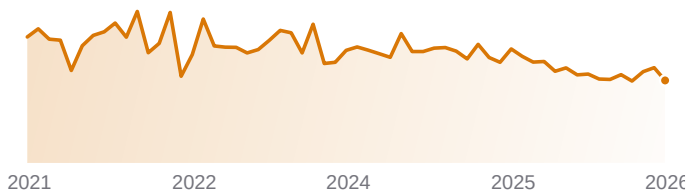
Sellers who sold at a gain

94%

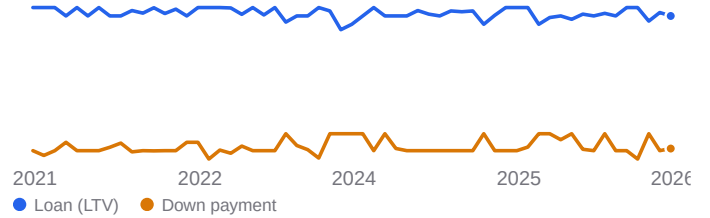


Median annualized return at resale

+6.7%

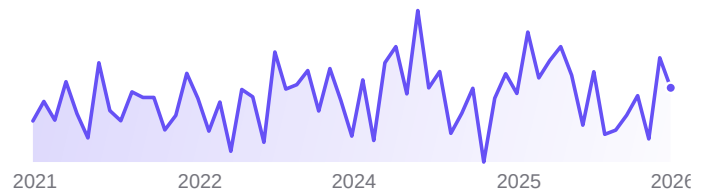


Financing (share of purchase price) Loan (LTV) 90% · Down payment 11%



Typical hold before selling

5.1 yrs



Preforeclosure filings

Filings 5 · Auction stage 5



HOUSING STOCK

Homes	27,245
Median value (AVM)	\$293K
Median size	1,456 ft²
Median bedrooms	3
Median year built	1979
Single family	90%
Condos	2.5%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	1.6%
Owner occupied	83%
Company owned	14%
Median loan-to-value	37%

Typical ownership tenure

16.9 yrs

COMMUNITY

Population	64,408
Density	116 / mi²
Median household income	\$76K
Average household income	\$100K
Crime index (US avg 100)	110
Air pollution index (US avg 100)	75
Earthquake index (US avg 100)	22
Homes occupied	88%
Bachelor's or higher	15%
Poverty rate	7.4%
Unemployment	1.3%
Average temp	48°F
Annual precip	36 in
Sunshine	46%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.