

Ashland County, OH

County · OH · Ohio

SELLER'S MARKET

\$222K

MEDIAN SALE PRICE

+7.1%

1-YR CHANGE

782

SALES (12 MO)

\$212K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 73 / 100



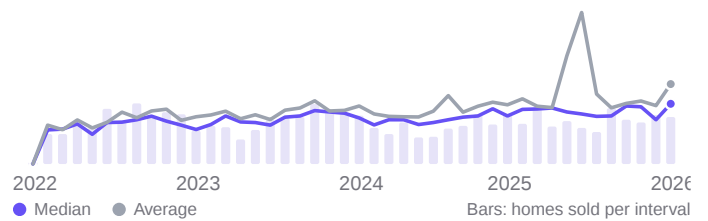
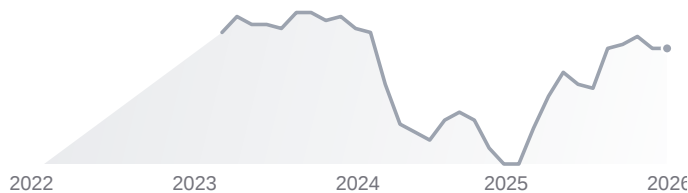
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

73 / 100

Sale prices

Median \$246K · Average \$321K

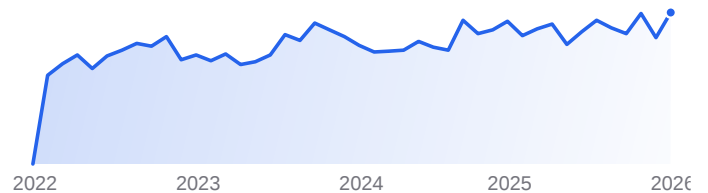
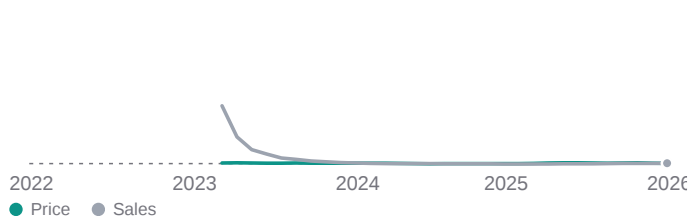


Growth (year over year)

Price +7.1% · Sales +12.0%

Price per square foot

\$167/ft²

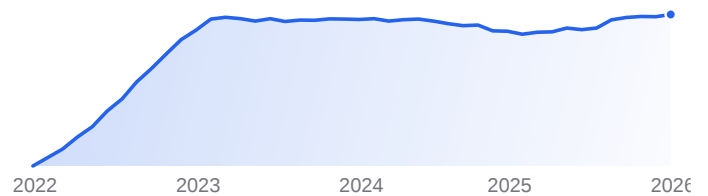
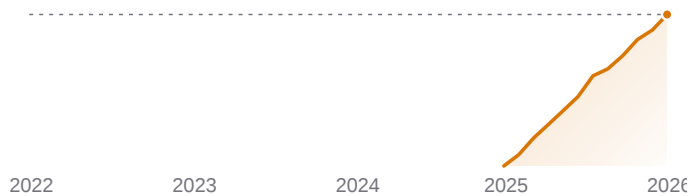


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

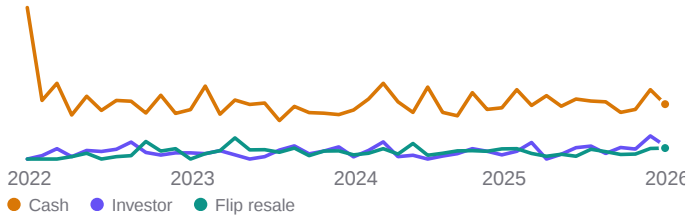
3.9%



BUYERS & OUTCOMES

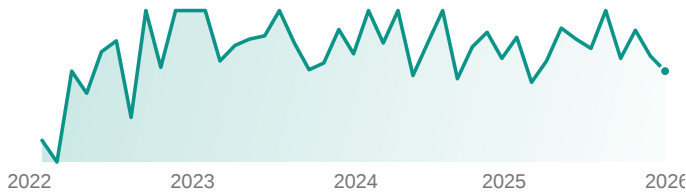
Buyer mix

Cash 36% · Investor 8.7% · Flip resale 7.2%



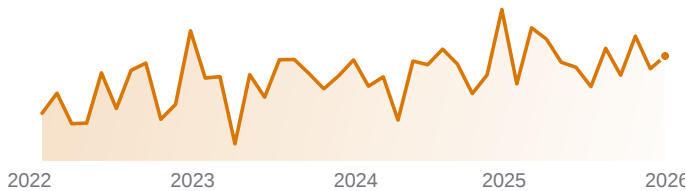
Sellers who sold at a gain

87%

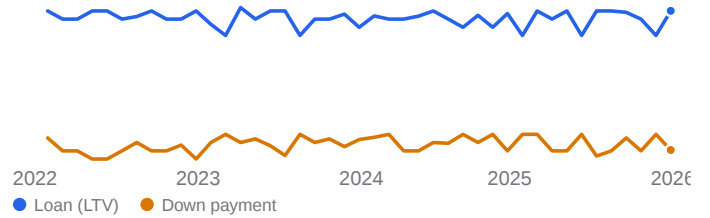


Median annualized return at resale

+5.9%

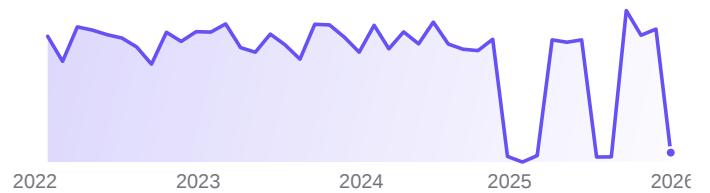


Financing (share of purchase price) Loan (LTV) 95% · Down payment 10%



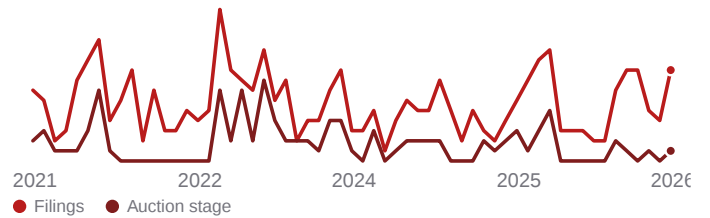
Typical hold before selling

3.0 yrs



Preforeclosure filings

Filings 9 · Auction stage 1



HOUSING STOCK

Homes	19,844
Median value (AVM)	\$212K
Median size	1,518 ft²
Median bedrooms	3
Median year built	1966
Single family	90%
Condos	2.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	75%
Underwater (LTV 125% or more)	1.9%
Owner occupied	82%
Company owned	18%
Median loan-to-value	24%

Typical ownership tenure

9.8 yrs

COMMUNITY

Population	52,744
Density	125 / mi²
Median household income	\$65K
Average household income	\$80K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	141
Earthquake index (US avg 100)	32
Homes occupied	91%
Bachelor's or higher	15%
Poverty rate	10.6%
Unemployment	1.3%
Average temp	49°F
Annual precip	39 in
Sunshine	50%

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.