

Marion County, OH

County · OH · Ohio

BALANCED MARKET

\$160K

MEDIAN SALE PRICE

-9.9%

1-YR CHANGE

1,044

SALES (12 MO)

\$161K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100



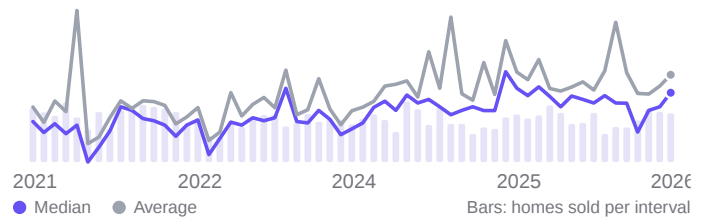
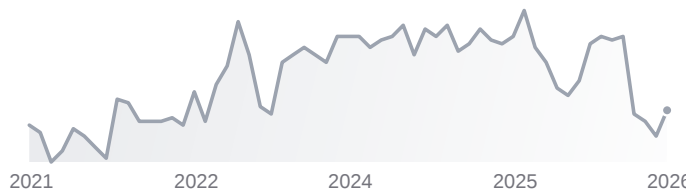
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$174K · Average \$198K

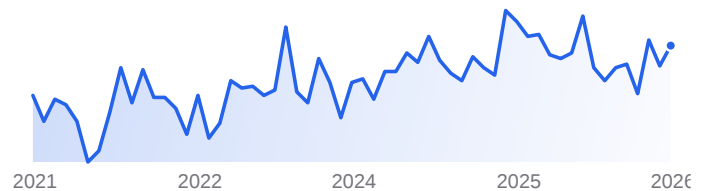
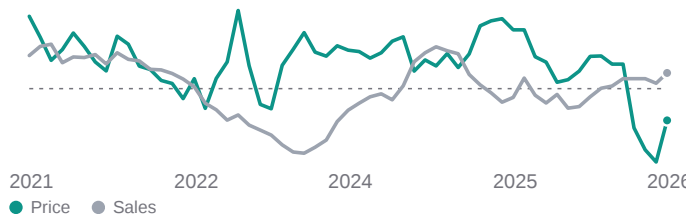


Growth (year over year)

Price -9.9% · Sales +4.9%

Price per square foot

\$129/ft²

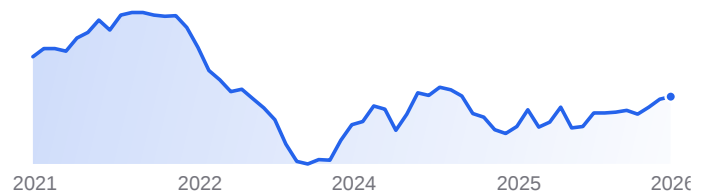
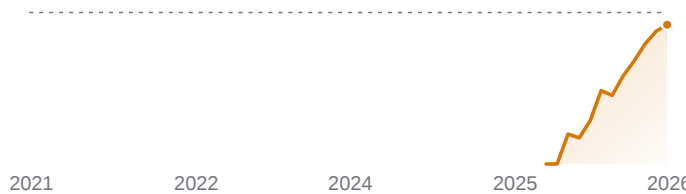


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

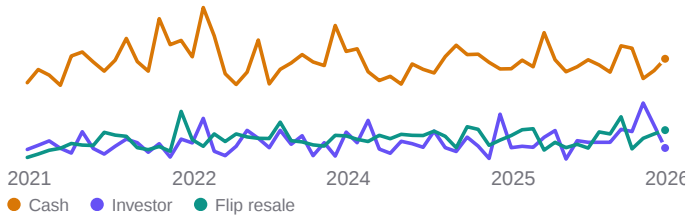
4.2%



BUYERS & OUTCOMES

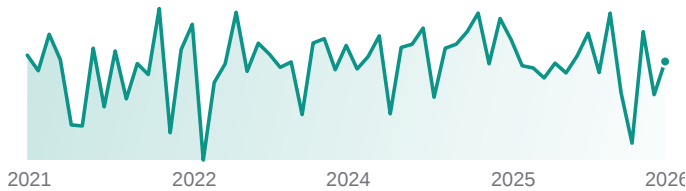
Buyer mix

Cash 36% · Investor 5.2% · Flip resale 11%



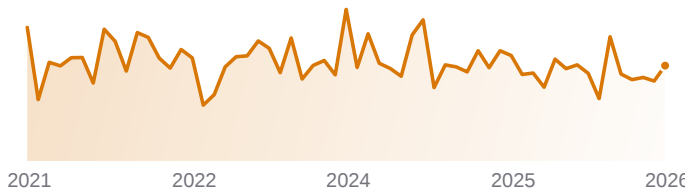
Sellers who sold at a gain

90%

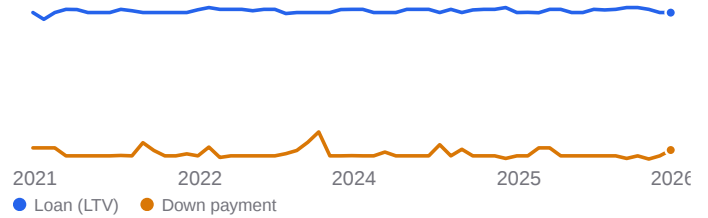


Median annualized return at resale

+8.0%

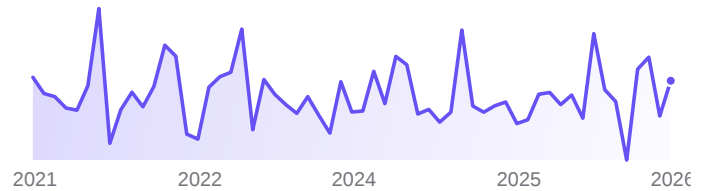


Financing (share of purchase price) Loan (LTV) 95% · Down payment 8.7%



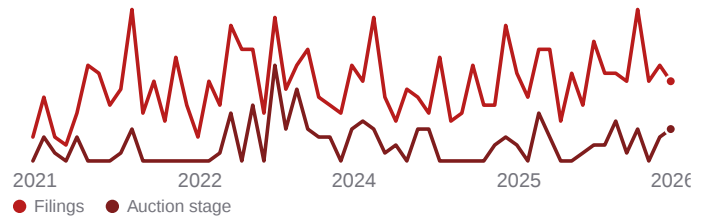
Typical hold before selling

5.7 yrs



Preforeclosure filings

Filings 10 · Auction stage 4



HOUSING STOCK

Homes	24,656
Median value (AVM)	\$161K
Median size	1,392 ft²
Median bedrooms	3
Median year built	1960
Single family	83%
Condos	2.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	3.2%
Owner occupied	92%
Company owned	13%
Median loan-to-value	40%

Typical ownership tenure

9.2 yrs

COMMUNITY

Population	65,355
Density	162 / mi²
Median household income	\$59K
Average household income	\$78K
Crime index (US avg 100)	106
Air pollution index (US avg 100)	177
Earthquake index (US avg 100)	38
Homes occupied	91%
Bachelor's or higher	9%
Poverty rate	15.9%
Unemployment	1.3%
Average temp	50°F
Annual precip	38 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.