

Perry County, OH

County · OH · Ohio

BALANCED MARKET

\$231K

MEDIAN SALE PRICE

+14.7%

1-YR CHANGE

421

SALES (12 MO)

\$166K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100



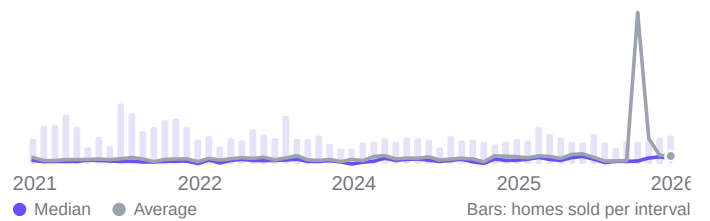
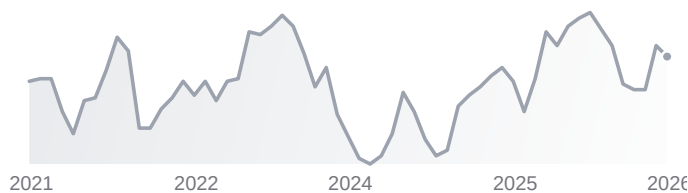
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

55 / 100

Sale prices

Median \$212K · Average \$277K

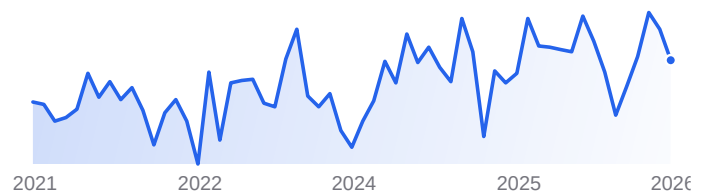
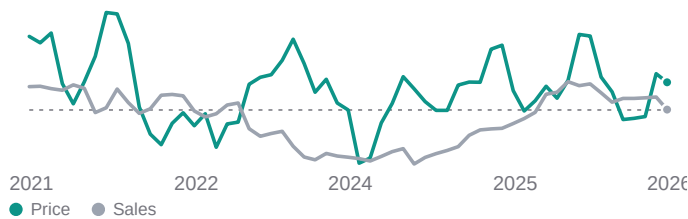


Growth (year over year)

Price +14.7% · Sales +0.2%

Price per square foot

\$146/ft²

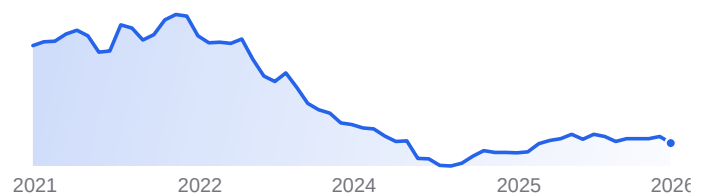
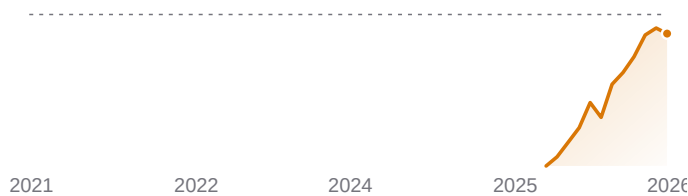


Sale premium vs estimated value

-0.7%

Annual turnover (share of homes sold)

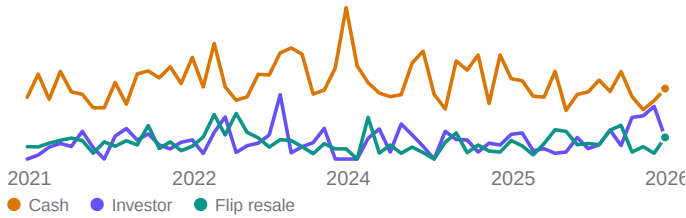
2.6%



BUYERS & OUTCOMES

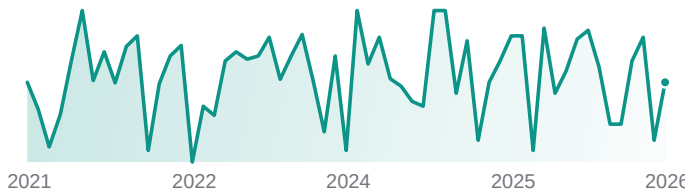
Buyer mix

Cash 32% · Investor 9.8% · Flip resale 9.8%



Sellers who sold at a gain

84%

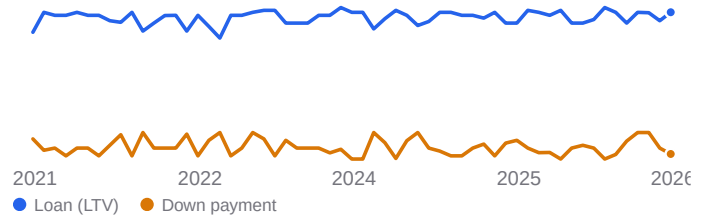


Median annualized return at resale

+5.5%

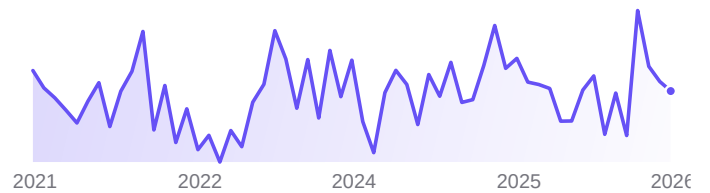


Financing (share of purchase price) Loan (LTV) 97% · Down payment 6.3%



Typical hold before selling

4.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	16,336
Median value (AVM)	\$166K
Median size	1,368 ft²
Median bedrooms	3
Median year built	1977
Single family	72%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	4.3%
Owner occupied	73%
Company owned	9.3%
Median loan-to-value	21%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	35,877
Density	88 / mi²
Median household income	\$63K
Average household income	\$79K
Crime index (US avg 100)	118
Air pollution index (US avg 100)	149
Earthquake index (US avg 100)	31
Homes occupied	92%
Bachelor's or higher	12%
Poverty rate	15.1%
Unemployment	1.5%
Average temp	52°F
Annual precip	41 in
Sunshine	49%

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.