

Linn County, OR

County · OR · Oregon

BALANCED MARKET

\$415K

MEDIAN SALE PRICE

+1.0%

1-YR CHANGE

1,504

SALES (12 MO)

\$415K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 45 / 100



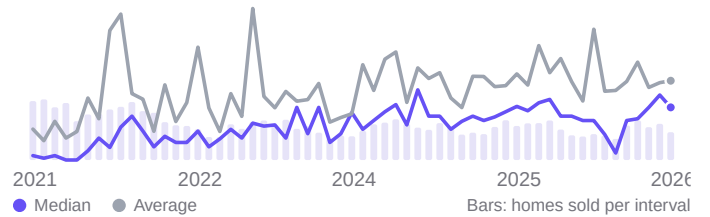
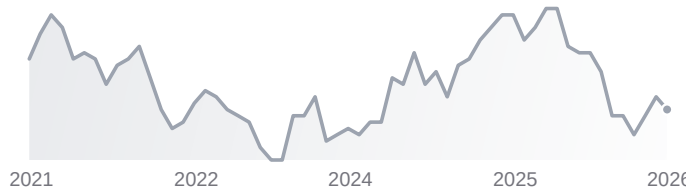
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

45 / 100

Sale prices

Median \$410K · Average \$440K

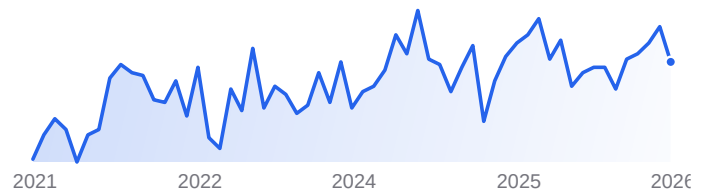
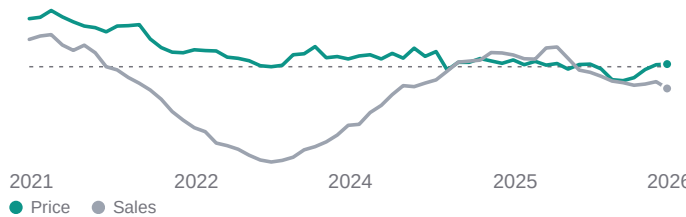


Growth (year over year)

Price +1.0% · Sales -8.1%

Price per square foot

\$273/ft²

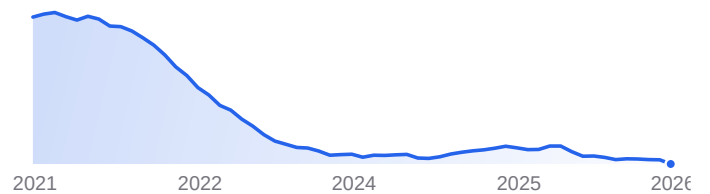
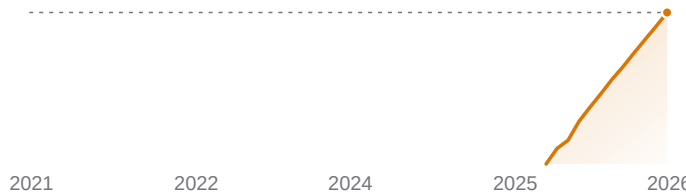


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

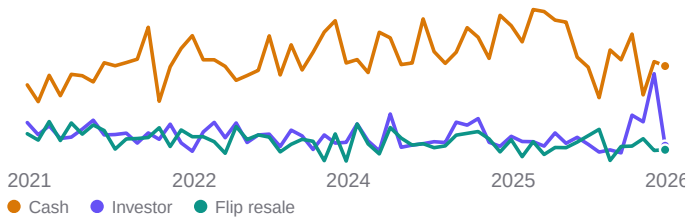
3.0%



BUYERS & OUTCOMES

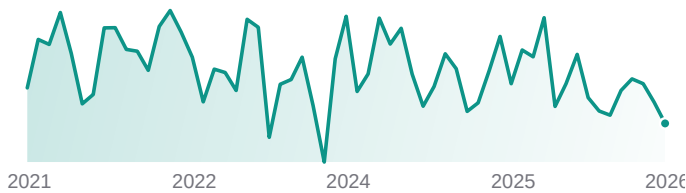
Buyer mix

Cash 22% · Investor 4.3% · Flip resale 3.4%



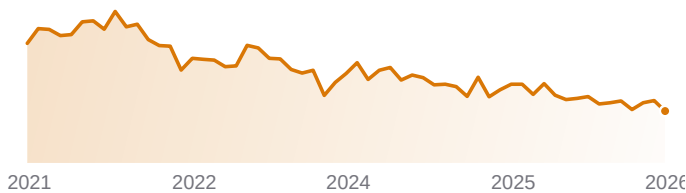
Sellers who sold at a gain

89%

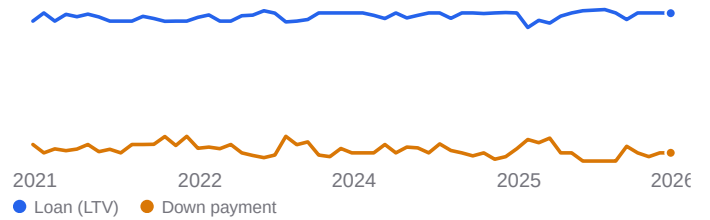


Median annualized return at resale

+4.5%

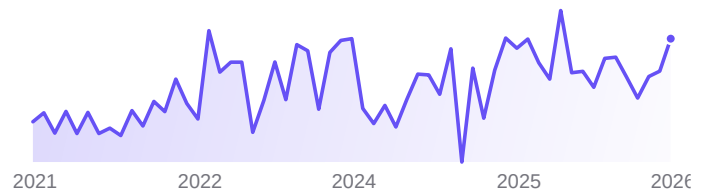


Financing (share of purchase price) Loan (LTV) 95% · Down payment 10%



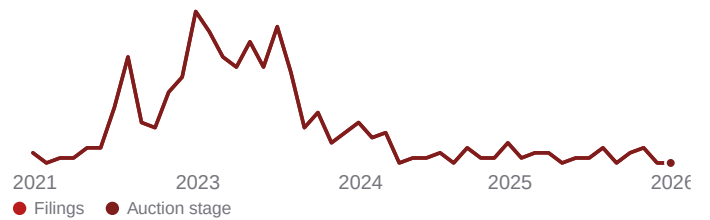
Typical hold before selling

7.4 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	49,313
Median value (AVM)	\$415K
Median size	1,481 ft²
Median bedrooms	3
Median year built	1978
Single family	69%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	1.1%
Owner occupied	77%
Company owned	20%
Median loan-to-value	40%
Typical ownership tenure	9.4 yrs

COMMUNITY

Population	133,439
Density	58 / mi²
Median household income	\$69K
Average household income	\$84K
Crime index (US avg 100)	103
Air pollution index (US avg 100)	110
Earthquake index (US avg 100)	140
Homes occupied	96%
Bachelor's or higher	14%
Poverty rate	12.1%
Unemployment	1.4%
Average temp	52°F
Annual precip	49 in
Sunshine	48%

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.