

# Oneida County, WI

County · WI · Wisconsin

**SELLER'S MARKET**

**\$316K**

MEDIAN SALE PRICE

**+5.0%**

1-YR CHANGE

**1,351**

SALES (12 MO)

**\$328K**

MEDIAN VALUE (AVM)

Market temperature

**Seller's market · 72 / 100**

Buyer's market

Balanced

Seller's market

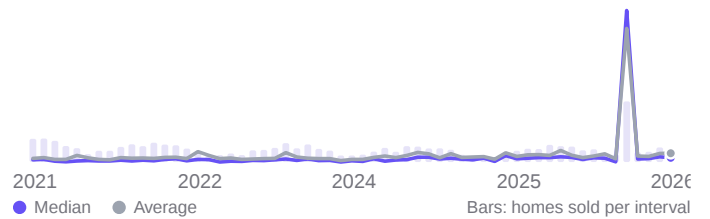
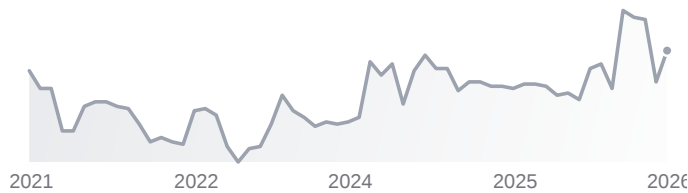
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

**72 / 100**

Sale prices

**Median \$315K · Average \$485K**

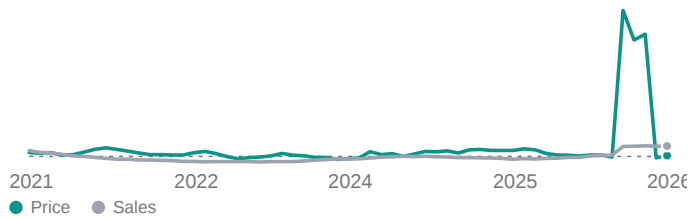


Growth (year over year)

**Price +5.0% · Sales +55.1%**

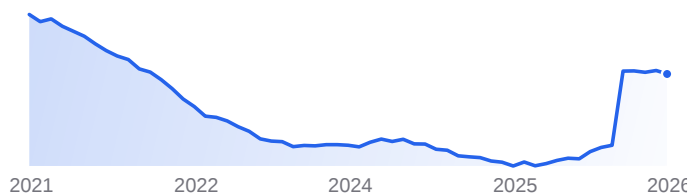
Sale premium vs estimated value

**-0.2%**



Annual turnover (share of homes sold)

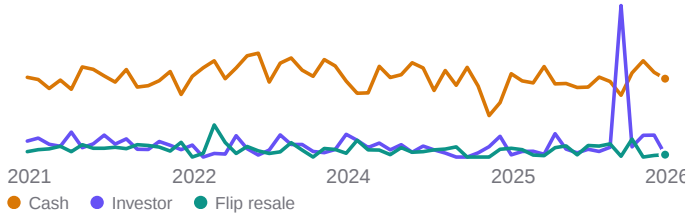
**4.5%**



## BUYERS & OUTCOMES

### Buyer mix

Cash 46% · Investor 1.4% · Flip resale 1.4%



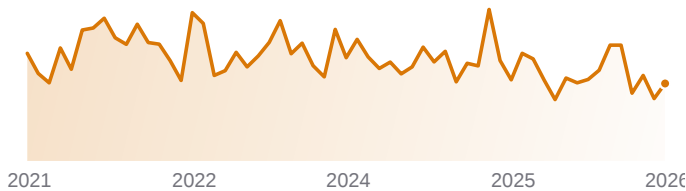
### Sellers who sold at a gain

92%

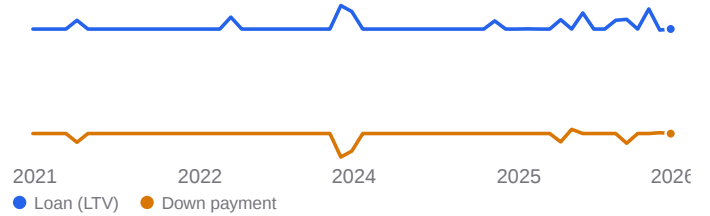


### Median annualized return at resale

+9.1%

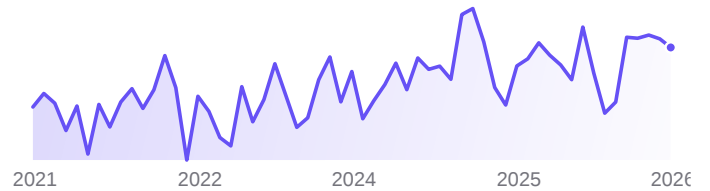


### Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



### Typical hold before selling

4.4 yrs



### Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |        |
|--------------------|--------|
| Homes              | 30,132 |
| Median value (AVM) | \$328K |
| Single family      | 98%    |
| Condos             | 1.1%   |

## EQUITY & OWNERSHIP

|                               |         |
|-------------------------------|---------|
| Equity rich (LTV 50% or less) | 78%     |
| Underwater (LTV 125% or more) | 1.7%    |
| Owner occupied                | 49%     |
| Company owned                 | 27%     |
| Median loan-to-value          | 9%      |
| Typical ownership tenure      | 5.8 yrs |

## COMMUNITY

|                                  |                 |
|----------------------------------|-----------------|
| Population                       | <b>38,450</b>   |
| Density                          | <b>35 / mi²</b> |
| Median household income          | <b>\$68K</b>    |
| Average household income         | <b>\$87K</b>    |
| Crime index (US avg 100)         | <b>113</b>      |
| Air pollution index (US avg 100) | <b>81</b>       |
| Earthquake index (US avg 100)    | <b>12</b>       |
| Homes occupied                   | <b>61%</b>      |
| Bachelor's or higher             | <b>17%</b>      |
| Poverty rate                     | <b>10.2%</b>    |
| Unemployment                     | <b>0.8%</b>     |
| Average temp                     | <b>40°F</b>     |
| Annual precip                    | <b>32 in</b>    |
| Sunshine                         | <b>54%</b>      |

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.