

Clairton

City · PA · Pennsylvania > Allegheny County

BALANCED MARKET

\$247K

MEDIAN SALE PRICE

+23.2%

1-YR CHANGE

245

SALES (12 MO)

\$164K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



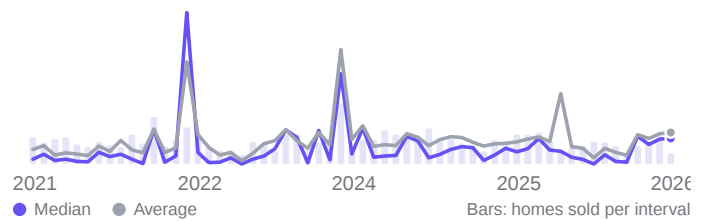
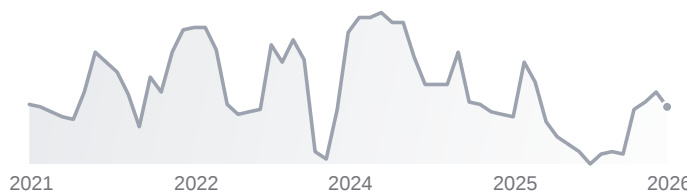
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

44 / 100

Sale prices

Median \$265K · Average \$314K

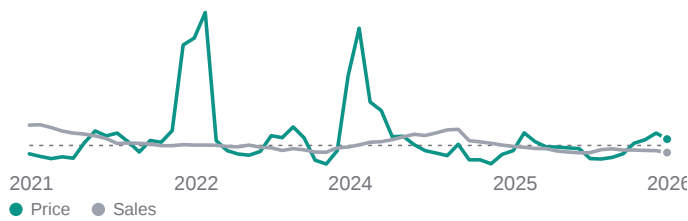


Growth (year over year)

Price +23.2% · Sales -26.6%

Price per square foot

\$188/ft²

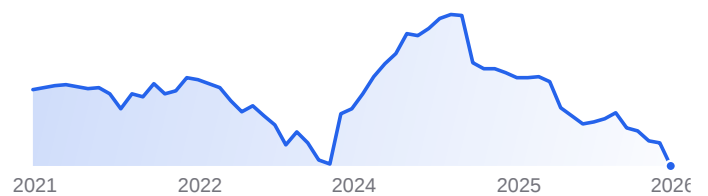
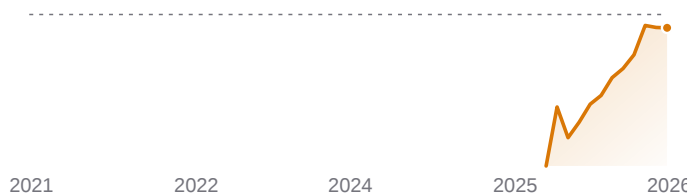


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

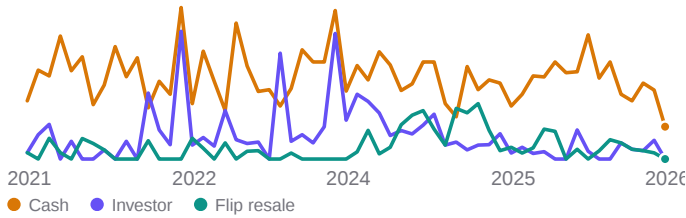
3.3%



BUYERS & OUTCOMES

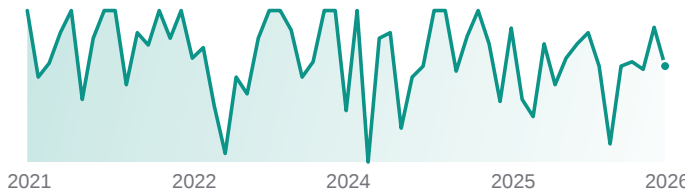
Buyer mix

Cash 17% · Investor 0% · Flip resale 0%



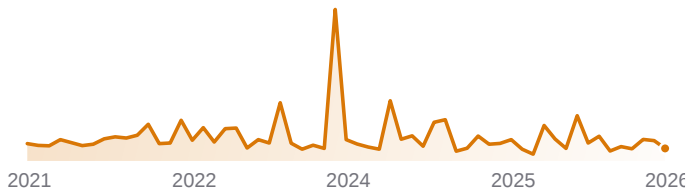
Sellers who sold at a gain

83%

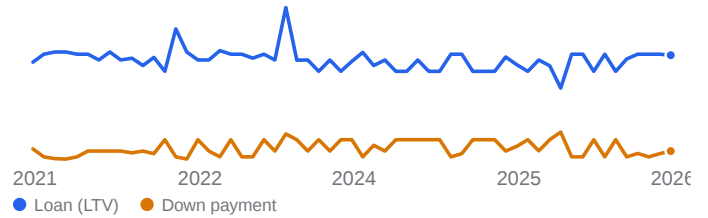


Median annualized return at resale

+3.3%

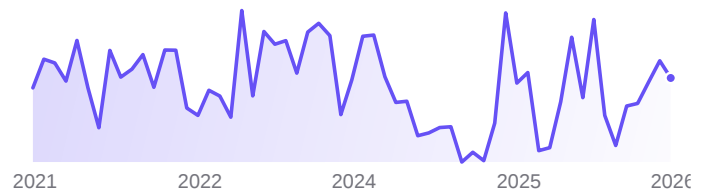


Financing (share of purchase price) Loan (LTV) 94% · Down payment 10%



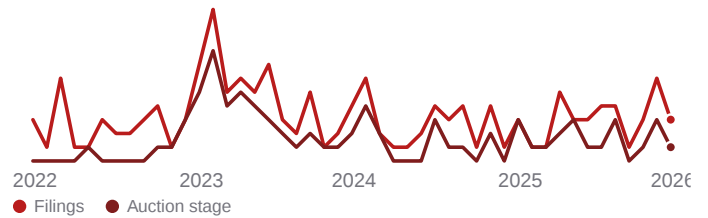
Typical hold before selling

7.5 yrs



Preforeclosure filings

Filings 3 · Auction stage 1



HOUSING STOCK

Homes	7,371
Median value (AVM)	\$164K
Median size	1,381 ft²
Median bedrooms	3
Median year built	1952
Single family	83%
Condos	1.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	2.3%
Owner occupied	73%
Company owned	16%
Median loan-to-value	38%

Typical ownership tenure

15.9 yrs

COMMUNITY

Population	6,018
Density	2,173 / mi²
Median household income	\$45K
Average household income	\$58K
Crime index (US avg 100)	155
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	27
Homes occupied	79%
Bachelor's or higher	17%
Poverty rate	17.8%
Unemployment	0.9%
Average temp	52°F
Annual precip	39 in
Sunshine	45%

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.