

Glen Rock

City · PA · Pennsylvania · York County

SELLER'S MARKET

\$239K

MEDIAN SALE PRICE

+43.0%

1-YR CHANGE

72

SALES (12 MO)

\$334K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 64 / 100

Buyer's market

Balanced

Seller's market

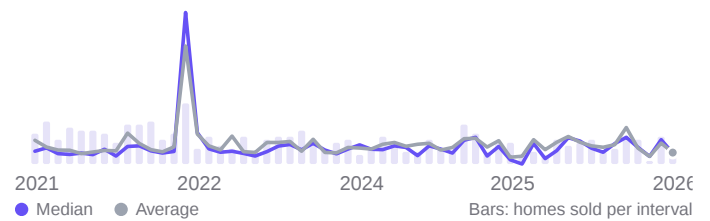
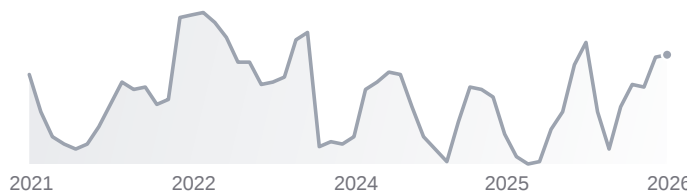
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

64 / 100

Sale prices

Median \$200K · Average \$205K

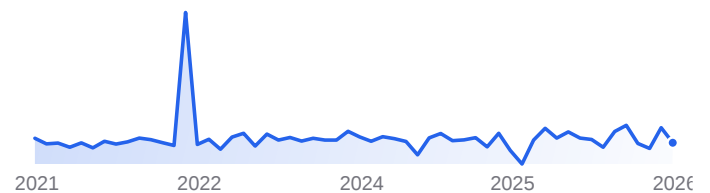
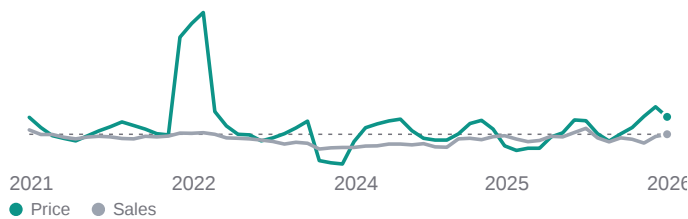


Growth (year over year)

Price +43.0% · Sales +0.0%

Price per square foot

\$131/ft²

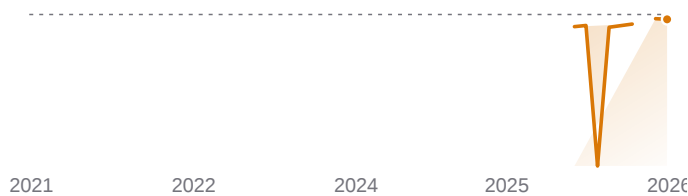


Sale premium vs estimated value

-1.5%

Annual turnover (share of homes sold)

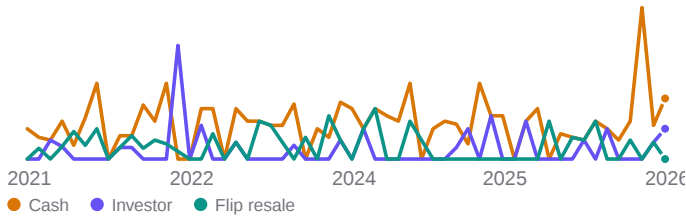
2.8%



BUYERS & OUTCOMES

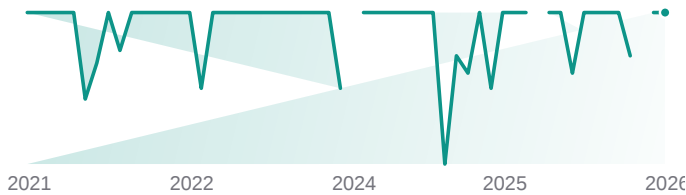
Buyer mix

Cash 40% · Investor 20% · Flip resale 0%



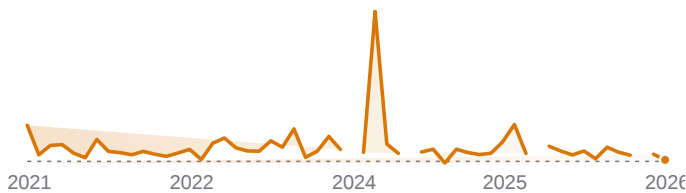
Sellers who sold at a gain

100%

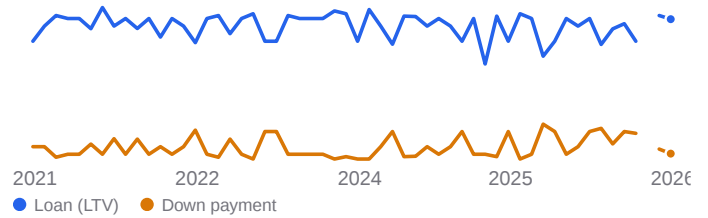


Median annualized return at resale

+0.9%

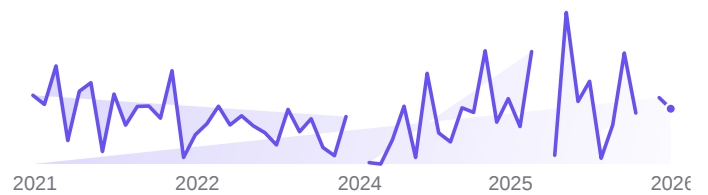


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.4%



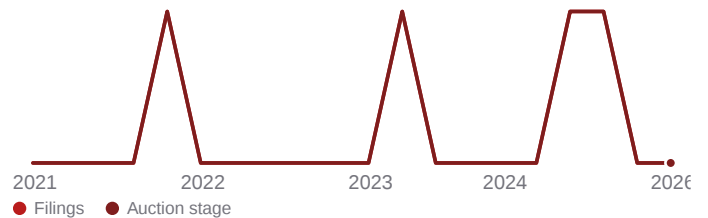
Typical hold before selling

4.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,536
Median value (AVM)	\$334K
Median size	1,725 ft²
Median bedrooms	3
Median year built	1974
Single family	84%
Condos	0.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	46%
Underwater (LTV 125% or more)	1.5%
Owner occupied	86%
Company owned	5.4%
Median loan-to-value	53%

Typical ownership tenure

13.3 yrs

COMMUNITY

Population	2,261
Density	2,822 / mi²
Median household income	\$70K
Average household income	\$85K
Crime index (US avg 100)	89
Air pollution index (US avg 100)	89
Earthquake index (US avg 100)	46
Homes occupied	95%
Bachelor's or higher	22%
Poverty rate	10.2%
Unemployment	0.9%
Average temp	53°F
Annual precip	44 in
Sunshine	57%

Market metrics are derived from recorded arms-length deeds through April 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.