

Silverton

City · OR · Oregon · Marion County

BALANCED MARKET

\$553K

MEDIAN SALE PRICE

-8.3%

1-YR CHANGE

190

SALES (12 MO)

\$582K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 43 / 100



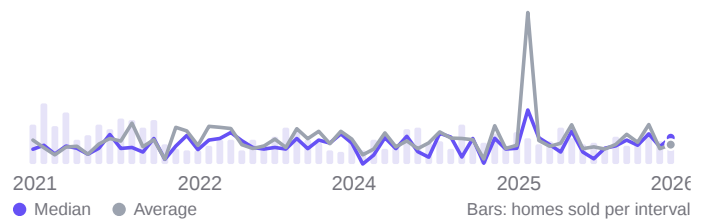
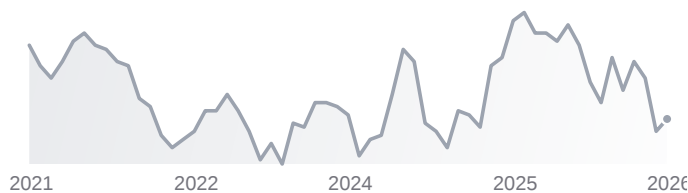
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

43 / 100

Sale prices

Median \$565K · Average \$519K

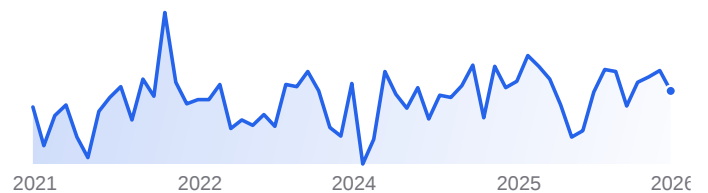
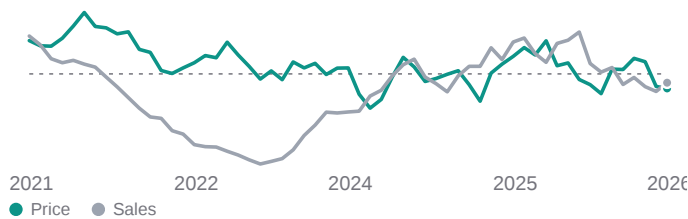


Growth (year over year)

Price -8.3% · Sales -5.0%

Price per square foot

\$286/ft²

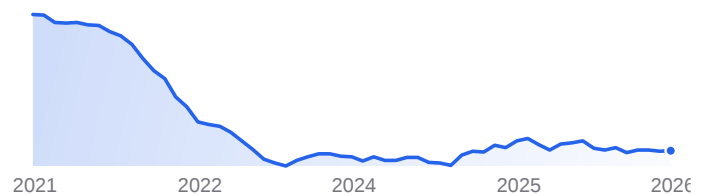
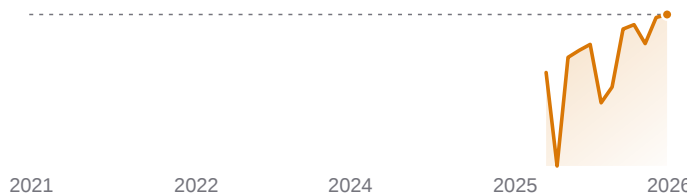


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

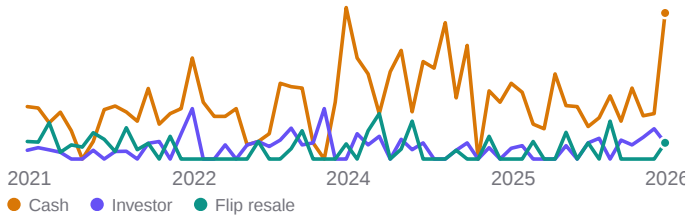
3.4%



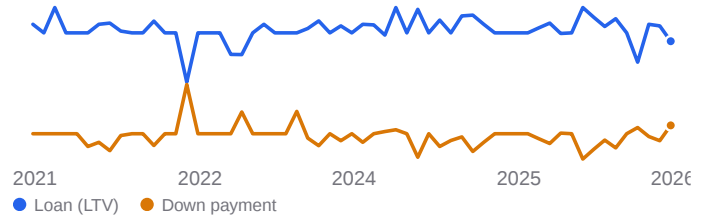
BUYERS & OUTCOMES

Buyer mix

Cash 64% · Investor 7.1% · Flip resale 7.1%

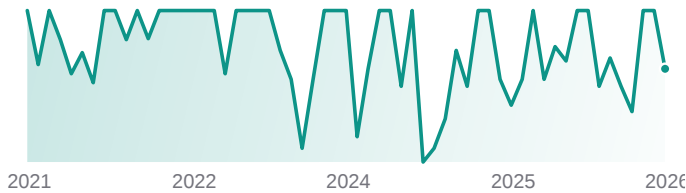


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



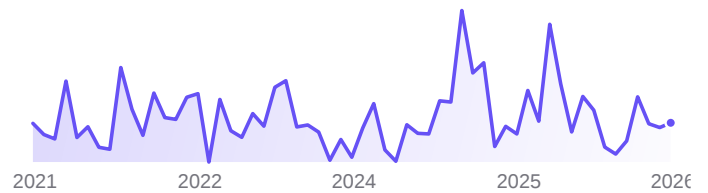
Sellers who sold at a gain

92%



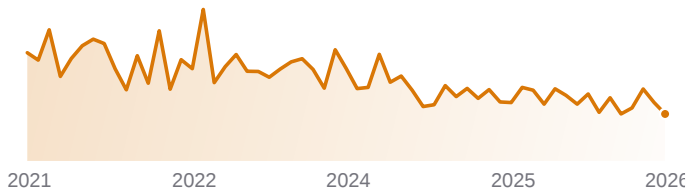
Typical hold before selling

6.9 yrs



Median annualized return at resale

+4.3%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	5,599
Median value (AVM)	\$582K
Median size	1,864 ft²
Median bedrooms	3
Median year built	1980
Single family	84%
Condos	0.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	1.1%
Owner occupied	76%
Company owned	24%
Median loan-to-value	39%

Typical ownership tenure

10.6 yrs

COMMUNITY

Population	10,644
Density	3,035 / mi²
Median household income	\$74K
Average household income	\$91K
Crime index (US avg 100)	122
Air pollution index (US avg 100)	110
Earthquake index (US avg 100)	158
Homes occupied	96%
Bachelor's or higher	17%
Poverty rate	8.2%
Unemployment	1.1%
Average temp	52°F
Annual precip	50 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.