

Glassport 15045

ZIP code · PA · Pennsylvania > Allegheny County > Glassport

STRONG BUYER'S MARKET

\$62K

MEDIAN SALE PRICE

-44.7%

1-YR CHANGE

57

SALES (12 MO)

\$79K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 16 / 100



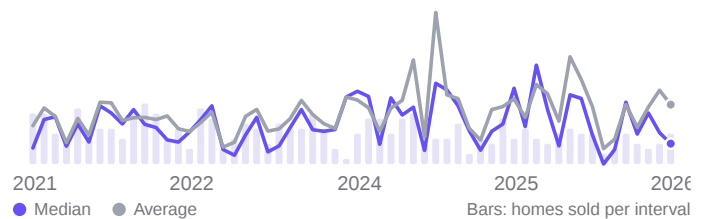
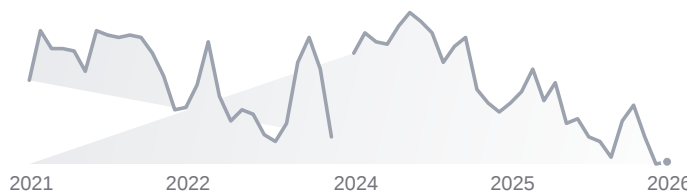
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

16 / 100

Sale prices

Median \$43K · Average \$97K

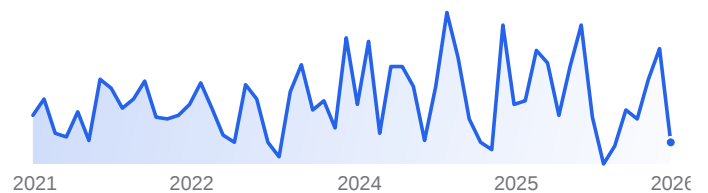
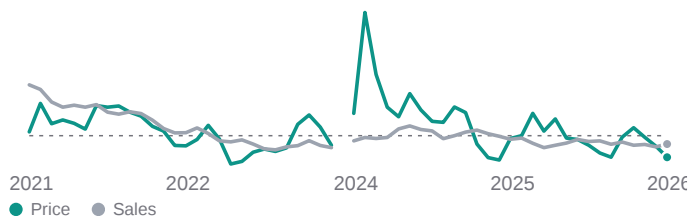


Growth (year over year)

Price -44.7% · Sales -17.4%

Price per square foot

\$29/ft²

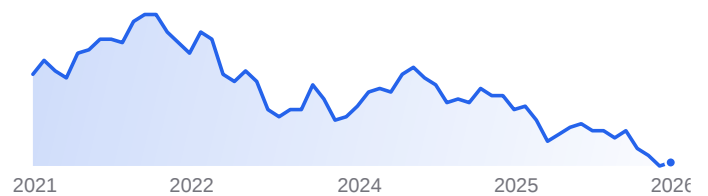
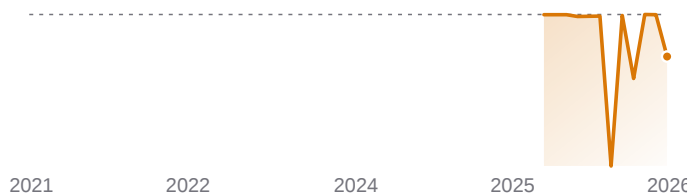


Sale premium vs estimated value

-16.7%

Annual turnover (share of homes sold)

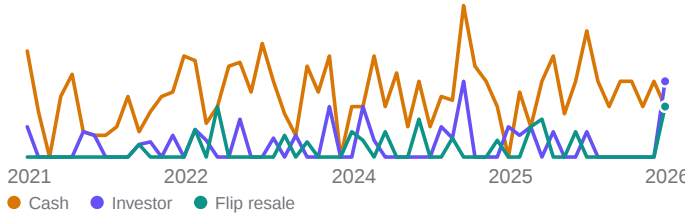
3.2%



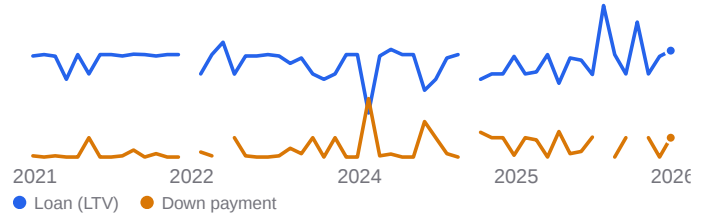
BUYERS & OUTCOMES

Buyer mix

Cash 33% · Investor 50% · Flip resale 33%

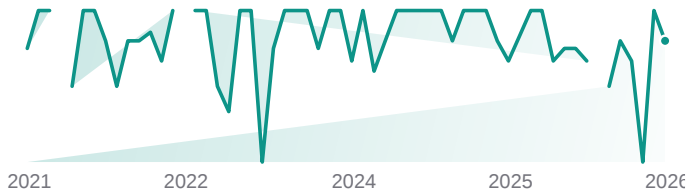


Financing (share of purchase price) Loan (LTV) 102% · Down payment 20%



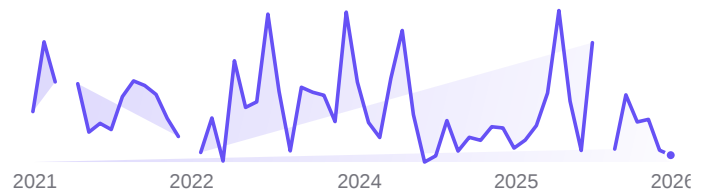
Sellers who sold at a gain

80%



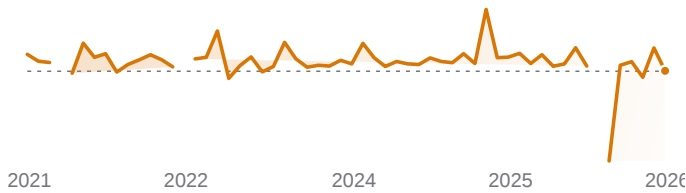
Typical hold before selling

1.3 yrs



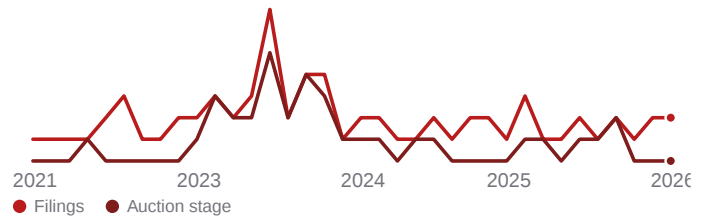
Median annualized return at resale

+0.2%



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	1,800
Median value (AVM)	\$79K
Median size	1,322 ft²
Median bedrooms	3
Median year built	1930
Single family	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	3.7%
Owner occupied	69%
Company owned	16%
Median loan-to-value	34%
Typical ownership tenure	15.9 yrs

COMMUNITY

Population	4,403
Density	2,530 / mi²
Median household income	\$51K
Average household income	\$60K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	27
Homes occupied	85%
Bachelor's or higher	11%
Poverty rate	12.8%
Unemployment	1.2%
Average temp	52°F
Annual precip	38 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.