

Breezewood 15533

ZIP code · PA · Pennsylvania > Bedford County

BUYER'S MARKET

\$76K

MEDIAN SALE PRICE

-66.1%

1-YR CHANGE

14

SALES (12 MO)

\$249K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 30 / 100



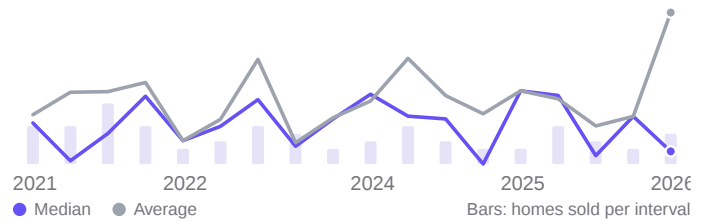
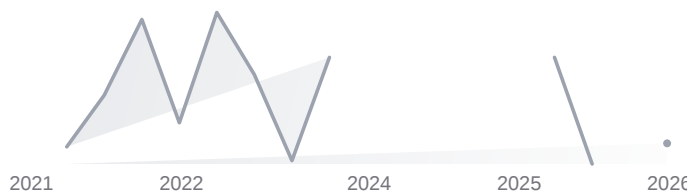
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

30 / 100

Sale prices

Median \$76K · Average \$414K

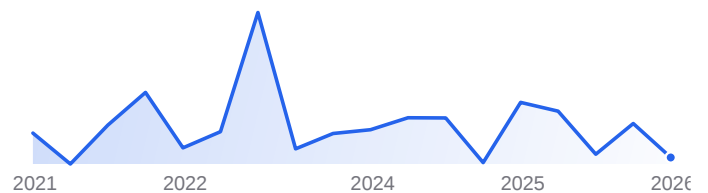
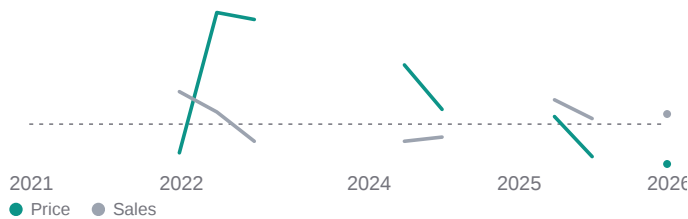


Growth (year over year)

Price -66.1% · Sales +16.7%

Price per square foot

\$57/ft²

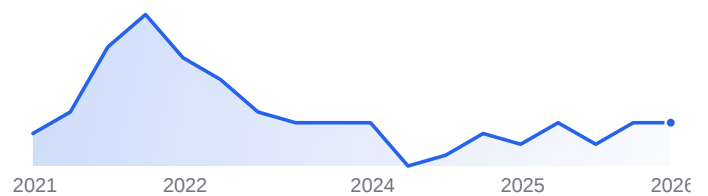
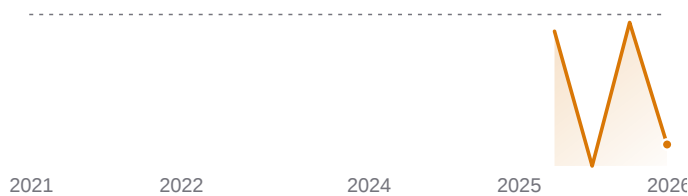


Sale premium vs estimated value

-47.1%

Annual turnover (share of homes sold)

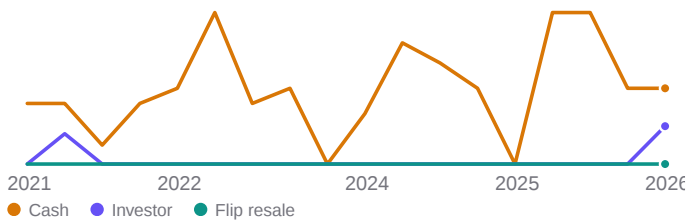
2.1%



BUYERS & OUTCOMES

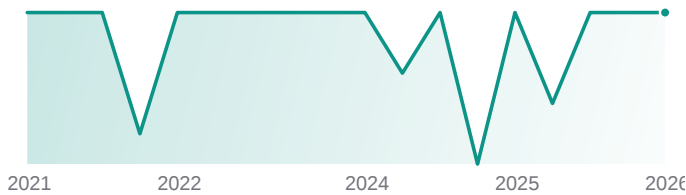
Buyer mix

Cash 50% · Investor 25% · Flip resale 0%



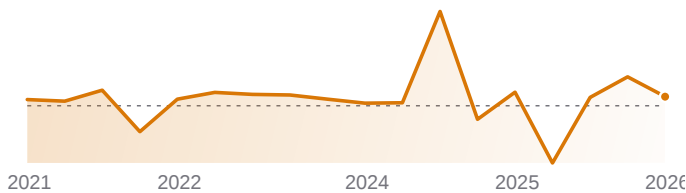
Sellers who sold at a gain

100%

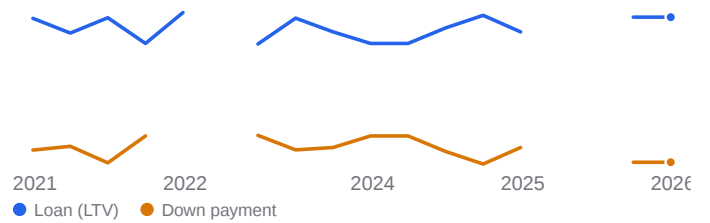


Median annualized return at resale

+6.1%

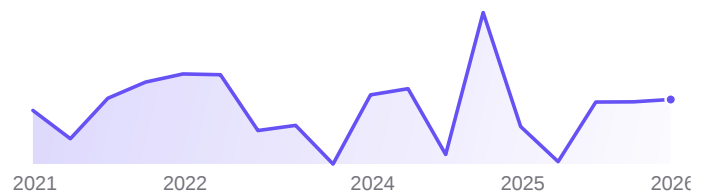


Financing (share of purchase price) Loan (LTV) 97% · Down payment 3.0%



Typical hold before selling

9.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	675
Median value (AVM)	\$249K
Median size	1,264 ft²
Median year built	1976
Single family	43%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	1.2%
Owner occupied	69%
Company owned	6.5%
Median loan-to-value	23%
Typical ownership tenure	31.8 yrs

COMMUNITY

Population	1,057
Density	34 / mi²
Median household income	\$53K
Average household income	\$68K
Crime index (US avg 100)	108
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	40
Homes occupied	86%
Bachelor's or higher	11%
Poverty rate	13.6%
Unemployment	1.1%
Average temp	50°F
Annual precip	39 in
Sunshine	57%

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