

Mc Grann 16236

ZIP code · PA · Pennsylvania > Armstrong County

\$60K

MEDIAN SALE PRICE

-35.7%

1-YR CHANGE

5

SALES (12 MO)

\$69K

MEDIAN VALUE (AVM)

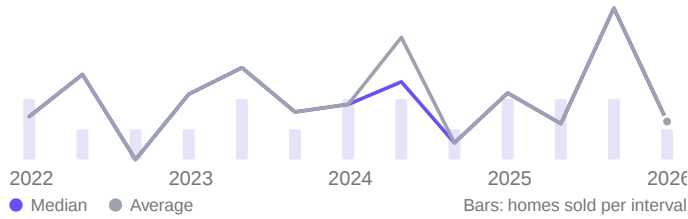
MARKET TRENDS (5 YEARS)

Sale prices

Median \$60K · Average \$60K

Growth (year over year)

Price -35.7% · Sales -28.6%

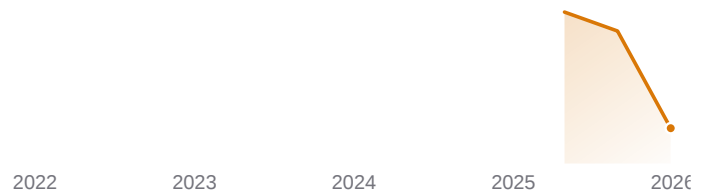
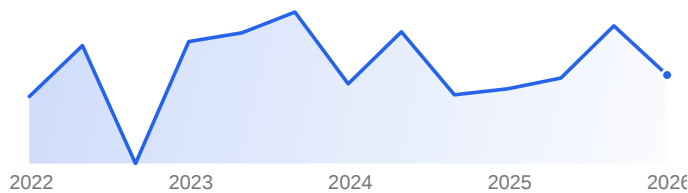


Price per square foot

\$55/ft²

Sale premium vs estimated value

+0.5%



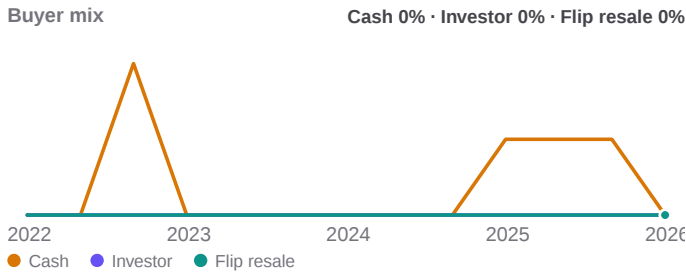
Annual turnover (share of homes sold)

5.0%

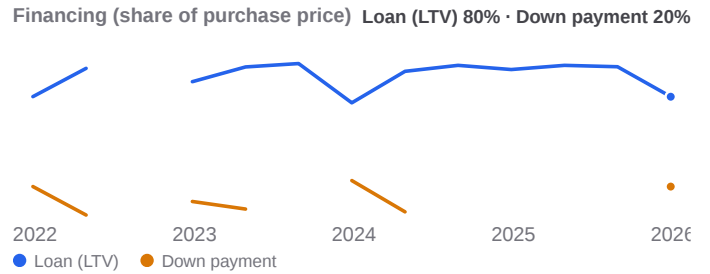


BUYERS & OUTCOMES

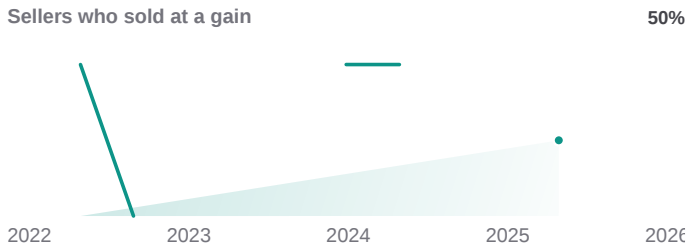
Buyer mix



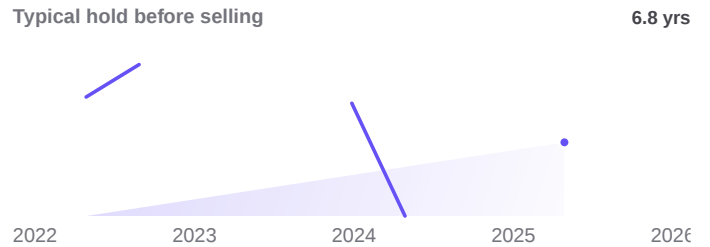
Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



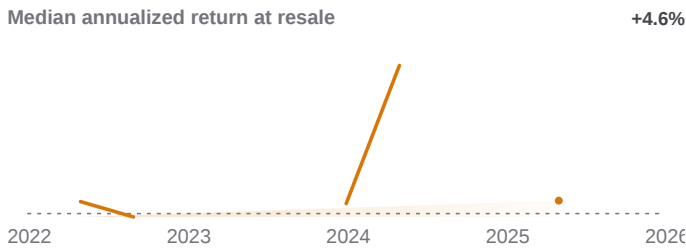
Sellers who sold at a gain



Typical hold before selling



Median annualized return at resale



HOUSING STOCK

Homes	100
Median value (AVM)	\$69K
Median size	1,366 ft²
Median bedrooms	3
Median year built	1902
Single family	87%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	3.2%
Owner occupied	63%
Company owned	7.0%
Median loan-to-value	20%
Typical ownership tenure	20.9 yrs

COMMUNITY

Population	4
Density	369 / mi²
Median household income	\$55K
Average household income	\$64K
Crime index (US avg 100)	162
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	25
Homes occupied	91%
Bachelor's or higher	8%
Poverty rate	5.7%
Unemployment	1.2%
Average temp	50°F
Annual precip	41 in
Sunshine	45%

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.