

Erie 16505

ZIP code · PA · Pennsylvania > Erie County > Erie

BALANCED MARKET

\$239K

MEDIAN SALE PRICE

-2.4%

1-YR CHANGE

229

SALES (12 MO)

\$257K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 45 / 100



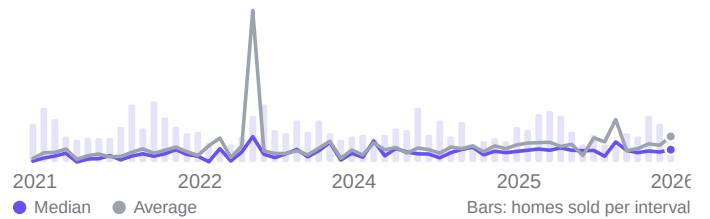
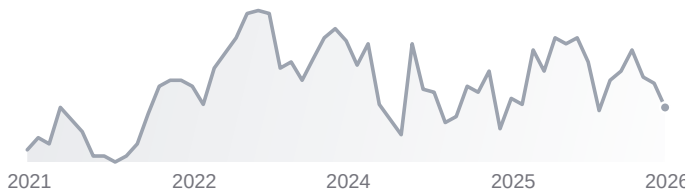
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

45 / 100

Sale prices

Median \$250K · Average \$361K

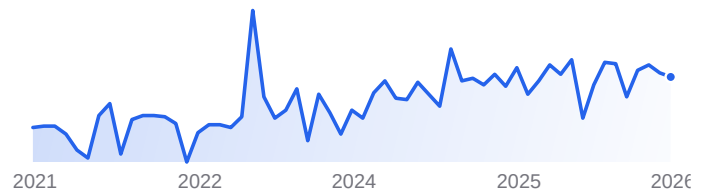
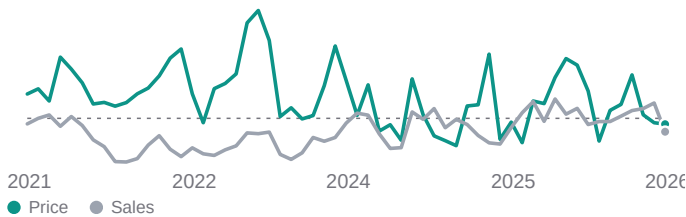


Growth (year over year)

Price -2.4% · Sales -5.4%

Price per square foot

\$166/ft²

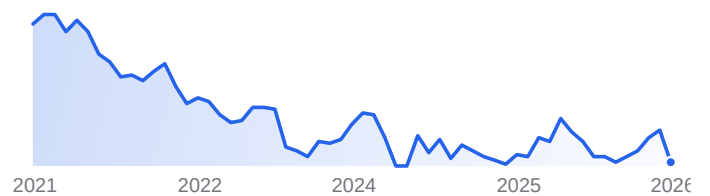
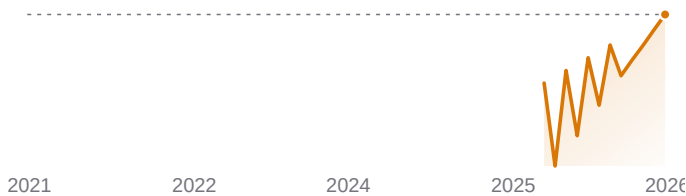


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

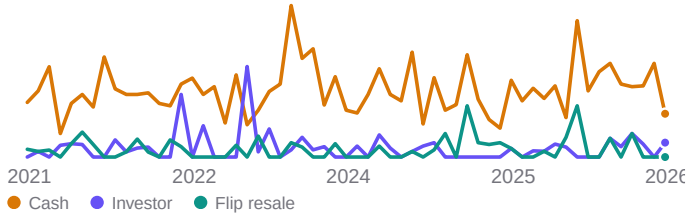
3.5%



BUYERS & OUTCOMES

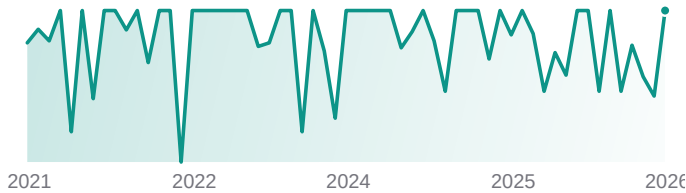
Buyer mix

Cash 23% · Investor 7.7% · Flip resale 0%



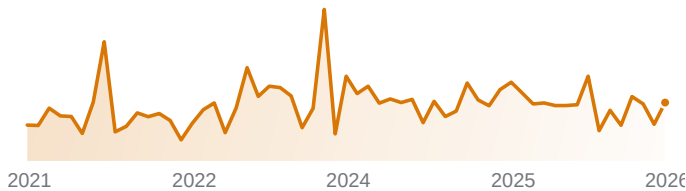
Sellers who sold at a gain

100%

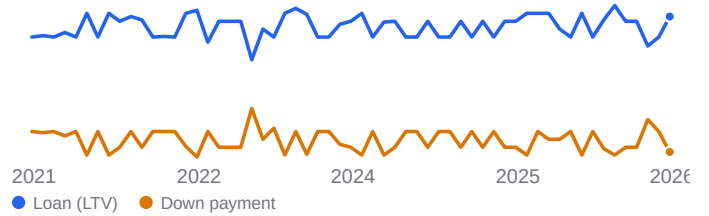


Median annualized return at resale

+6.2%

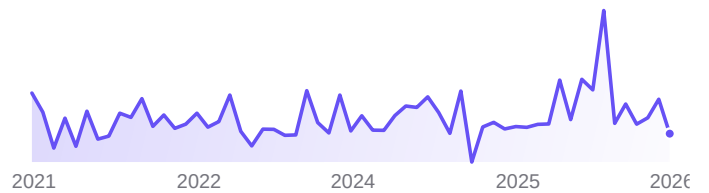


Financing (share of purchase price) Loan (LTV) 93% · Down payment 7.0%



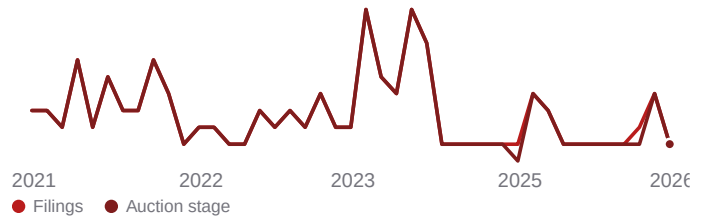
Typical hold before selling

5.4 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	6,607
Median value (AVM)	\$257K
Median size	1,498 ft²
Median bedrooms	3
Median year built	1952
Single family	85%
Condos	6.2%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	1.1%
Owner occupied	83%
Company owned	8.7%
Median loan-to-value	42%

Typical ownership tenure

18.0 yrs

COMMUNITY

Population	15,041
Density	1,416 / mi²
Median household income	\$78K
Average household income	\$108K
Crime index (US avg 100)	98
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	31
Homes occupied	92%
Bachelor's or higher	27%
Poverty rate	8.2%
Unemployment	1.2%
Average temp	49°F
Annual precip	42 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.