

Beccaria 16616

ZIP code · PA · Pennsylvania > Clearfield County

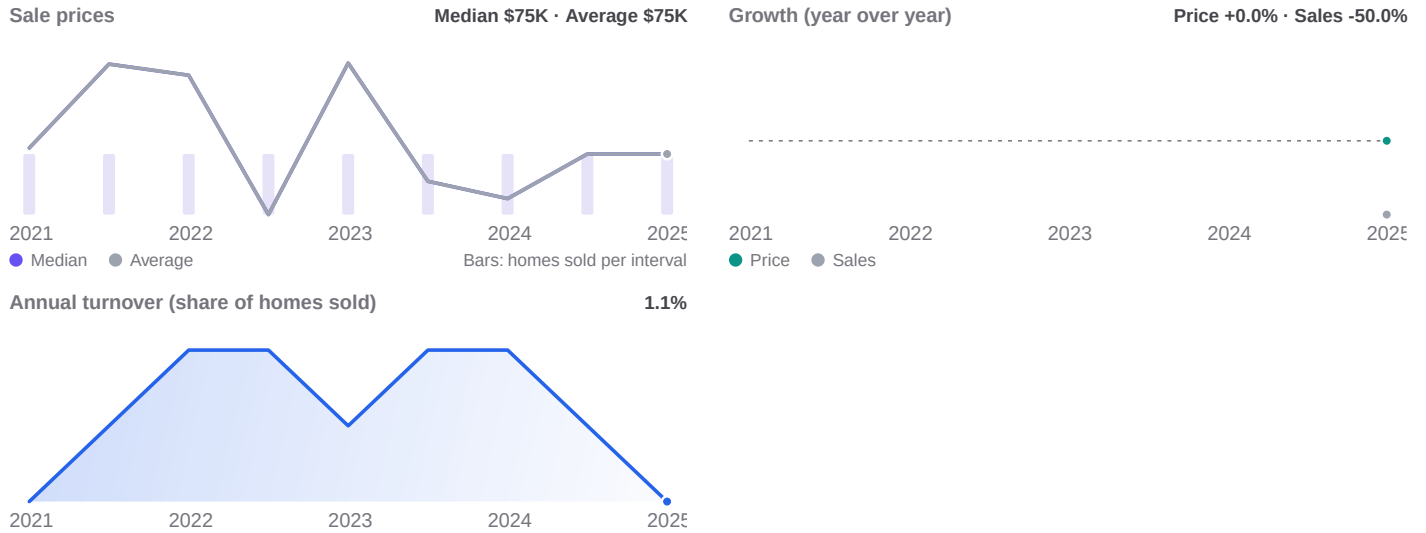
\$75K
 MEDIAN SALE PRICE

+0.0%
 1-YR CHANGE

1
 SALES (12 MO)

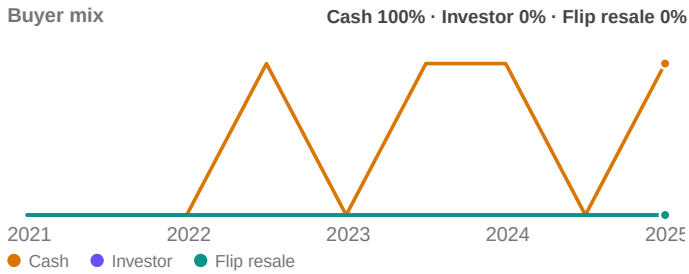
\$81K
 MEDIAN VALUE (AVM)

MARKET TRENDS (5 YEARS)



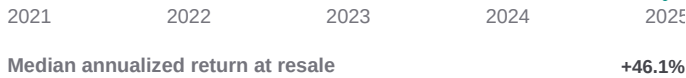
BUYERS & OUTCOMES

Buyer mix



Sellers who sold at a gain

100%



Median annualized return at resale

Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



Typical hold before selling

1.8 yrs



HOUSING STOCK

Homes	88
Median value (AVM)	\$81K
Median year built	1930
Single family	92%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	78%
Underwater (LTV 125% or more)	5.2%
Owner occupied	50%
Company owned	4.5%
Median loan-to-value	0%
Typical ownership tenure	39.7 yrs

COMMUNITY

Population	229
Density	64 / mi²
Median household income	\$70K
Average household income	\$81K
Crime index (US avg 100)	116
Air pollution index (US avg 100)	107
Earthquake index (US avg 100)	32
Homes occupied	86%
Bachelor's or higher	12%
Poverty rate	9.4%
Unemployment	0.8%
Average temp	47°F
Annual precip	40 in
Sunshine	45%

Market metrics are derived from recorded arms-length deeds through October 2025, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.