

East Freedom 16637

ZIP code · PA · Pennsylvania > Blair County > East Freedom

SELLER'S MARKET

\$160K

MEDIAN SALE PRICE

+101.3%

1-YR CHANGE

27

SALES (12 MO)

\$186K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 78 / 100

Buyer's market

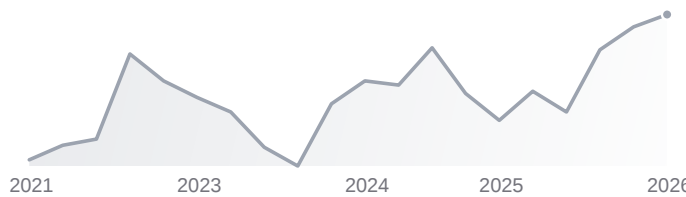
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

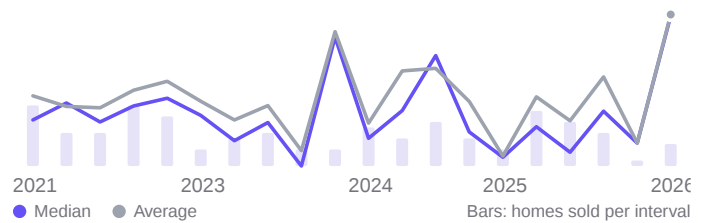
Market temperature (0–100)

78 / 100



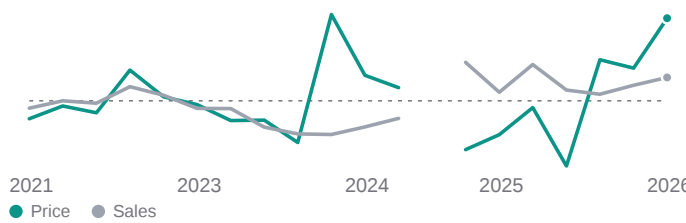
Sale prices

Median \$250K · Average \$252K



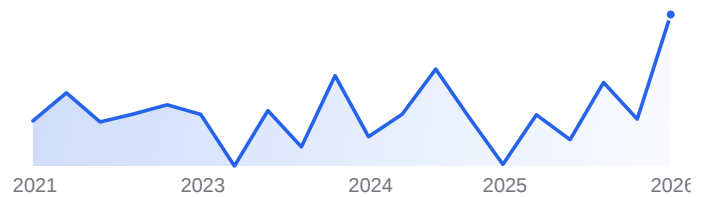
Growth (year over year)

Price +101.3% · Sales +28.6%



Price per square foot

\$182/ft²



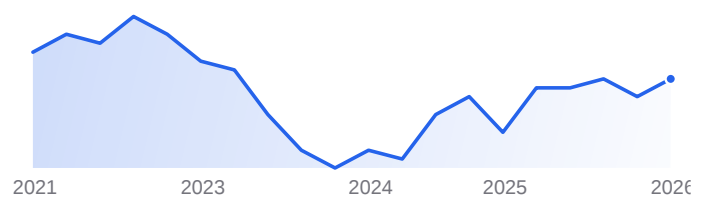
Sale premium vs estimated value

+3.9%



Annual turnover (share of homes sold)

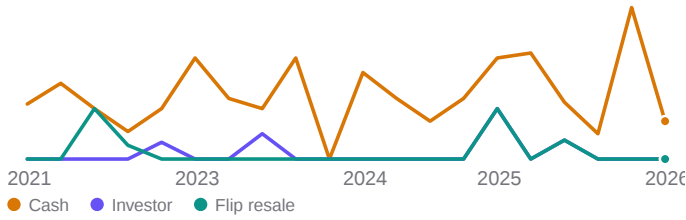
2.6%



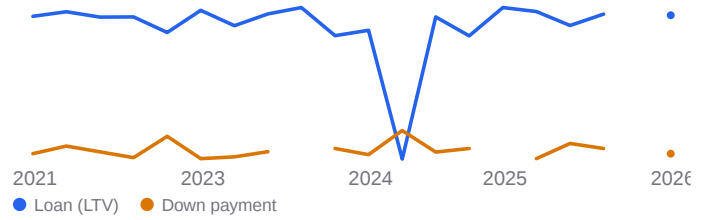
BUYERS & OUTCOMES

Buyer mix

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

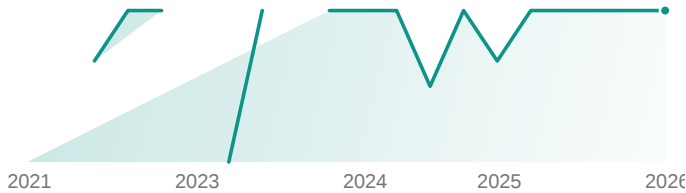


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



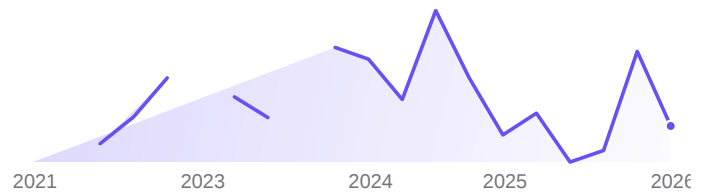
Sellers who sold at a gain

100%



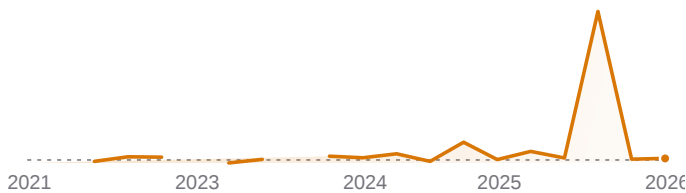
Typical hold before selling

4.0 yrs



Median annualized return at resale

+2.9%



HOUSING STOCK

Homes	1,033
Median value (AVM)	\$186K
Median size	1,394 ft²
Single family	73%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	1.7%
Owner occupied	90%
Company owned	4.5%
Median loan-to-value	29%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	2,257
Density	119 / mi²
Median household income	\$74K
Average household income	\$79K
Crime index (US avg 100)	128
Air pollution index (US avg 100)	103
Earthquake index (US avg 100)	36
Homes occupied	91%
Bachelor's or higher	15%
Poverty rate	8.6%
Unemployment	1.0%
Average temp	48°F
Annual precip	42 in
Sunshine	57%

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