

Six Mile Run 16679

ZIP code · PA · Pennsylvania > Bedford County

BALANCED MARKET

\$255K

MEDIAN SALE PRICE

7

SALES (12 MO)

\$108K

MEDIAN VALUE (AVM)

Market temperature

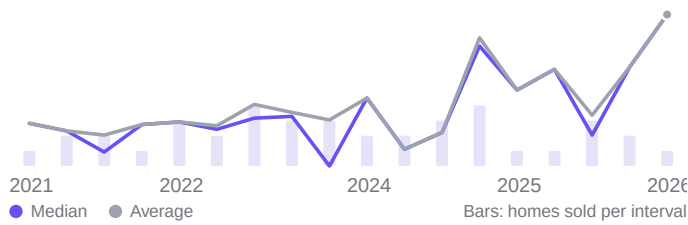
Balanced market · 41 / 100



MARKET TRENDS (5 YEARS)

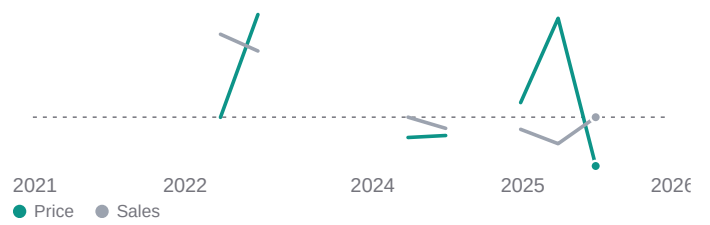
Sale prices

Median \$255K · Average \$255K



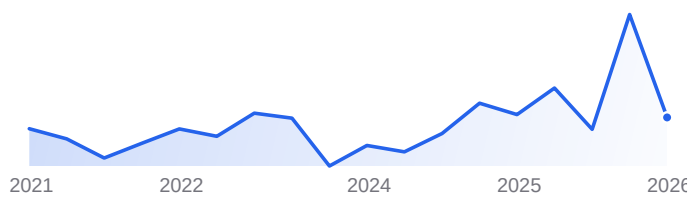
Growth (year over year)

Price -73.6% · Sales +0.0%



Price per square foot

\$79/ft²



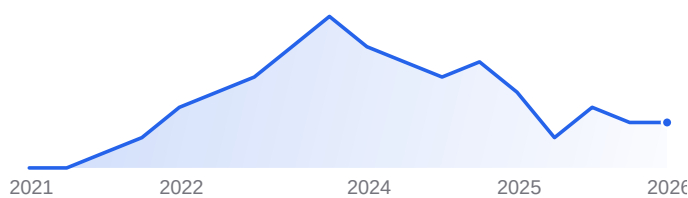
Sale premium vs estimated value

-20.5%



Annual turnover (share of homes sold)

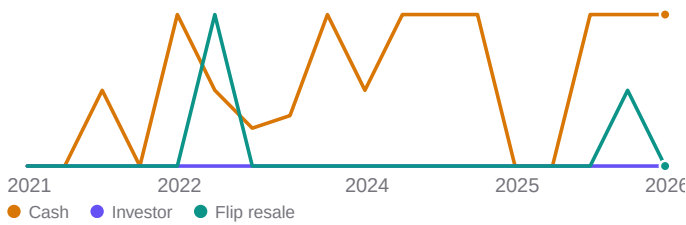
1.8%



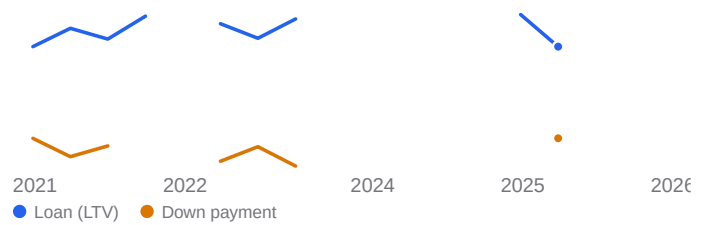
BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 0%

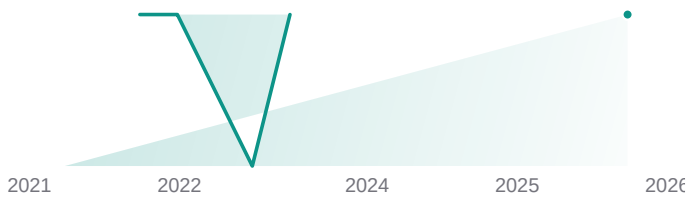


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Sellers who sold at a gain

100%



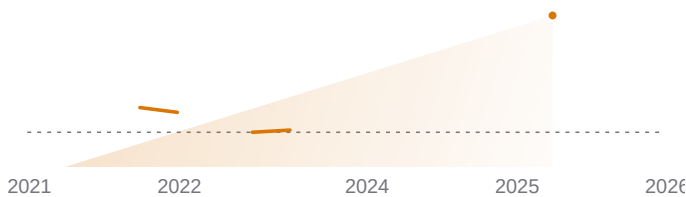
Typical hold before selling

0.3 yrs



Median annualized return at resale

+37.8%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	392
Median value (AVM)	\$108K
Median size	1,344 ft²
Median year built	1950
Single family	62%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	7.0%
Owner occupied	60%
Company owned	4.1%
Median loan-to-value	21%
Typical ownership tenure	27.9 yrs

COMMUNITY

Population	969
Density	40 / mi²
Median household income	\$54K
Average household income	\$67K
Crime index (US avg 100)	107
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	40
Homes occupied	83%
Bachelor's or higher	5%
Poverty rate	12.9%
Unemployment	1.1%
Average temp	49°F
Annual precip	41 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.