

Smithmill 16680

ZIP code · PA · Pennsylvania > Clearfield County

\$286K

MEDIAN SALE PRICE

10

SALES (12 MO)

\$118K

MEDIAN VALUE (AVM)

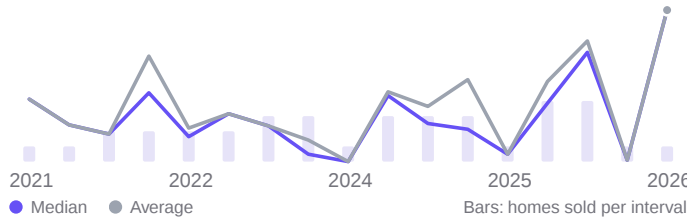
MARKET TRENDS (5 YEARS)

Sale prices

Median \$286K · Average \$286K

Growth (year over year)

Price +13.0% · Sales -20.0%



Sale premium vs estimated value

-13.5%

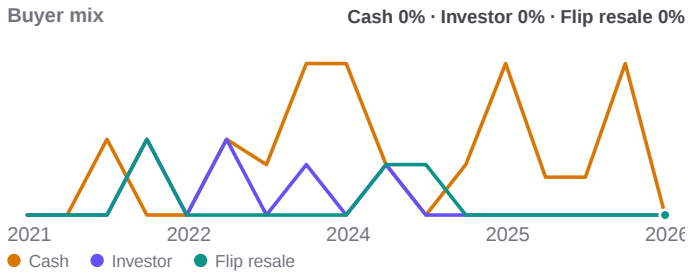
Annual turnover (share of homes sold)

4.1%

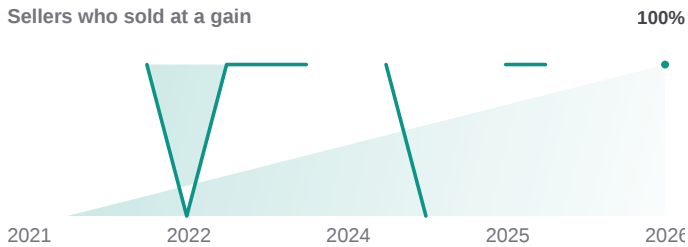


BUYERS & OUTCOMES

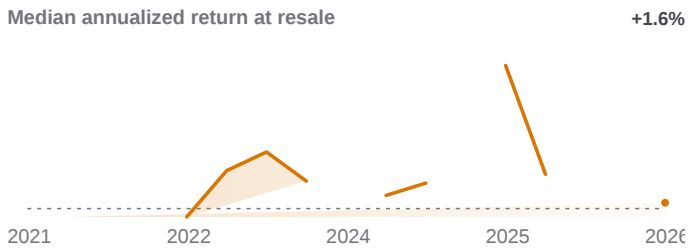
Buyer mix



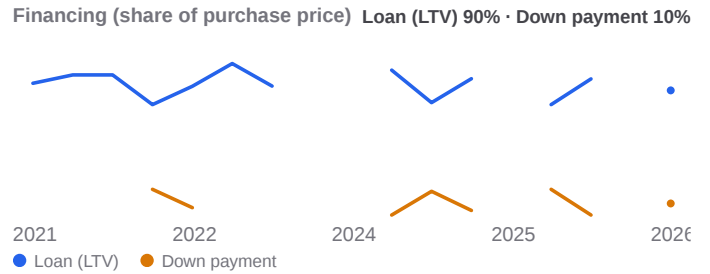
Sellers who sold at a gain



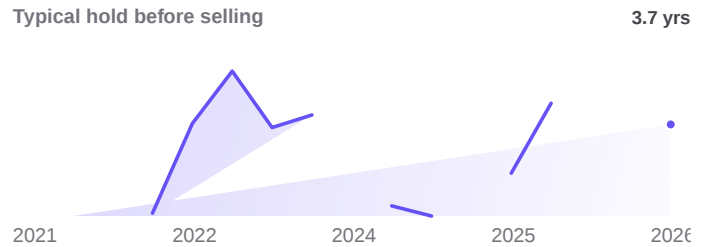
Median annualized return at resale



Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



Typical hold before selling



HOUSING STOCK

Homes	242
Median value (AVM)	\$118K
Median year built	1948
Single family	96%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	1.1%
Owner occupied	49%
Company owned	2.1%
Median loan-to-value	14%
Typical ownership tenure	27.5 yrs

COMMUNITY

Population	388
Density	75 / mi²
Median household income	\$76K
Average household income	\$84K
Crime index (US avg 100)	104
Air pollution index (US avg 100)	103
Earthquake index (US avg 100)	30
Homes occupied	85%
Bachelor's or higher	12%
Poverty rate	8.1%
Unemployment	0.7%
Average temp	47°F
Annual precip	40 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.