

Williamsburg 16693

ZIP code · PA · Pennsylvania > Blair County > Williamsburg

BALANCED MARKET

\$124K

MEDIAN SALE PRICE

-23.6%

1-YR CHANGE

50

SALES (12 MO)

\$182K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 47 / 100



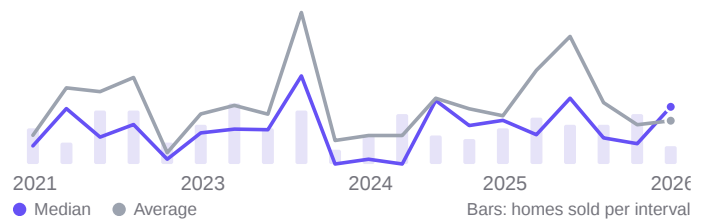
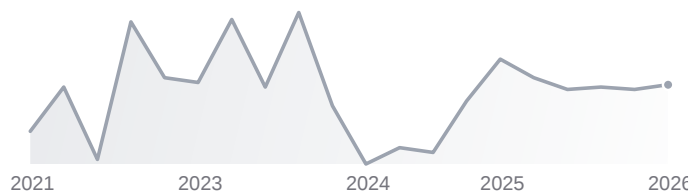
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

47 / 100

Sale prices

Median \$190K · Average \$163K

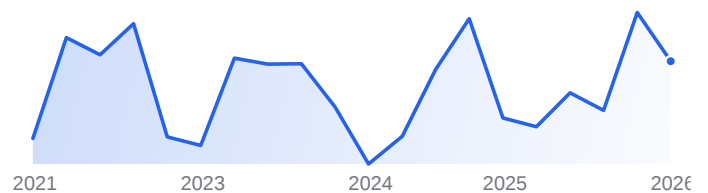
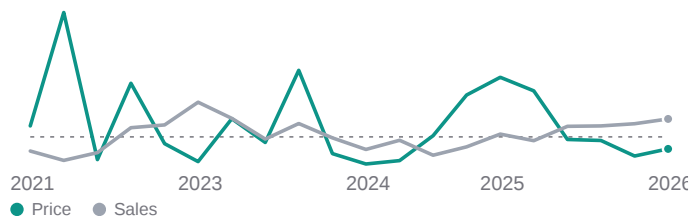


Growth (year over year)

Price -23.6% · Sales +35.1%

Price per square foot

\$101/ft²

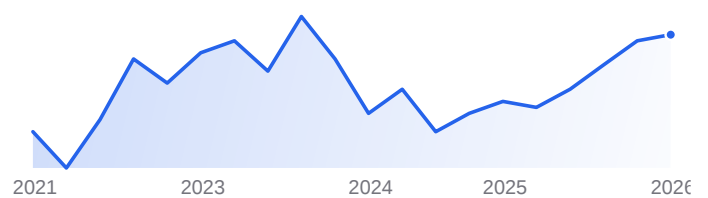


Sale premium vs estimated value

+5.3%

Annual turnover (share of homes sold)

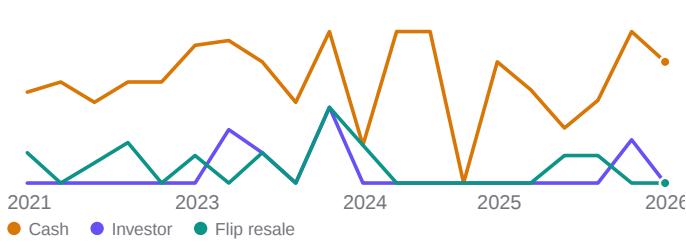
3.2%



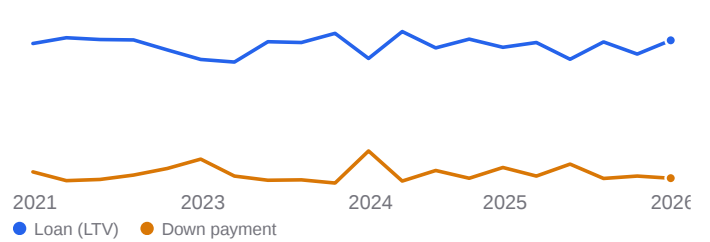
BUYERS & OUTCOMES

Buyer mix

Cash 40% · Investor 0% · Flip resale 0%

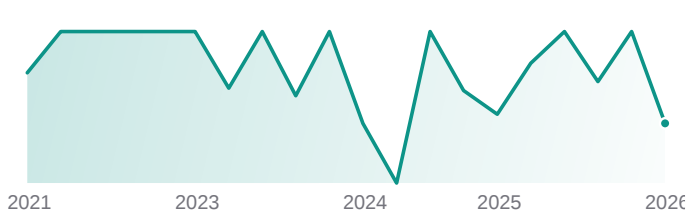


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



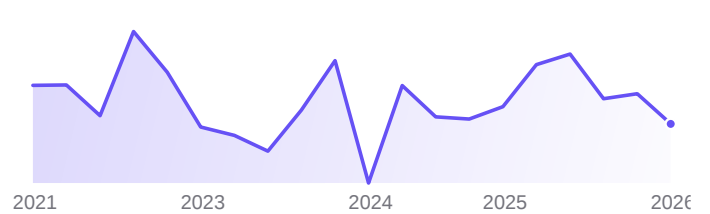
Sellers who sold at a gain

67%



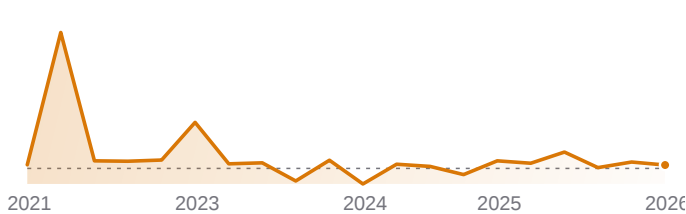
Typical hold before selling

4.2 yrs



Median annualized return at resale

+3.4%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,547
Median value (AVM)	\$182K
Median size	1,578 ft²
Median bedrooms	3
Median year built	1984
Single family	85%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	3.5%
Owner occupied	90%
Company owned	8.7%
Median loan-to-value	33%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	4,084
Density	52 / mi ²
Median household income	\$68K
Average household income	\$81K
Crime index (US avg 100)	101
Air pollution index (US avg 100)	104
Earthquake index (US avg 100)	36
Homes occupied	92%
Bachelor's or higher	9%
Poverty rate	12.5%
Unemployment	1.1%
Average temp	50°F
Annual precip	40 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.