

Elkland 16920

ZIP code · PA · Pennsylvania > Tioga County > Elkland

STRONG BUYER'S MARKET

\$134K

MEDIAN SALE PRICE

-31.6%

1-YR CHANGE

19

SALES (12 MO)

\$141K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 16 / 100



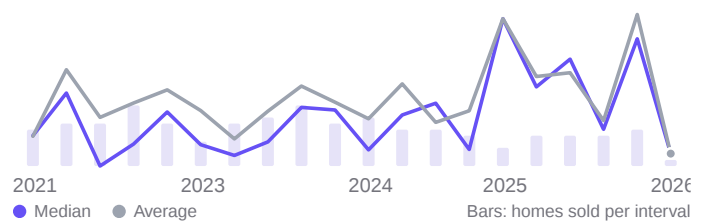
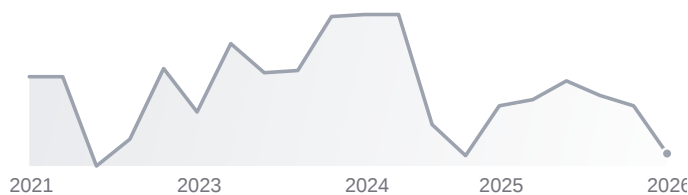
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

16 / 100

Sale prices

Median \$87K · Average \$87K

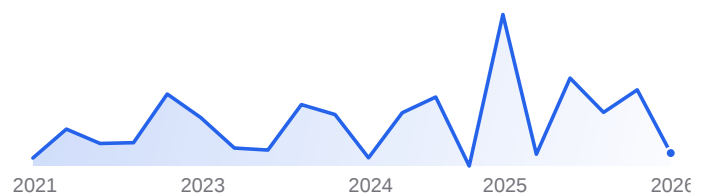
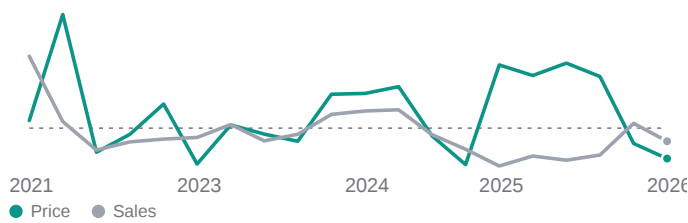


Growth (year over year)

Price -31.6% · Sales -13.6%

Price per square foot

\$61/ft²

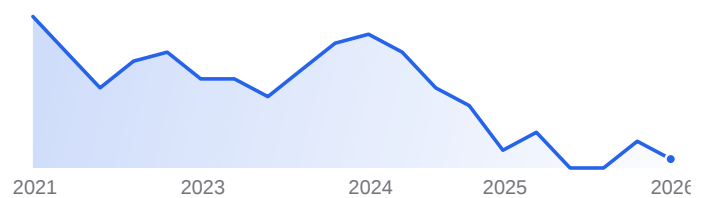


Sale premium vs estimated value

-43.6%

Annual turnover (share of homes sold)

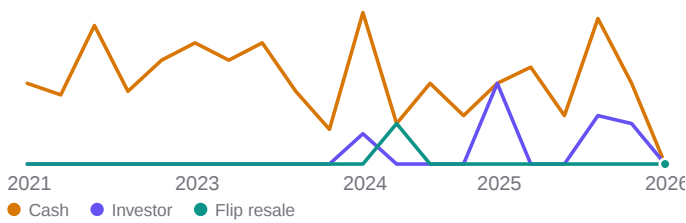
2.6%



BUYERS & OUTCOMES

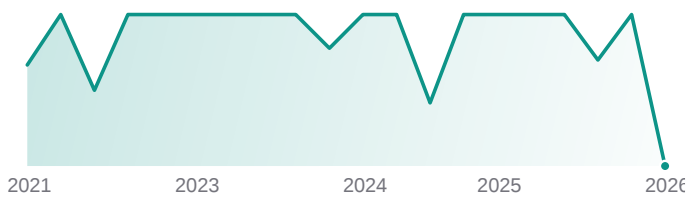
Buyer mix

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



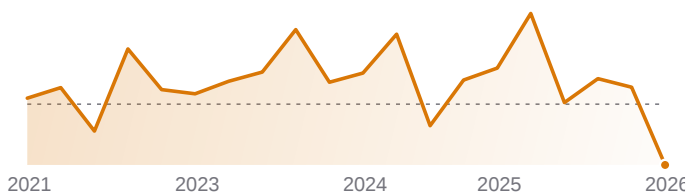
Sellers who sold at a gain

0%

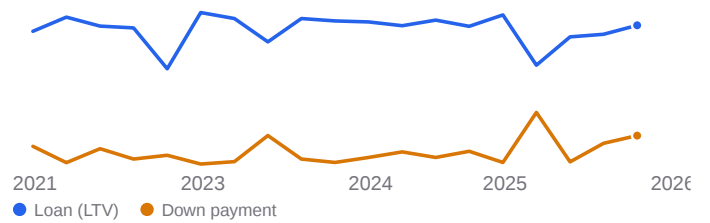


Median annualized return at resale

-15.4%

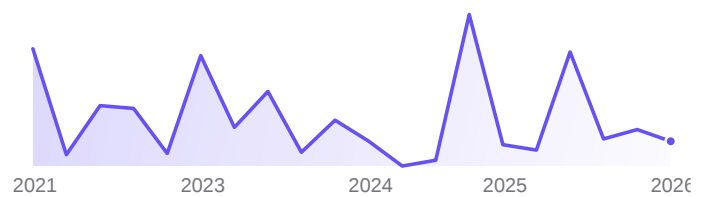


Financing (share of purchase price) Loan (LTV) 91% · Down payment 20%



Typical hold before selling

4.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	735
Median value (AVM)	\$141K
Median size	1,440 ft²
Median bedrooms	3
Median year built	1930
Single family	80%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	2.0%
Owner occupied	72%
Company owned	7.2%
Median loan-to-value	32%
Typical ownership tenure	12.8 yrs

COMMUNITY

Population	2,042
Density	215 / mi²
Median household income	\$60K
Average household income	\$74K
Crime index (US avg 100)	124
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	33
Homes occupied	92%
Bachelor's or higher	12%
Poverty rate	9.8%
Unemployment	1.1%
Average temp	46°F
Annual precip	35 in
Sunshine	51%

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.