

Brownstown 17508

ZIP code · PA · Pennsylvania > Lancaster County > Brownstown

STRONG SELLER'S MARKET

\$367K

MEDIAN SALE PRICE

+14.5%

1-YR CHANGE

10

SALES (12 MO)

\$395K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 84 / 100

Buyer's market

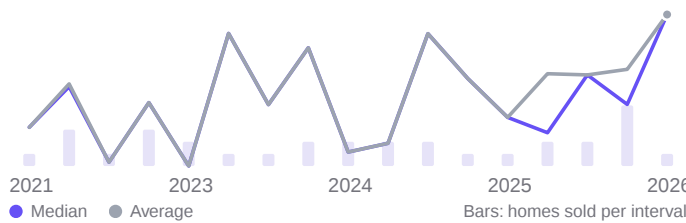
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

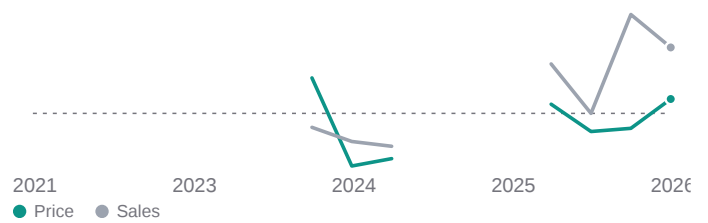
Sale prices

Median \$490K · Average \$490K



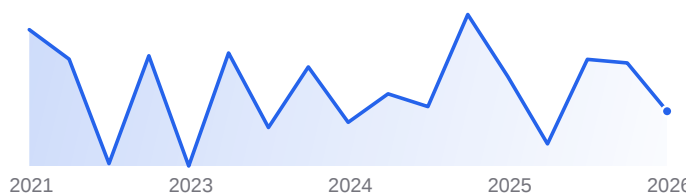
Growth (year over year)

Price +14.5% · Sales +66.7%



Price per square foot

\$148/ft²



Sale premium vs estimated value

-5.5%



Annual turnover (share of homes sold)

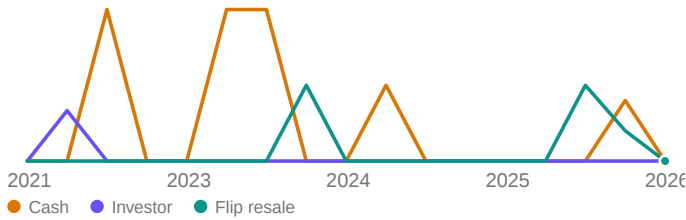
3.4%



BUYERS & OUTCOMES

Buyer mix

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



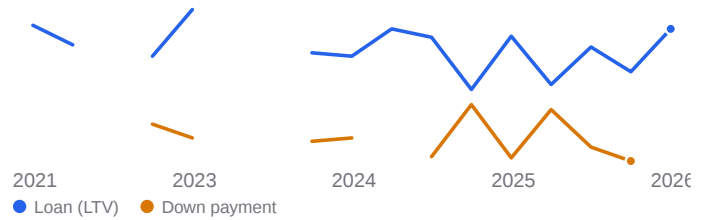
Sellers who sold at a gain

100%



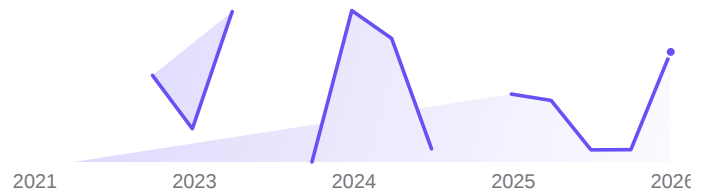
Median annualized return at resale

Financing (share of purchase price) Loan (LTV) 100% · Down payment 3.0%



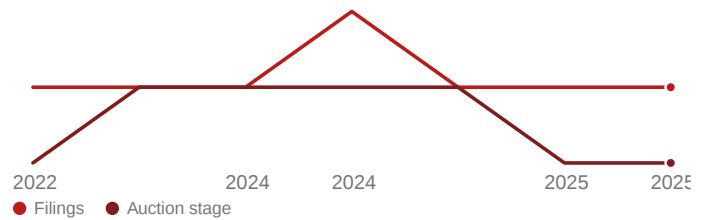
Typical hold before selling

16.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	298
Median value (AVM)	\$395K
Median size	1,808 ft²
Median bedrooms	3
Median year built	1977
Single family	94%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	1.6%
Owner occupied	95%
Company owned	5.0%
Median loan-to-value	46%
Typical ownership tenure	20.0 yrs

COMMUNITY

Population	218
Density	1,180 / mi²
Median household income	\$100K
Average household income	\$100K
Crime index (US avg 100)	60
Air pollution index (US avg 100)	97
Earthquake index (US avg 100)	29
Homes occupied	98%
Bachelor's or higher	20%
Poverty rate	4.3%
Unemployment	0.9%
Average temp	52°F
Annual precip	44 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.