

Greenwood 19950

ZIP code · DE · Delaware > Sussex County > Greenwood

BALANCED MARKET

\$285K

MEDIAN SALE PRICE

-4.9%

1-YR CHANGE

101

SALES (12 MO)

\$335K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 49 / 100



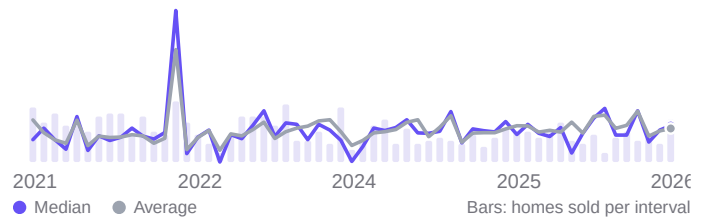
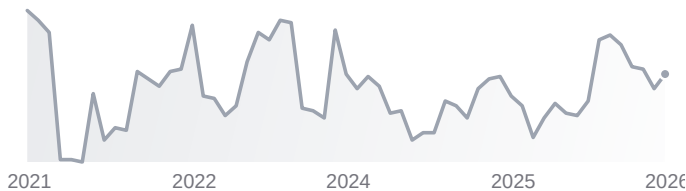
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

49 / 100

Sale prices

Median \$340K · Average \$317K

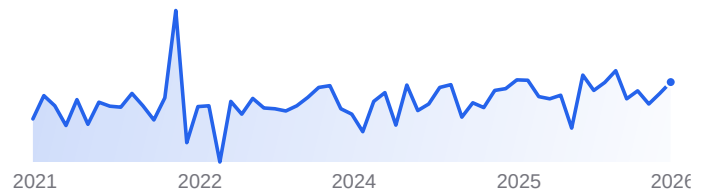
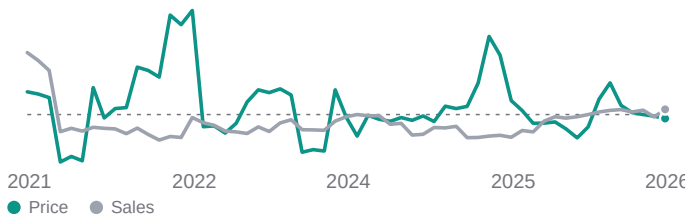


Growth (year over year)

Price -4.9% · Sales +6.3%

Price per square foot

\$217/ft²

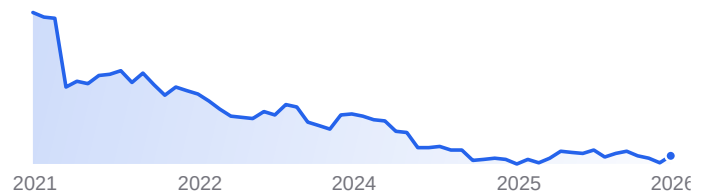
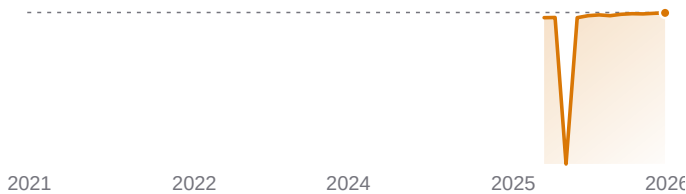


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

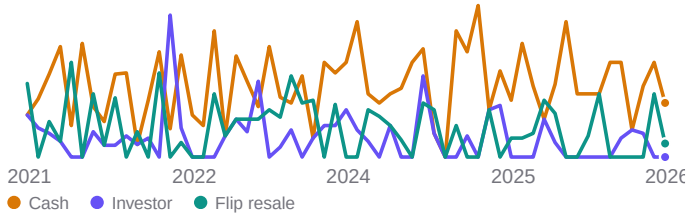
3.3%



BUYERS & OUTCOMES

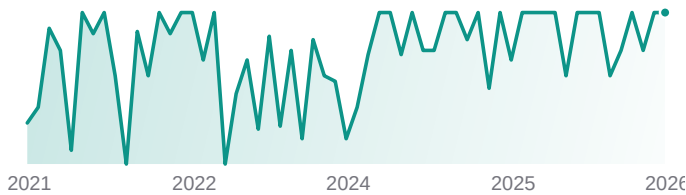
Buyer mix

Cash 29% · Investor 0% · Flip resale 7.1%



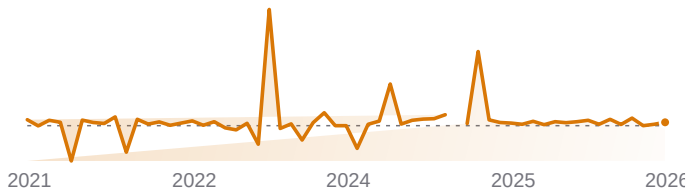
Sellers who sold at a gain

100%

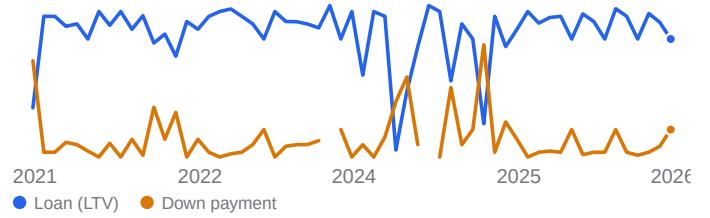


Median annualized return at resale

+6.1%

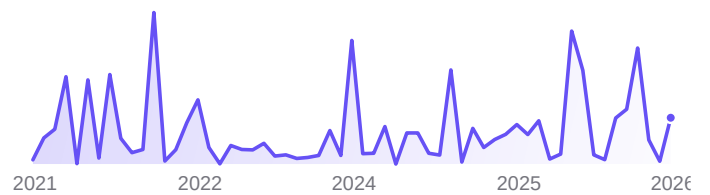


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



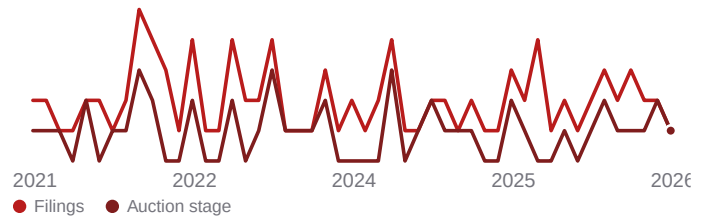
Typical hold before selling

5.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,029
Median value (AVM)	\$335K
Median size	1,588 ft²
Median bedrooms	3
Median year built	1996
Single family	70%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	2.2%
Owner occupied	68%
Company owned	15%
Median loan-to-value	46%
Typical ownership tenure	19.5 yrs

COMMUNITY

Population	7,463
Density	102 / mi²
Median household income	\$79K
Average household income	\$99K
Crime index (US avg 100)	112
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	32
Homes occupied	93%
Bachelor's or higher	16%
Poverty rate	8.6%
Unemployment	1.2%
Average temp	56°F
Annual precip	45 in
Sunshine	70%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.