

Seth 25181

ZIP code · WV · West Virginia > Boone County

\$98K

MEDIAN SALE PRICE

+62.5%

1-YR CHANGE

6

SALES (12 MO)

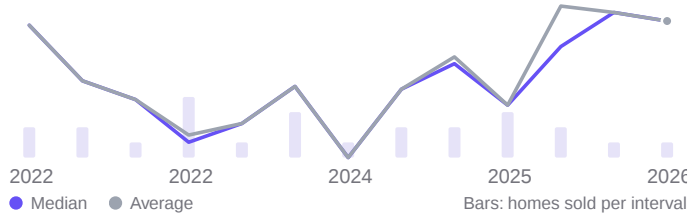
\$77K

MEDIAN VALUE (AVM)

MARKET TRENDS (5 YEARS)

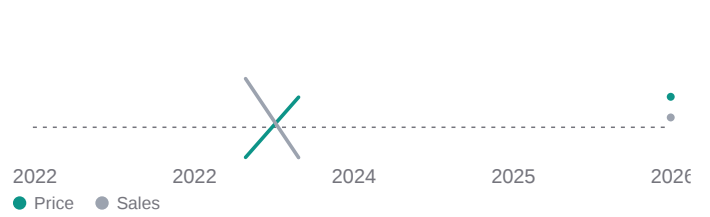
Sale prices

Median \$95K · Average \$95K



Growth (year over year)

Price +62.5% · Sales +20.0%



Price per square foot

\$65/ft²



Sale premium vs estimated value

+19.1%



Annual turnover (share of homes sold)

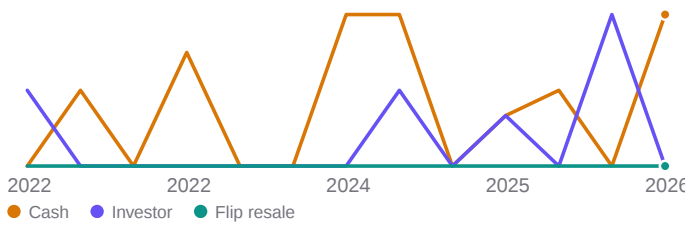
0.9%



BUYERS & OUTCOMES

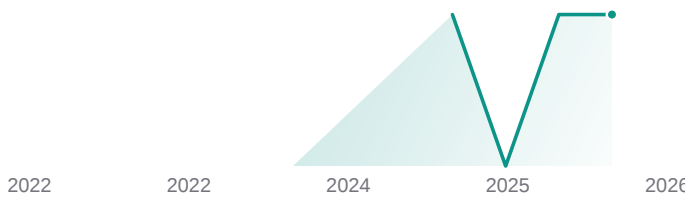
Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



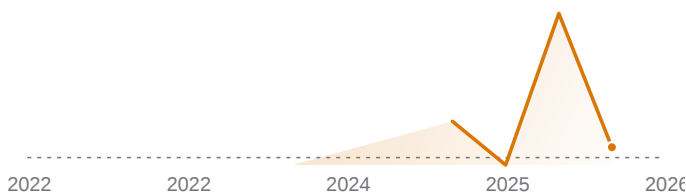
Sellers who sold at a gain

100%

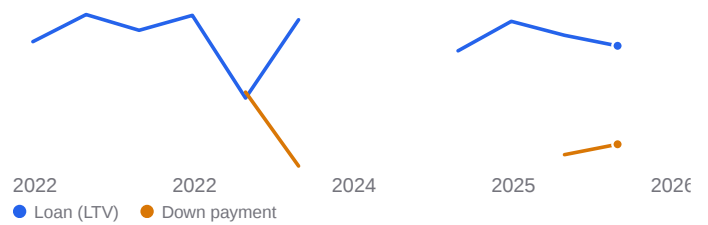


Median annualized return at resale

+2.5%

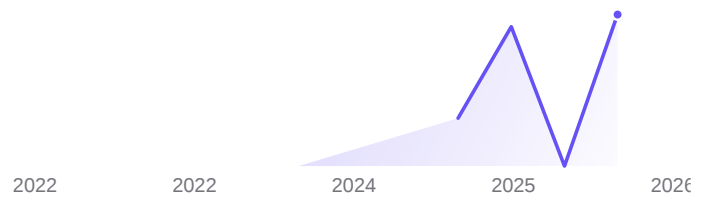


Financing (share of purchase price) Loan (LTV) 83% · Down payment 17%



Typical hold before selling

9.0 yrs



HOUSING STOCK

Homes	675
Median value (AVM)	\$77K
Median size	1,384 ft²
Median bedrooms	3
Median year built	1970
Single family	53%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	1.7%
Owner occupied	65%
Company owned	7.6%
Median loan-to-value	0%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	2,177
Density	34 / mi²
Median household income	\$60K
Average household income	\$64K
Crime index (US avg 100)	162
Air pollution index (US avg 100)	109
Earthquake index (US avg 100)	59
Homes occupied	88%
Bachelor's or higher	7%
Poverty rate	15.4%
Unemployment	1.0%
Average temp	54°F
Annual precip	47 in
Sunshine	43%

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.