

Ranson 25438

ZIP code · WV · West Virginia > Jefferson County > Ranson

BUYER'S MARKET

\$320K

MEDIAN SALE PRICE

-7.1%

1-YR CHANGE

158

SALES (12 MO)

\$310K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 39 / 100



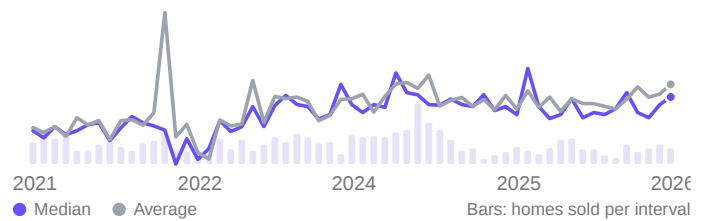
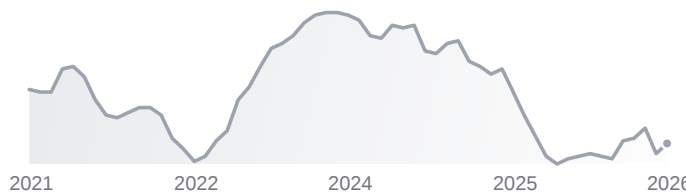
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

39 / 100

Sale prices

Median \$344K · Average \$375K

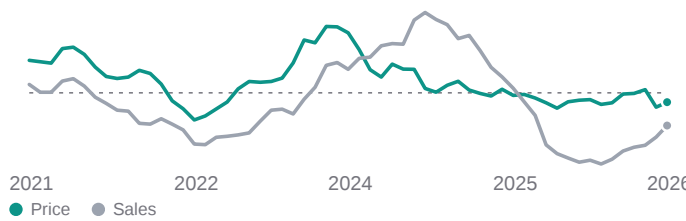


Growth (year over year)

Price -7.1% · Sales -24.8%

Price per square foot

\$181/ft²

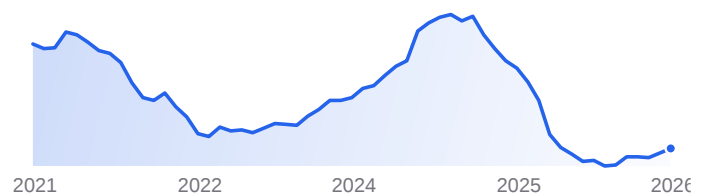
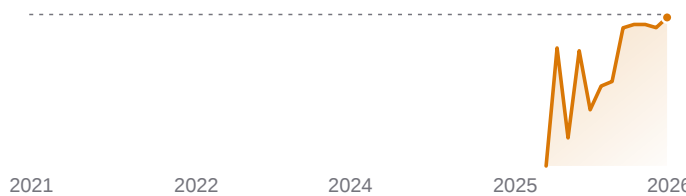


Sale premium vs estimated value

-0.1%

Annual turnover (share of homes sold)

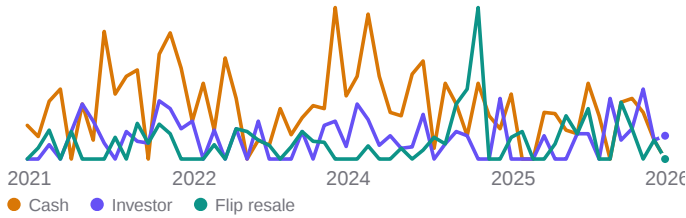
5.3%



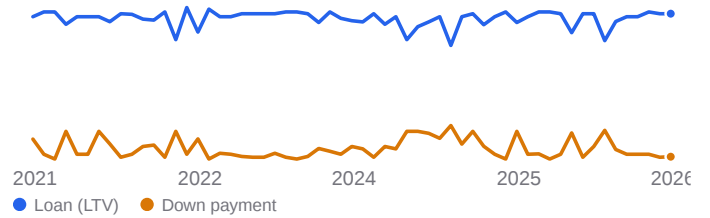
BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 7.7% · Flip resale 0%

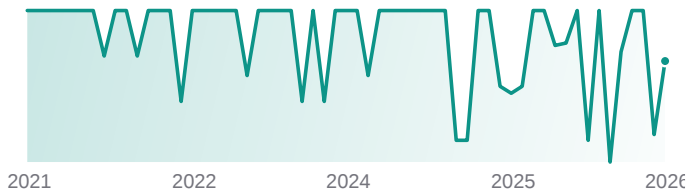


Financing (share of purchase price) Loan (LTV) 97% · Down payment 3.3%



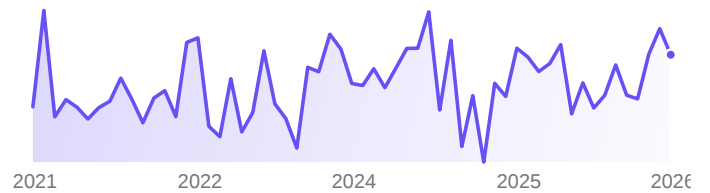
Sellers who sold at a gain

89%



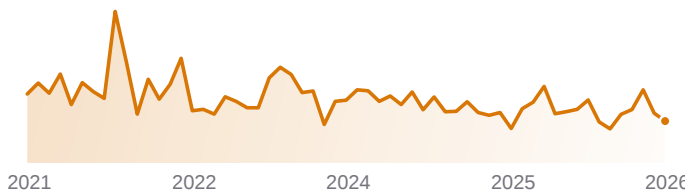
Typical hold before selling

4.8 yrs



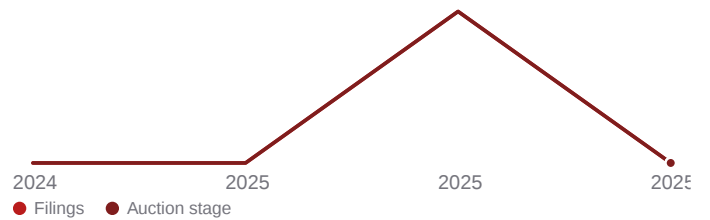
Median annualized return at resale

+5.1%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,970
Median value (AVM)	\$310K
Median size	1,694 ft²
Median bedrooms	3
Median year built	2003
Single family	92%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	42%
Underwater (LTV 125% or more)	1.3%
Owner occupied	76%
Company owned	11%
Median loan-to-value	59%
Typical ownership tenure	5.4 yrs

COMMUNITY

Population	6,863
Density	675 / mi²
Median household income	\$82K
Average household income	\$91K
Crime index (US avg 100)	119
Air pollution index (US avg 100)	76
Earthquake index (US avg 100)	41
Homes occupied	93%
Bachelor's or higher	15%
Poverty rate	12.5%
Unemployment	0.8%
Average temp	54°F
Annual precip	41 in
Sunshine	40%

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.