

Spelter 26438

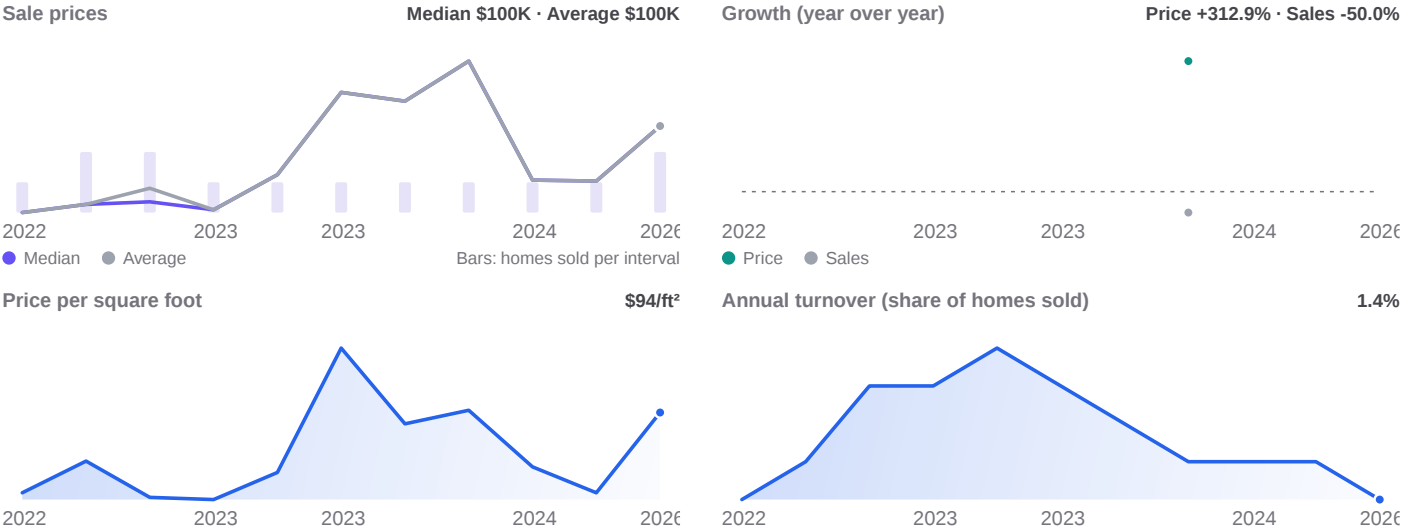
ZIP code · WV · West Virginia > Harrison County > Spelter

\$100K
MEDIAN SALE PRICE

2
SALES (12 MO)

\$71K
MEDIAN VALUE (AVM)

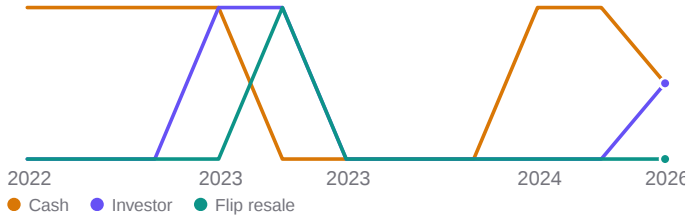
MARKET TRENDS (5 YEARS)



BUYERS & OUTCOMES

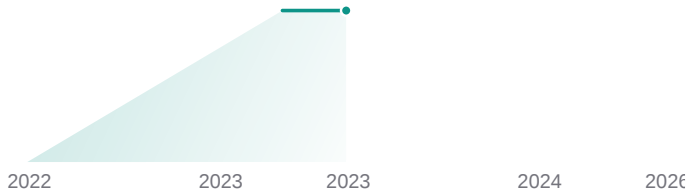
Buyer mix

Cash 50% · Investor 50% · Flip resale 0%



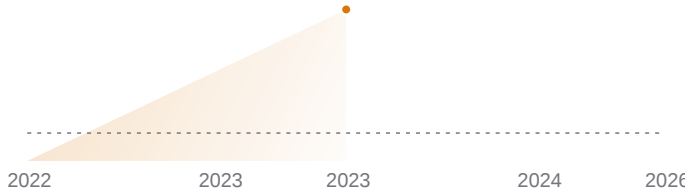
Sellers who sold at a gain

100%

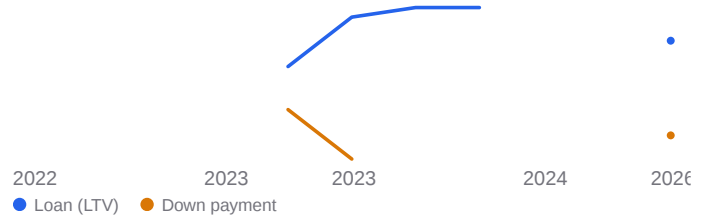


Median annualized return at resale

+21.0%



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



Typical hold before selling

10.1 yrs



HOUSING STOCK

Homes	148
Median value (AVM)	\$71K
Median size	1,205 ft²
Median bedrooms	2
Median year built	1906
Single family	84%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	4.0%
Owner occupied	39%
Company owned	6.8%
Median loan-to-value	0%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	109
Density	171 / mi²
Median household income	\$55K
Average household income	\$68K
Crime index (US avg 100)	149
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	28
Homes occupied	88%
Bachelor's or higher	22%
Poverty rate	22.9%
Unemployment	1.0%
Average temp	52°F
Annual precip	46 in
Sunshine	40%

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.