

Oviedo 32765

ZIP code · FL · Florida · Seminole County · Oviedo

BALANCED MARKET

\$492K

MEDIAN SALE PRICE

-9.3%

1-YR CHANGE

770

SALES (12 MO)

\$473K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



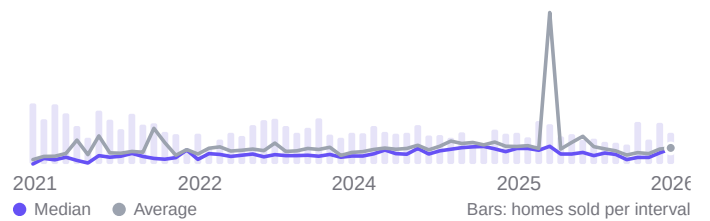
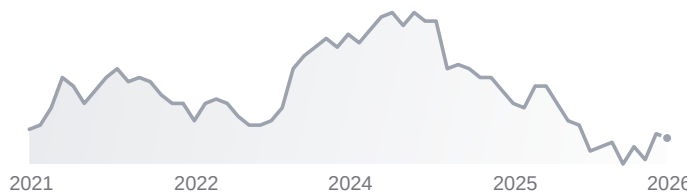
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

44 / 100

Sale prices

Median \$545K · Average \$558K

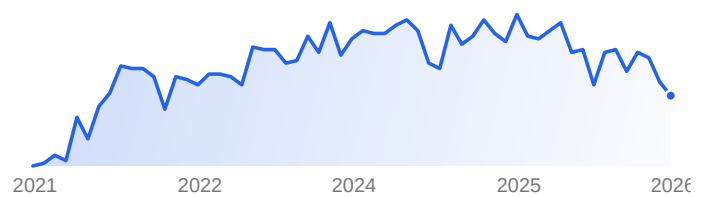
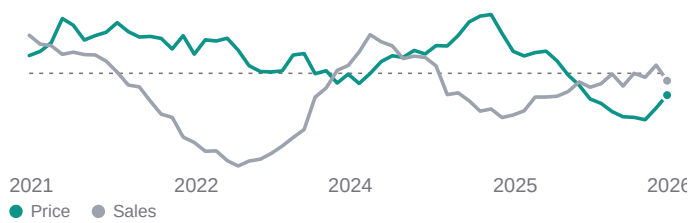


Growth (year over year)

Price -9.3% · Sales -3.1%

Price per square foot

\$229/ft²

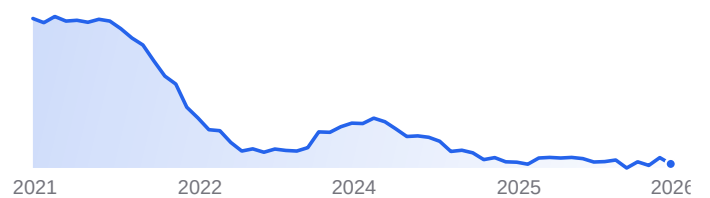
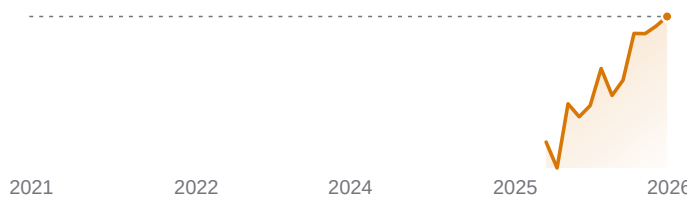


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

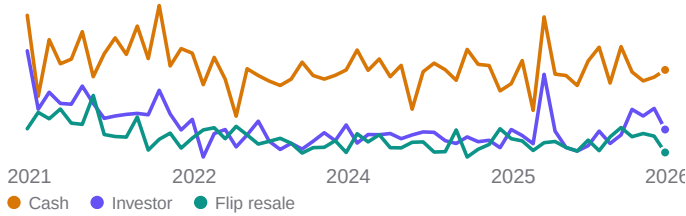
3.9%



BUYERS & OUTCOMES

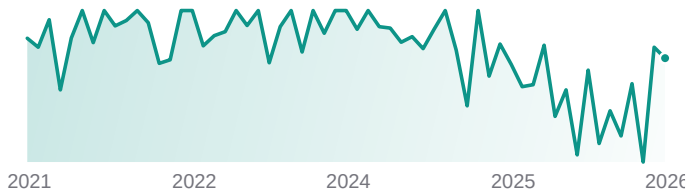
Buyer mix

Cash 28% · Investor 8.7% · Flip resale 1.4%



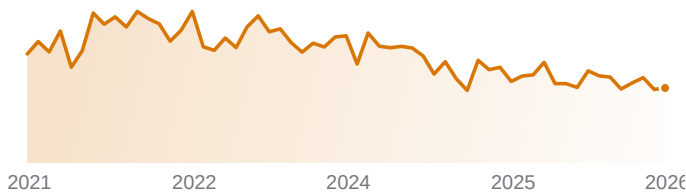
Sellers who sold at a gain

95%

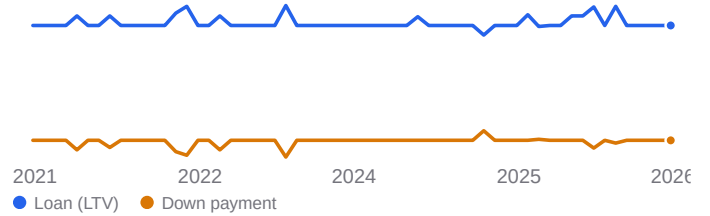


Median annualized return at resale

+5.0%

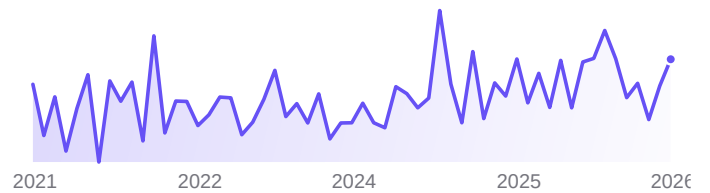


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



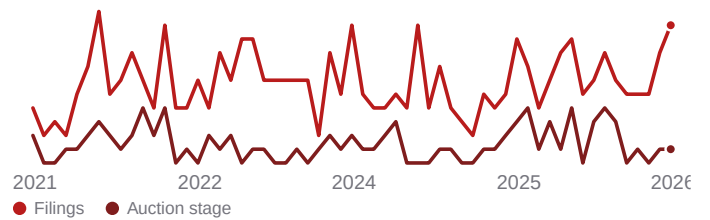
Typical hold before selling

8.8 yrs



Preforeclosure filings

Filings 10 · Auction stage 1



HOUSING STOCK

Homes	19,652
Median value (AVM)	\$473K
Median size	2,014 ft²
Median bedrooms	4
Median year built	1994
Single family	94%
Condos	2.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	0.9%
Owner occupied	83%
Company owned	15%
Median loan-to-value	48%

Typical ownership tenure

10.1 yrs

COMMUNITY

Population	71,646
Density	1,633 / mi ²
Median household income	\$99K
Average household income	\$119K
Crime index (US avg 100)	74
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	20
Homes occupied	96%
Bachelor's or higher	34%
Poverty rate	9.3%
Unemployment	1.1%
Average temp	72°F
Annual precip	52 in
Sunshine	64%

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.