

Umatilla 32784

ZIP code · FL · Florida > Marion County > Umatilla

SELLER'S MARKET

\$240K

MEDIAN SALE PRICE

+12.2%

1-YR CHANGE

209

SALES (12 MO)

\$286K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 60 / 100



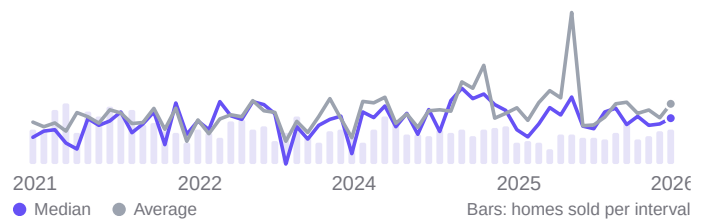
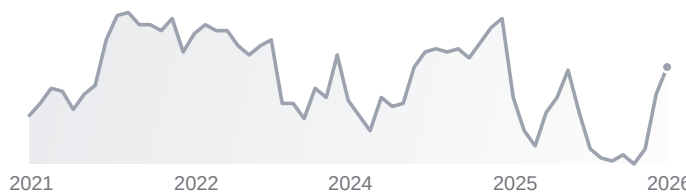
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

60 / 100

Sale prices

Median \$254K · Average \$302K

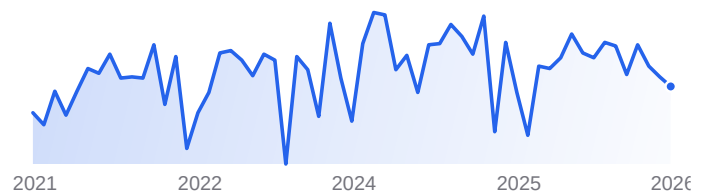
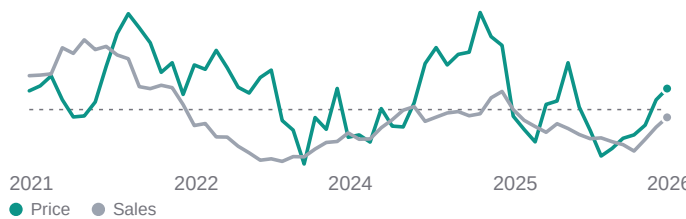


Growth (year over year)

Price +12.2% · Sales -4.6%

Price per square foot

\$160/ft²

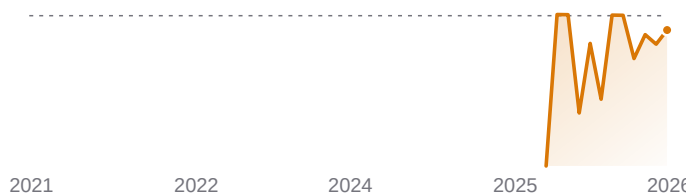


Sale premium vs estimated value

-0.3%

Annual turnover (share of homes sold)

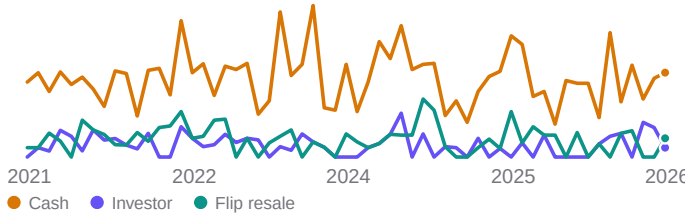
4.2%



BUYERS & OUTCOMES

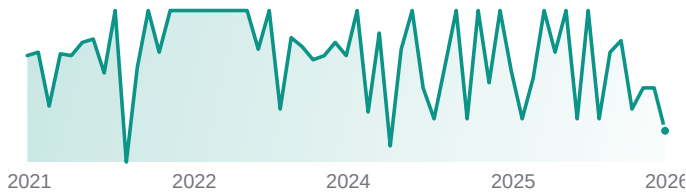
Buyer mix

Cash 43% · Investor 4.8% · Flip resale 9.5%



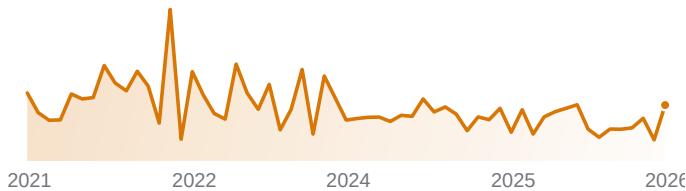
Sellers who sold at a gain

78%

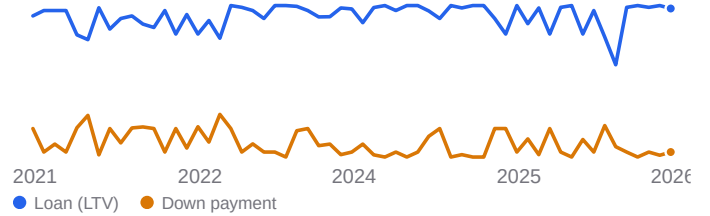


Median annualized return at resale

+9.4%

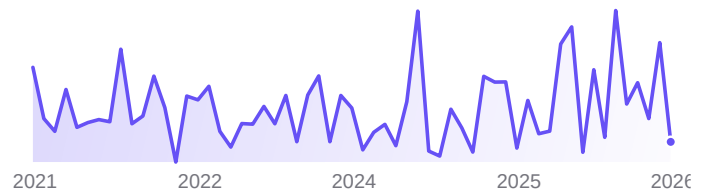


Financing (share of purchase price) Loan (LTV) 96% · Down payment 5.0%



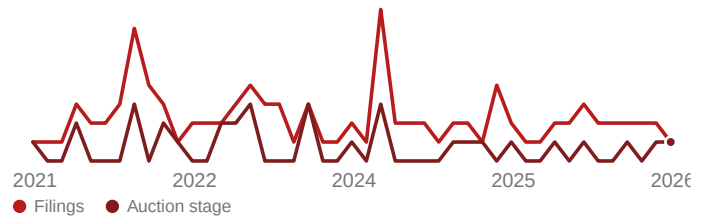
Typical hold before selling

3.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	4,993
Median value (AVM)	\$286K
Median size	1,380 ft²
Median bedrooms	3
Median year built	1984
Single family	73%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	1.5%
Owner occupied	78%
Company owned	13%
Median loan-to-value	40%
Typical ownership tenure	9.1 yrs

COMMUNITY

Population	13,158
Density	118 / mi²
Median household income	\$70K
Average household income	\$88K
Crime index (US avg 100)	138
Air pollution index (US avg 100)	148
Earthquake index (US avg 100)	22
Homes occupied	88%
Bachelor's or higher	9%
Poverty rate	9.3%
Unemployment	1.0%
Average temp	70°F
Annual precip	51 in
Sunshine	66%

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.