

West Jefferson 43162

ZIP code · OH · Ohio · Madison County · West Jefferson

BALANCED MARKET

\$235K

MEDIAN SALE PRICE

-13.7%

1-YR CHANGE

106

SALES (12 MO)

\$271K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 41 / 100



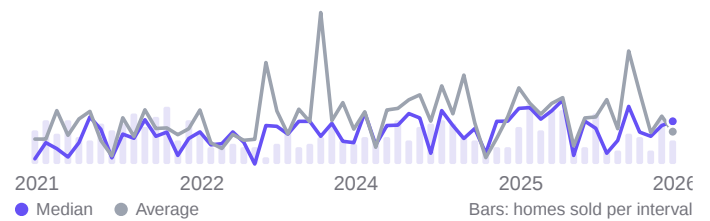
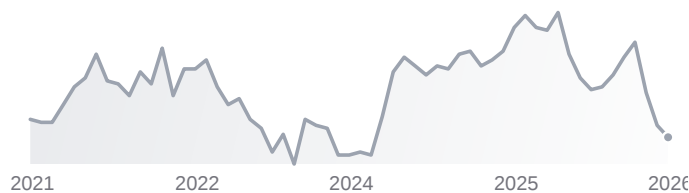
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

41 / 100

Sale prices

Median \$250K · Average \$226K

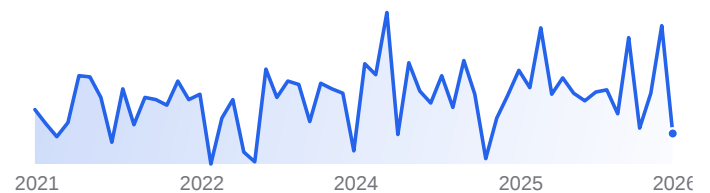
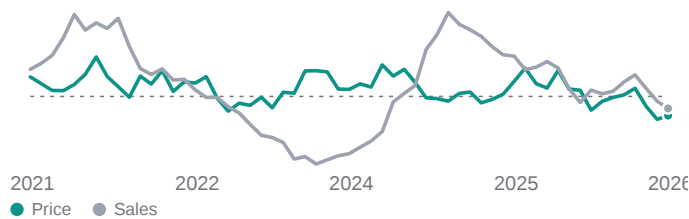


Growth (year over year)

Price -13.7% · Sales -8.6%

Price per square foot

\$131/ft²

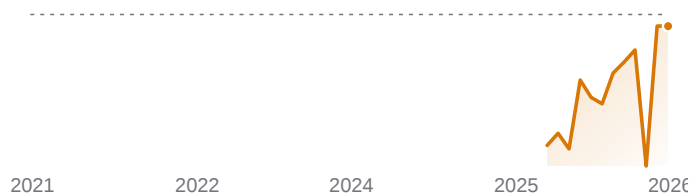


Sale premium vs estimated value

-0.6%

Annual turnover (share of homes sold)

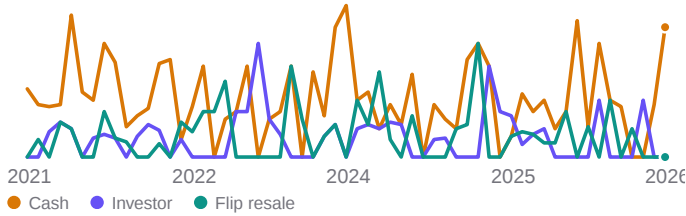
4.1%



BUYERS & OUTCOMES

Buyer mix

Cash 57% · Investor 0% · Flip resale 0%



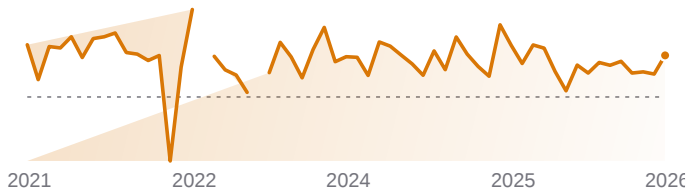
Sellers who sold at a gain

75%

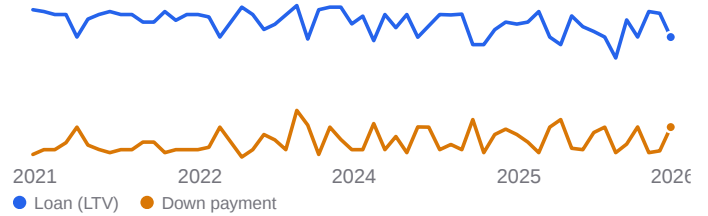


Median annualized return at resale

+7.4%



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



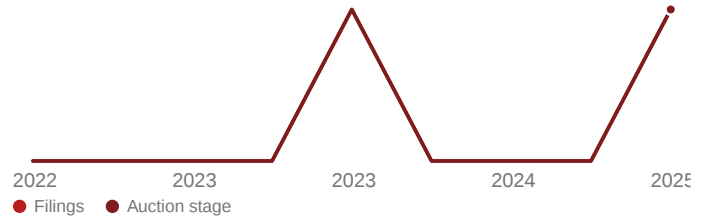
Typical hold before selling

1.9 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	2,578
Median value (AVM)	\$271K
Median size	1,482 ft²
Median bedrooms	3
Median year built	1967
Single family	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	1.9%
Owner occupied	84%
Company owned	15%
Median loan-to-value	43%
Typical ownership tenure	13.9 yrs

COMMUNITY

Population	7,548
Density	162 / mi²
Median household income	\$77K
Average household income	\$91K
Crime index (US avg 100)	90
Air pollution index (US avg 100)	189
Earthquake index (US avg 100)	40
Homes occupied	96%
Bachelor's or higher	14%
Poverty rate	8.8%
Unemployment	1.3%
Average temp	52°F
Annual precip	39 in
Sunshine	49%

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.