

West Unity 43570

ZIP code · OH · Ohio · Williams County · West Unity

BUYER'S MARKET

\$182K

MEDIAN SALE PRICE

-4.1%

1-YR CHANGE

32

SALES (12 MO)

\$170K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 23 / 100



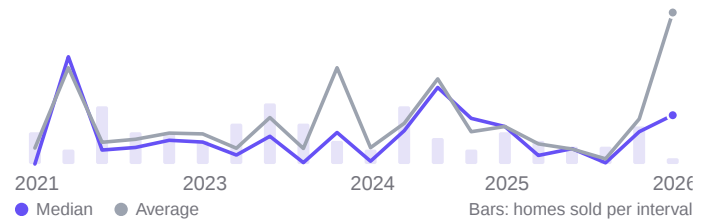
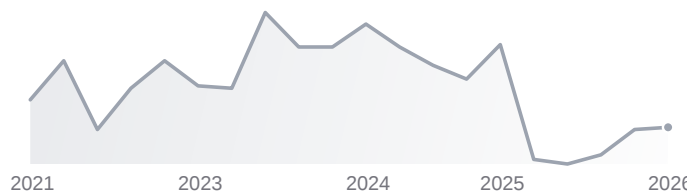
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

23 / 100

Sale prices

Median \$195K · Average \$404K

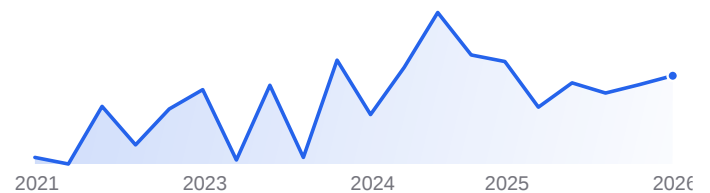
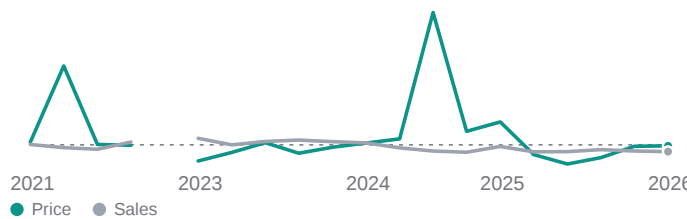


Growth (year over year)

Price -4.1% · Sales -28.9%

Price per square foot

\$107/ft²

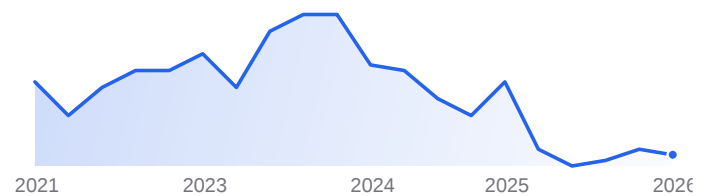
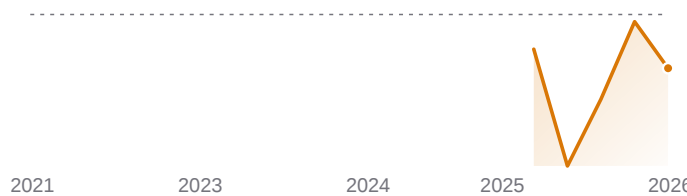


Sale premium vs estimated value

-11.1%

Annual turnover (share of homes sold)

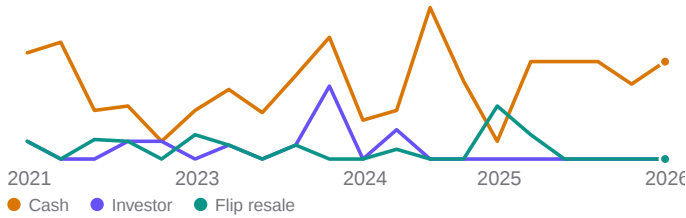
2.8%



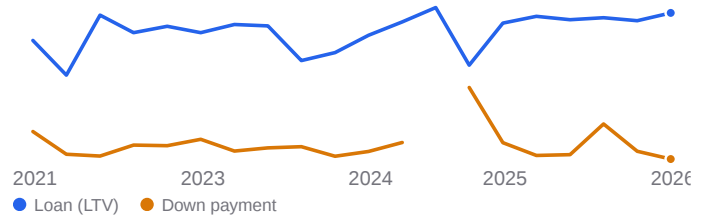
BUYERS & OUTCOMES

Buyer mix

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

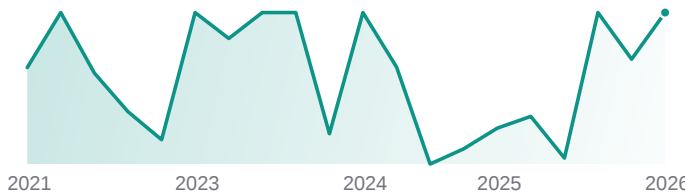


Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



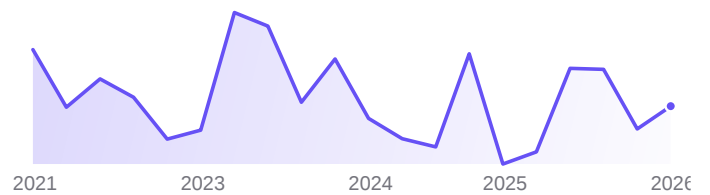
Sellers who sold at a gain

100%



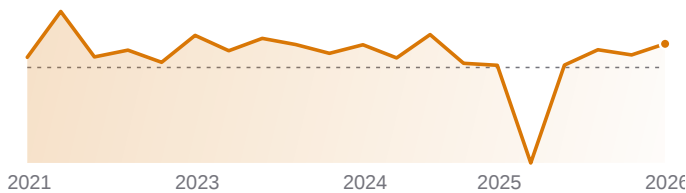
Typical hold before selling

5.7 yrs



Median annualized return at resale

+8.8%



HOUSING STOCK

Homes	1,144
Median value (AVM)	\$170K
Median size	1,562 ft²
Median bedrooms	3
Median year built	1960
Single family	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	1.8%
Owner occupied	70%
Company owned	8.9%
Median loan-to-value	36%
Typical ownership tenure	21.0 yrs

COMMUNITY

Population	3,155
Density	69 / mi²
Median household income	\$63K
Average household income	\$71K
Crime index (US avg 100)	118
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	31
Homes occupied	94%
Bachelor's or higher	10%
Poverty rate	11.6%
Unemployment	1.4%
Average temp	49°F
Annual precip	35 in
Sunshine	52%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.