

Novelty 44072

ZIP code · OH · Ohio · Geauga County

SELLER'S MARKET

\$469K

MEDIAN SALE PRICE

+8.8%

1-YR CHANGE

78

SALES (12 MO)

\$462K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 69 / 100

Buyer's market

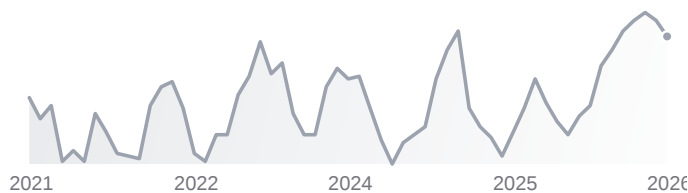
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

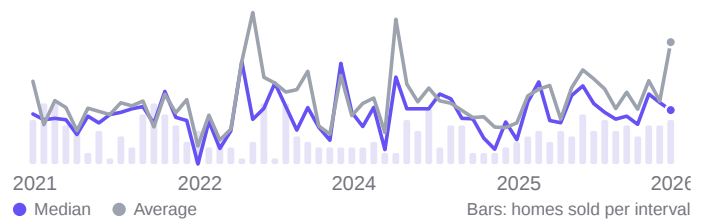
Market temperature (0–100)

69 / 100



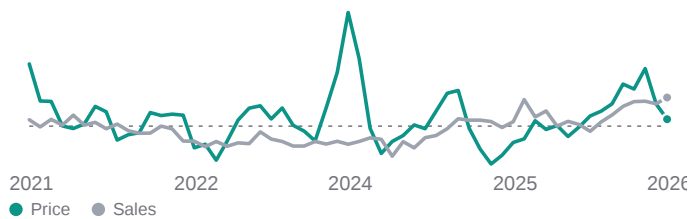
Sale prices

Median \$416K · Average \$877K



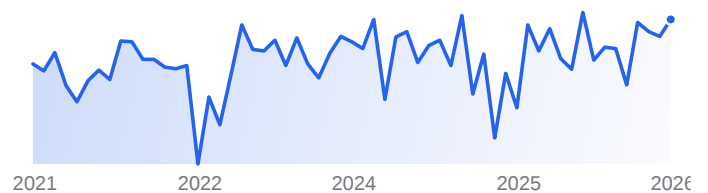
Growth (year over year)

Price +8.8% · Sales +36.8%



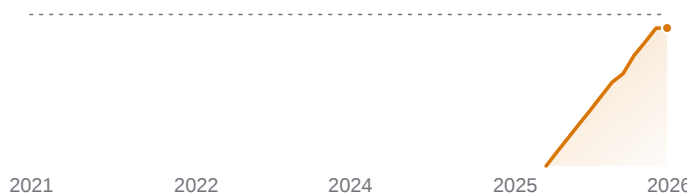
Price per square foot

\$216/ft²



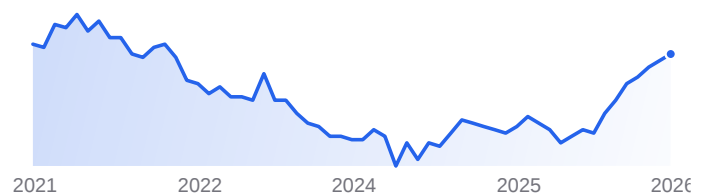
Sale premium vs estimated value

-0.5%



Annual turnover (share of homes sold)

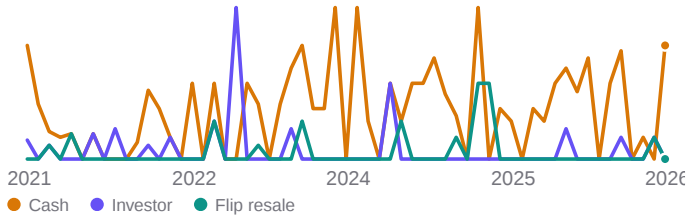
4.1%



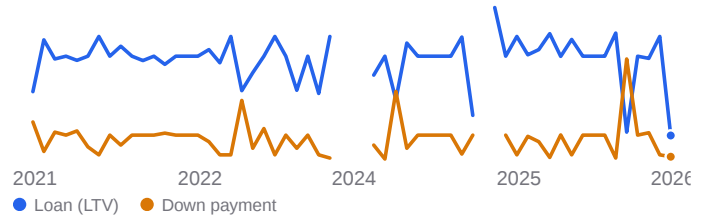
BUYERS & OUTCOMES

Buyer mix

Cash 75% · Investor 0% · Flip resale 0%

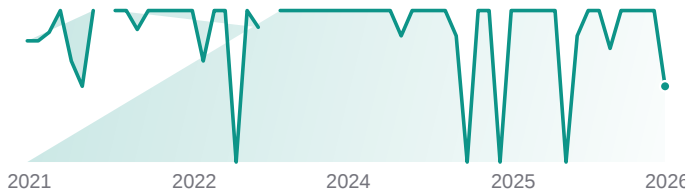


Financing (share of purchase price) Loan (LTV) 20% · Down payment 3.6%



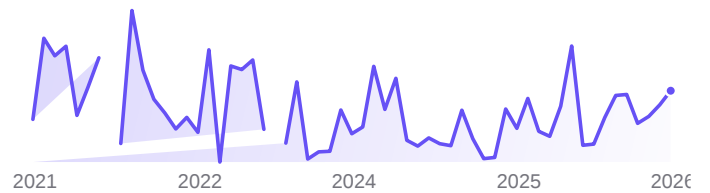
Sellers who sold at a gain

50%



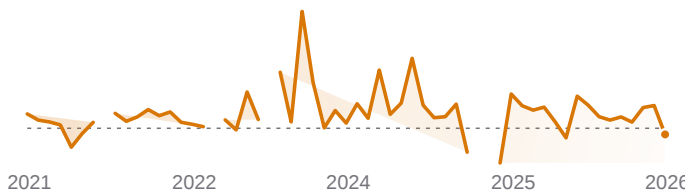
Typical hold before selling

11.9 yrs



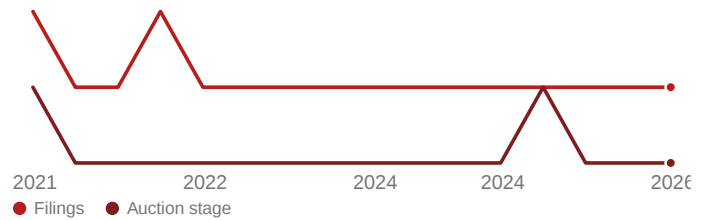
Median annualized return at resale

-1.9%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,883
Median value (AVM)	\$462K
Median size	2,432 ft²
Median bedrooms	4
Median year built	1969
Single family	96%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	1.3%
Owner occupied	92%
Company owned	16%
Median loan-to-value	44%
Typical ownership tenure	20.1 yrs

COMMUNITY

Population	4,355
Density	231 / mi²
Median household income	\$104K
Average household income	\$146K
Crime index (US avg 100)	131
Air pollution index (US avg 100)	110
Earthquake index (US avg 100)	57
Homes occupied	94%
Bachelor's or higher	26%
Poverty rate	3.7%
Unemployment	1.2%
Average temp	48°F
Annual precip	42 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.