

# Richfield 44286

ZIP code · OH · Ohio > Summit County > Richfield

BUYER'S MARKET

**\$442K**

MEDIAN SALE PRICE

**-27.1%**

1-YR CHANGE

**84**

SALES (12 MO)

**\$518K**

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 23 / 100



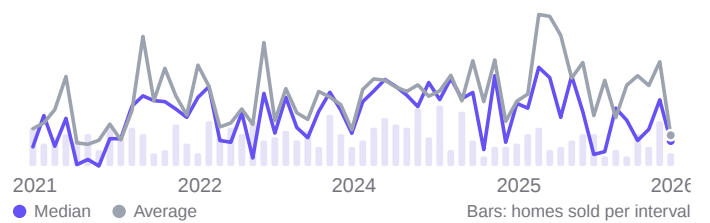
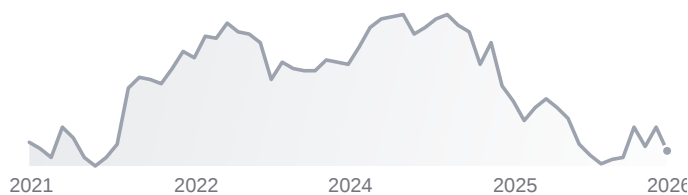
## MARKET TRENDS (5 YEARS)

Market temperature (0-100)

23 / 100

Sale prices

Median \$347K · Average \$378K

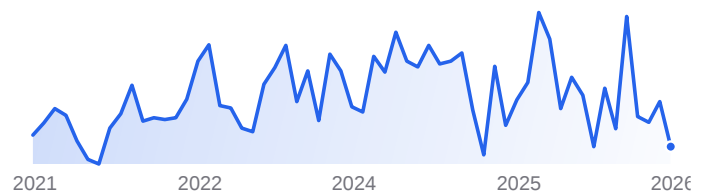
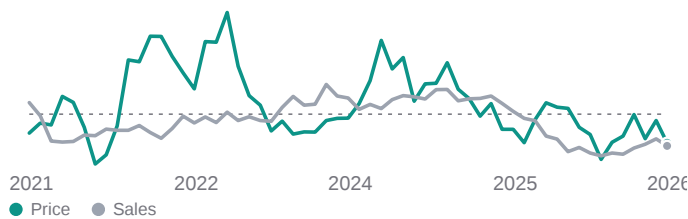


Growth (year over year)

Price -27.1% · Sales -30.0%

Price per square foot

\$185/ft²

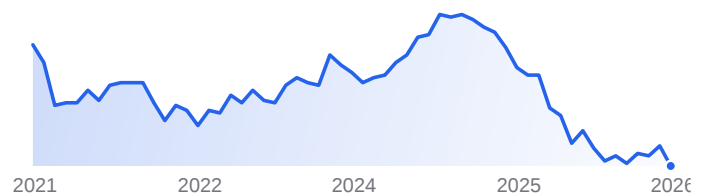
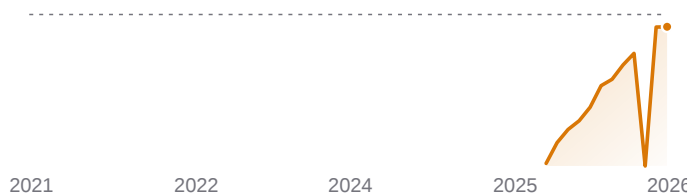


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

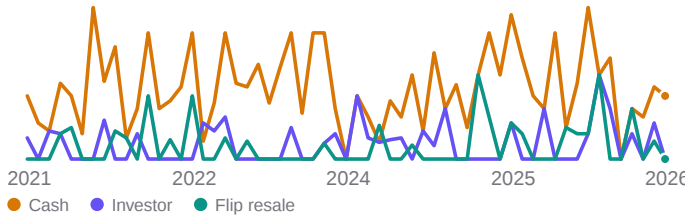
3.2%



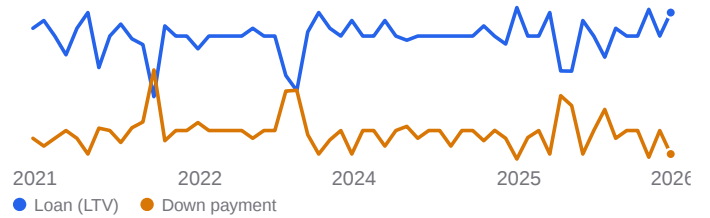
## BUYERS & OUTCOMES

### Buyer mix

Cash 25% · Investor 0% · Flip resale 0%

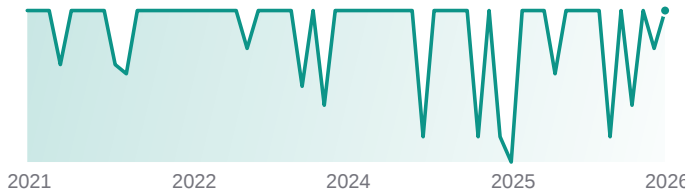


### Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



### Sellers who sold at a gain

100%



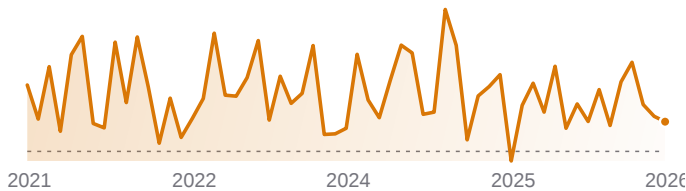
### Typical hold before selling

19.6 yrs



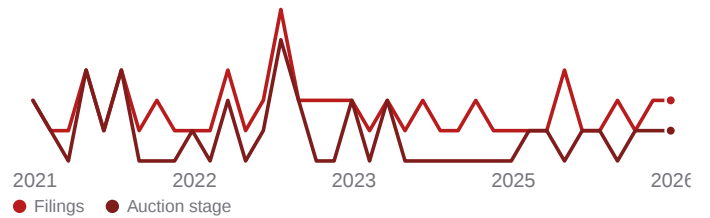
### Median annualized return at resale

+2.7%



### Preforeclosure filings

Filings 2 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 2,590     |
| Median value (AVM) | \$518K    |
| Median size        | 1,826 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1980      |
| Single family      | 96%       |
| Condos             | 2.5%      |

## EQUITY & OWNERSHIP

|                               |      |
|-------------------------------|------|
| Equity rich (LTV 50% or less) | 54%  |
| Underwater (LTV 125% or more) | 2.8% |
| Owner occupied                | 85%  |
| Company owned                 | 11%  |
| Median loan-to-value          | 48%  |

Typical ownership tenure

**15.7 yrs**

## COMMUNITY

|                                  |                  |
|----------------------------------|------------------|
| Population                       | <b>6,112</b>     |
| Density                          | <b>260 / mi²</b> |
| Median household income          | <b>\$131K</b>    |
| Average household income         | <b>\$180K</b>    |
| Crime index (US avg 100)         | <b>37</b>        |
| Air pollution index (US avg 100) | <b>114</b>       |
| Earthquake index (US avg 100)    | <b>45</b>        |
| Homes occupied                   | <b>96%</b>       |
| Bachelor's or higher             | <b>28%</b>       |
| Poverty rate                     | <b>3.5%</b>      |
| Unemployment                     | <b>1.4%</b>      |
| Average temp                     | <b>50°F</b>      |
| Annual precip                    | <b>39 in</b>     |
| Sunshine                         | <b>50%</b>       |

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.