

Sandusky 44870

ZIP code · OH · Ohio · Erie County · Sandusky

BALANCED MARKET

\$185K

MEDIAN SALE PRICE

-0.9%

1-YR CHANGE

631

SALES (12 MO)

\$173K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100



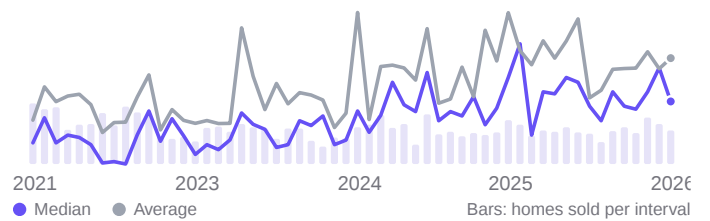
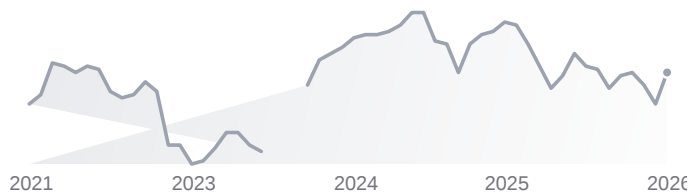
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

55 / 100

Sale prices

Median \$170K · Average \$215K

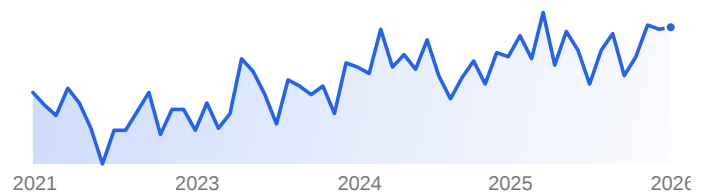
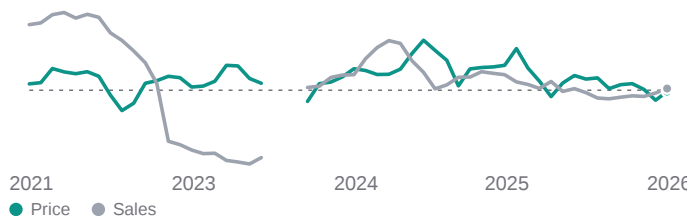


Growth (year over year)

Price -0.9% · Sales +1.3%

Price per square foot

\$132/ft²

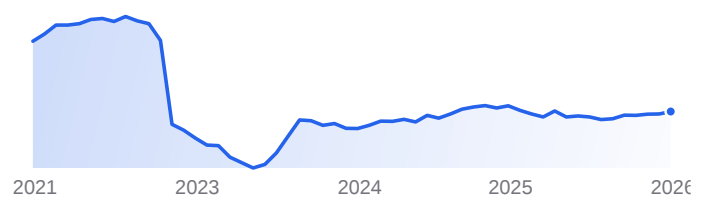
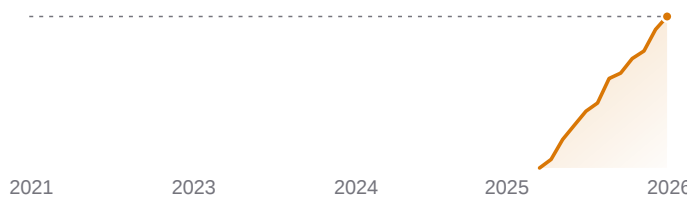


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

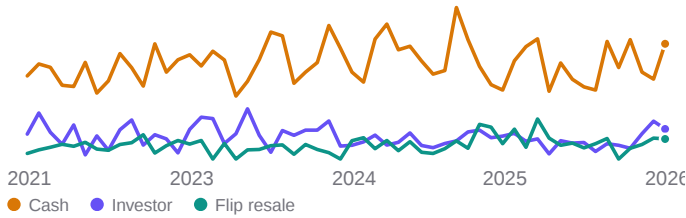
3.8%



BUYERS & OUTCOMES

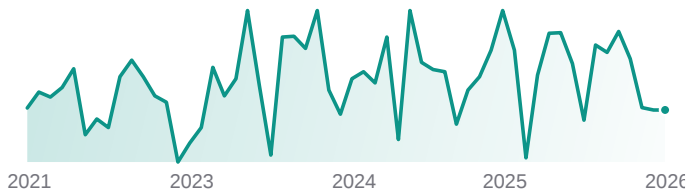
Buyer mix

Cash 44% · Investor 12% · Flip resale 7.7%



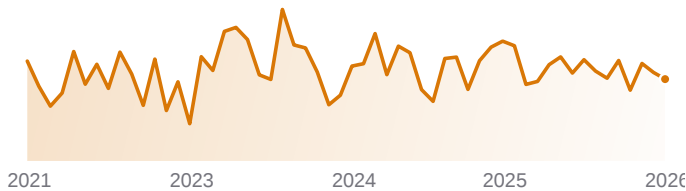
Sellers who sold at a gain

88%

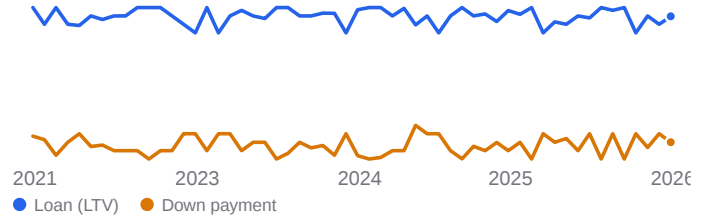


Median annualized return at resale

+6.7%

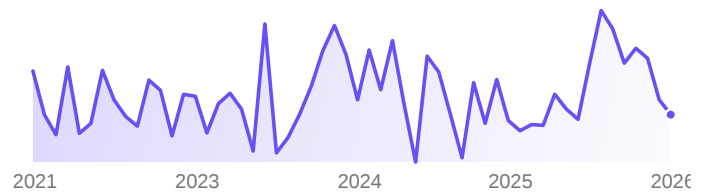


Financing (share of purchase price) Loan (LTV) 90% · Down payment 15%



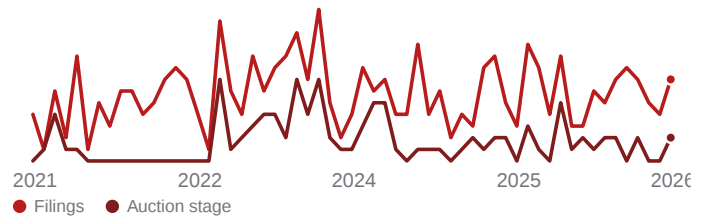
Typical hold before selling

5.1 yrs



Preforeclosure filings

Filings 7 · Auction stage 2



HOUSING STOCK

Homes	16,456
Median value (AVM)	\$173K
Median size	1,512 ft²
Median bedrooms	3
Median year built	1956
Single family	87%
Condos	7.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	1.8%
Owner occupied	70%
Company owned	19%
Median loan-to-value	33%

Typical ownership tenure

10.8 yrs

COMMUNITY

Population	39,831
Density	430 / mi²
Median household income	\$59K
Average household income	\$77K
Crime index (US avg 100)	105
Air pollution index (US avg 100)	117
Earthquake index (US avg 100)	37
Homes occupied	86%
Bachelor's or higher	17%
Poverty rate	13.9%
Unemployment	1.3%
Average temp	51°F
Annual precip	35 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.