

Tiffin 44883

ZIP code · OH · Ohio · Seneca County > Tiffin

BALANCED MARKET

\$173K

MEDIAN SALE PRICE

+6.3%

1-YR CHANGE

371

SALES (12 MO)

\$181K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 58 / 100

Buyer's market

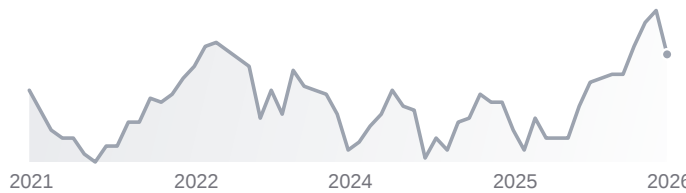
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

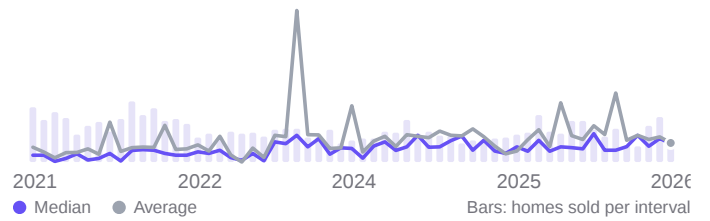
Market temperature (0–100)

58 / 100



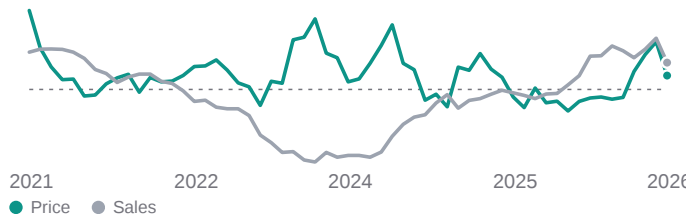
Sale prices

Median \$170K · Average \$172K



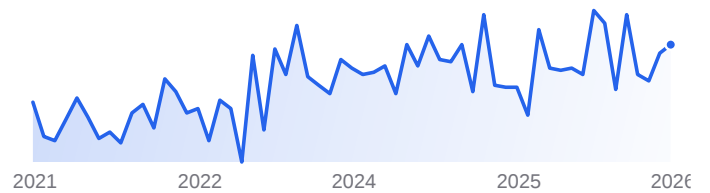
Growth (year over year)

Price +6.3% · Sales +12.1%



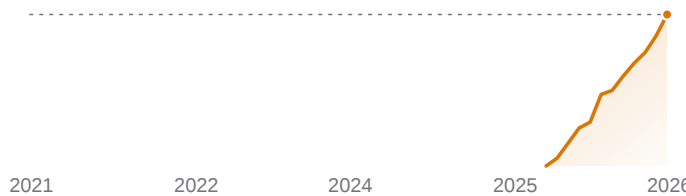
Price per square foot

\$128/ft²



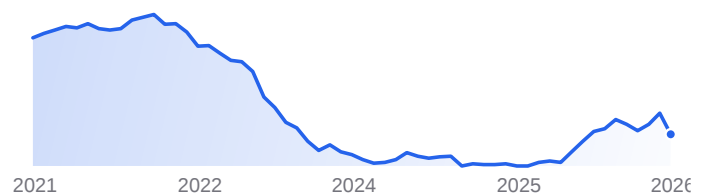
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

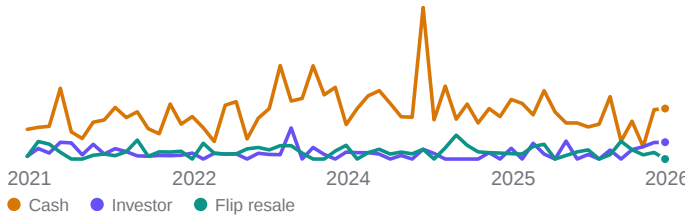
3.2%



BUYERS & OUTCOMES

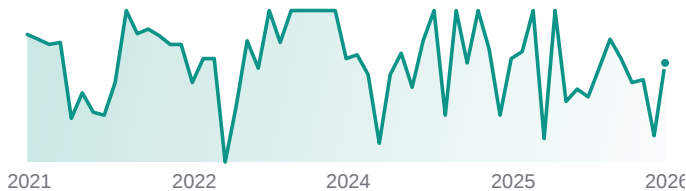
Buyer mix

Cash 33% · Investor 11% · Flip resale 0%



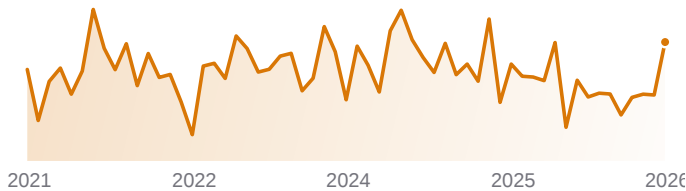
Sellers who sold at a gain

91%

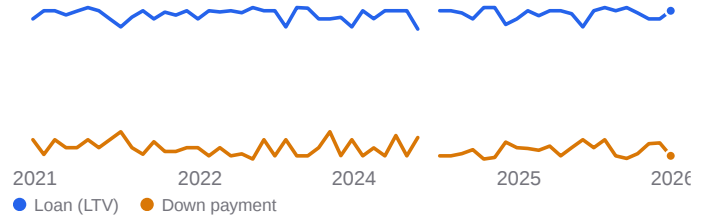


Median annualized return at resale

+10.6%

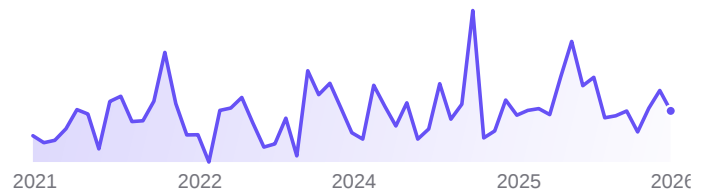


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



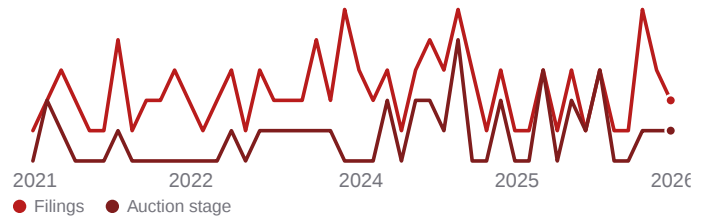
Typical hold before selling

4.7 yrs



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	11,753
Median value (AVM)	\$181K
Median size	1,557 ft²
Median bedrooms	3
Median year built	1952
Single family	71%
Condos	3.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	2.7%
Owner occupied	69%
Company owned	22%
Median loan-to-value	36%

Typical ownership tenure

21.8 yrs

COMMUNITY

Population	28,457
Density	176 / mi ²
Median household income	\$63K
Average household income	\$81K
Crime index (US avg 100)	103
Air pollution index (US avg 100)	157
Earthquake index (US avg 100)	40
Homes occupied	93%
Bachelor's or higher	16%
Poverty rate	9.1%
Unemployment	1.2%
Average temp	50°F
Annual precip	37 in
Sunshine	52%

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.