

Mansfield 44903

ZIP code · OH · Ohio > Richland County > Mansfield

STRONG SELLER'S MARKET

\$590K

MEDIAN SALE PRICE

+189.7%

1-YR CHANGE

448

SALES (12 MO)

\$220K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 81 / 100

Buyer's market

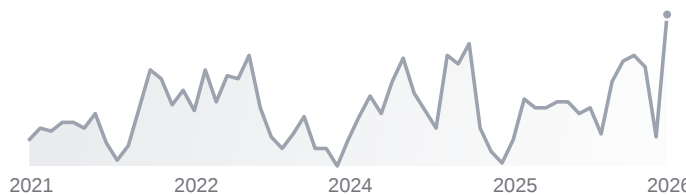
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

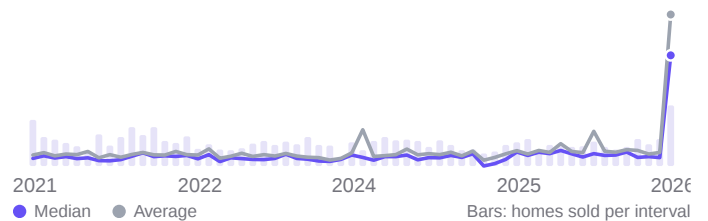
Market temperature (0–100)

81 / 100



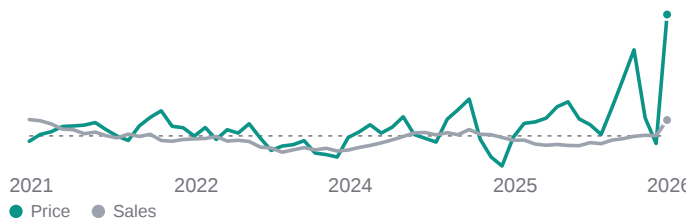
Sale prices

Median \$1.5M · Average \$2M



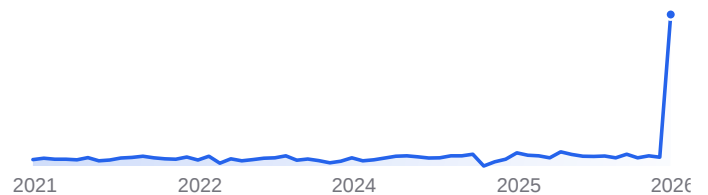
Growth (year over year)

Price +189.7% · Sales +24.8%



Price per square foot

\$1197/ft²



Sale premium vs estimated value

+1605.3%



Annual turnover (share of homes sold)

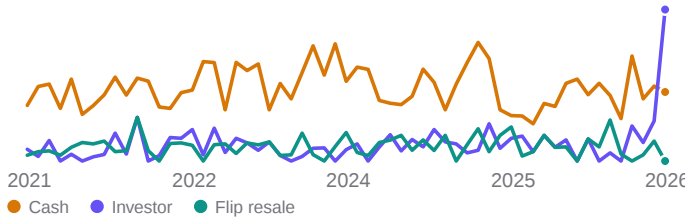
4.4%



BUYERS & OUTCOMES

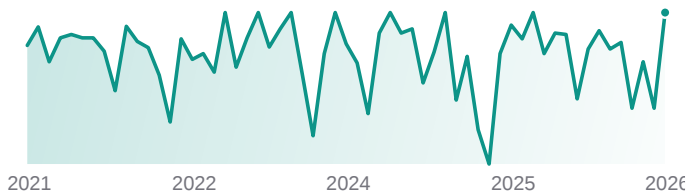
Buyer mix

Cash 34% · Investor 74% · Flip resale 0%



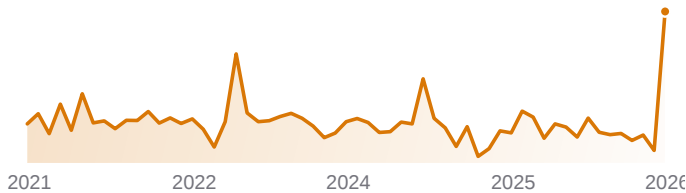
Sellers who sold at a gain

100%

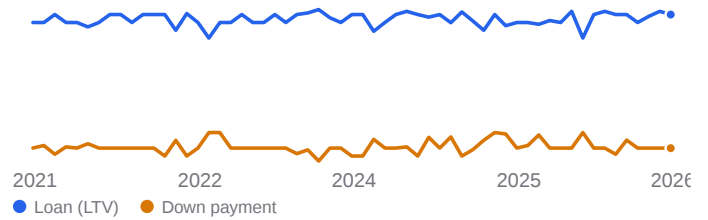


Median annualized return at resale

+35.4%

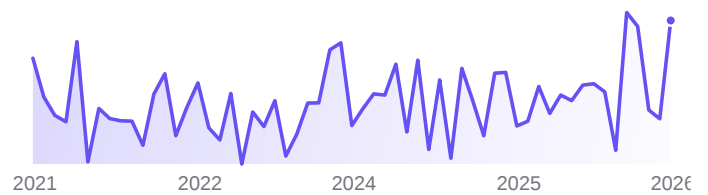


Financing (share of purchase price) Loan (LTV) 95% · Down payment 10%



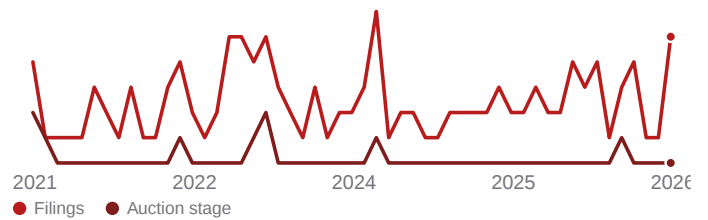
Typical hold before selling

8.4 yrs



Preforeclosure filings

Filings 5 · Auction stage 0



HOUSING STOCK

Homes	10,195
Median value (AVM)	\$220K
Median size	1,553 ft²
Median bedrooms	3
Median year built	1960
Single family	94%
Condos	0.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	2.1%
Owner occupied	78%
Company owned	15%
Median loan-to-value	28%

Typical ownership tenure

16.9 yrs

COMMUNITY

Population	29,100
Density	247 / mi²
Median household income	\$62K
Average household income	\$74K
Crime index (US avg 100)	90
Air pollution index (US avg 100)	149
Earthquake index (US avg 100)	33
Homes occupied	93%
Bachelor's or higher	10%
Poverty rate	16.4%
Unemployment	1.3%
Average temp	49°F
Annual precip	40 in
Sunshine	50%

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.