

Mansfield 44906

ZIP code · OH · Ohio > Richland County > Mansfield

STRONG SELLER'S MARKET

\$734K

MEDIAN SALE PRICE

+328.5%

1-YR CHANGE

396

SALES (12 MO)

\$178K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 90 / 100

Buyer's market

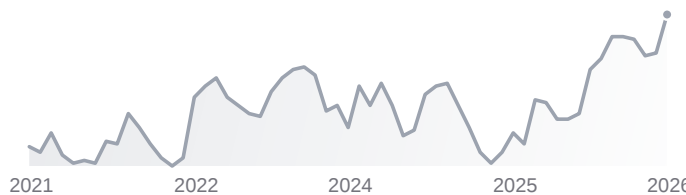
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

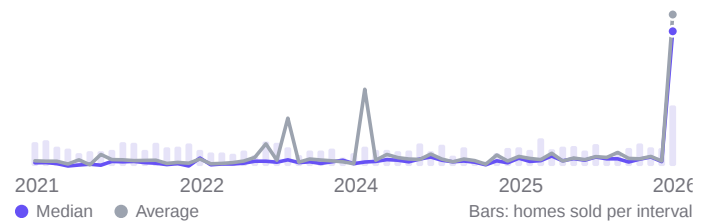
Market temperature (0–100)

90 / 100



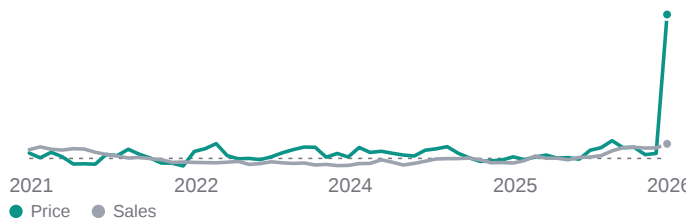
Sale prices

Median \$1.8M · Average \$2.1M



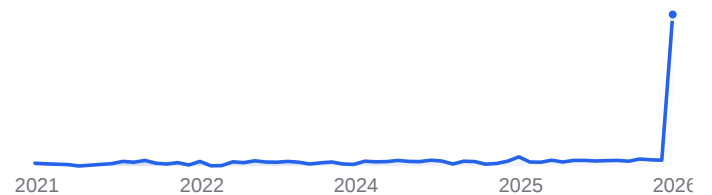
Growth (year over year)

Price +328.5% · Sales +33.3%



Price per square foot

\$1697/ft²



Sale premium vs estimated value

+1373.1%



Annual turnover (share of homes sold)

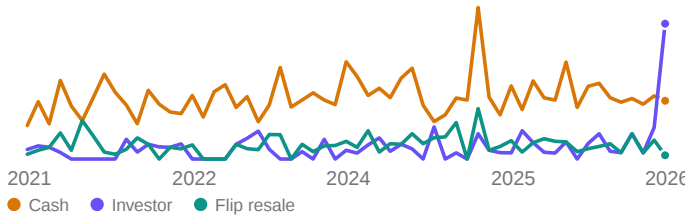
5.6%



BUYERS & OUTCOMES

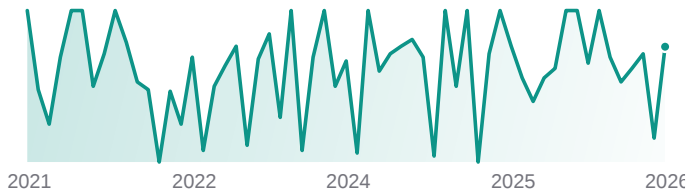
Buyer mix

Cash 33% · Investor 77% · Flip resale 2.1%



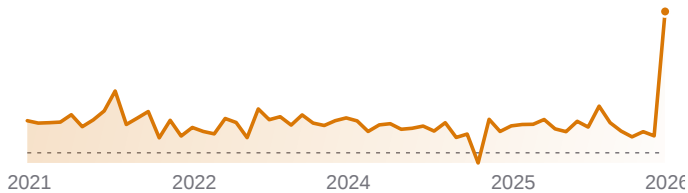
Sellers who sold at a gain

94%

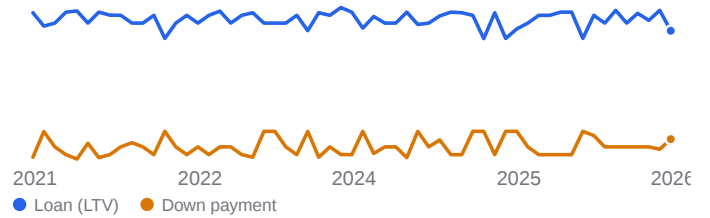


Median annualized return at resale

+40.3%

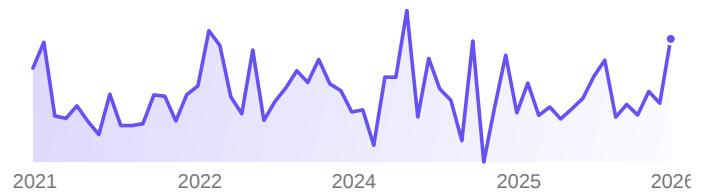


Financing (share of purchase price) Loan (LTV) 85% · Down payment 15%



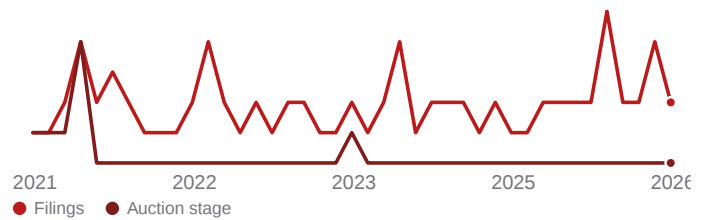
Typical hold before selling

8.7 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	7,067
Median value (AVM)	\$178K
Median size	1,356 ft²
Median bedrooms	3
Median year built	1959
Single family	80%
Condos	7.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	71%
Underwater (LTV 125% or more)	1.8%
Owner occupied	78%
Company owned	16%
Median loan-to-value	27%

Typical ownership tenure

13.2 yrs

COMMUNITY

Population	16,399
Density	838 / mi²
Median household income	\$52K
Average household income	\$71K
Crime index (US avg 100)	112
Air pollution index (US avg 100)	152
Earthquake index (US avg 100)	36
Homes occupied	92%
Bachelor's or higher	14%
Poverty rate	16.3%
Unemployment	1.5%
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.