

Mansfield 44907

ZIP code · OH · Ohio > Richland County > Mansfield

STRONG SELLER'S MARKET

\$1.1M

MEDIAN SALE PRICE

+475.1%

1-YR CHANGE

286

SALES (12 MO)

\$176K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 87 / 100

Buyer's market

Balanced

Seller's market

MARKET TRENDS (5 YEARS)

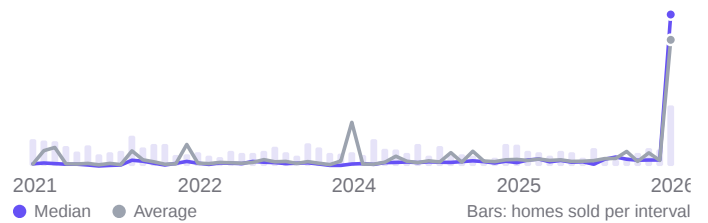
Market temperature (0–100)

87 / 100



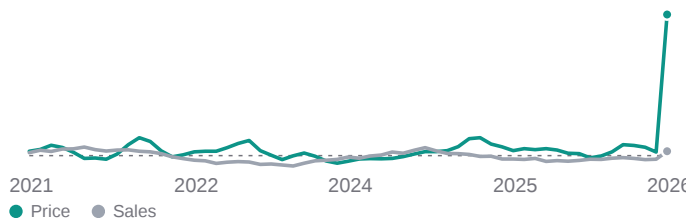
Sale prices

Median \$3M · Average \$2.5M



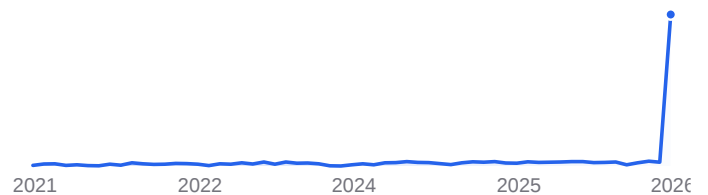
Growth (year over year)

Price +475.1% · Sales +14.9%



Price per square foot

\$2109/ft²



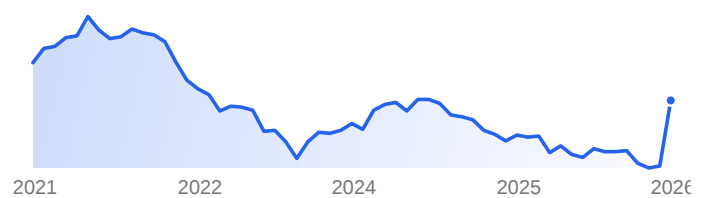
Sale premium vs estimated value

+2120.4%



Annual turnover (share of homes sold)

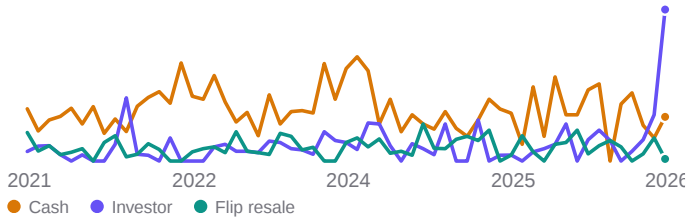
5.2%



BUYERS & OUTCOMES

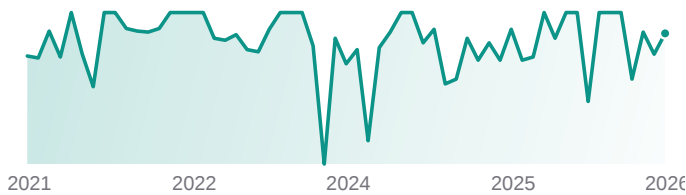
Buyer mix

Cash 24% · Investor 82% · Flip resale 1.1%



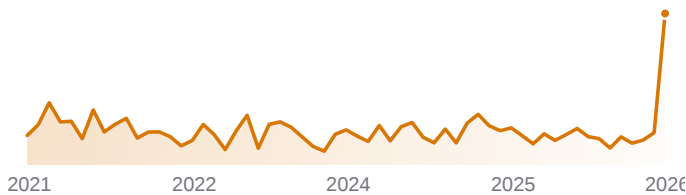
Sellers who sold at a gain

94%

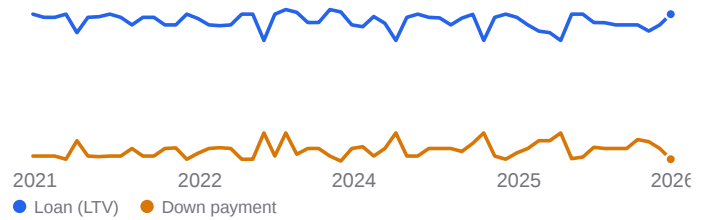


Median annualized return at resale

+41.2%

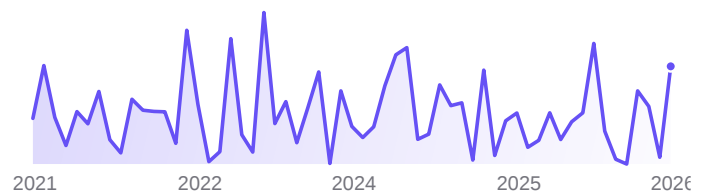


Financing (share of purchase price) Loan (LTV) 97% · Down payment 3.0%



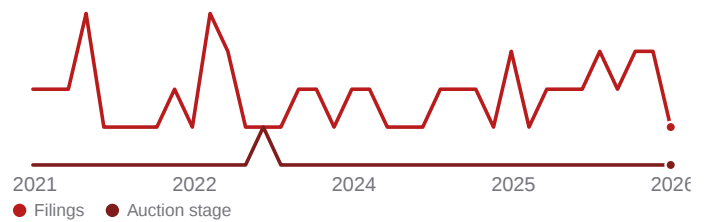
Typical hold before selling

8.4 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	5,546
Median value (AVM)	\$176K
Median size	1,390 ft²
Median bedrooms	3
Median year built	1954
Single family	85%
Condos	5.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	67%
Underwater (LTV 125% or more)	1.4%
Owner occupied	76%
Company owned	18%
Median loan-to-value	33%

Typical ownership tenure

12.7 yrs

COMMUNITY

Population	13,986
Density	1,778 / mi²
Median household income	\$51K
Average household income	\$67K
Crime index (US avg 100)	127
Air pollution index (US avg 100)	156
Earthquake index (US avg 100)	33
Homes occupied	94%
Bachelor's or higher	9%
Poverty rate	17.7%
Unemployment	1.4%
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.