

New Madison 45346

ZIP code · OH · Ohio · Darke County · New Madison

BALANCED MARKET

\$164K

MEDIAN SALE PRICE

-10.2%

1-YR CHANGE

31

SALES (12 MO)

\$166K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 51 / 100



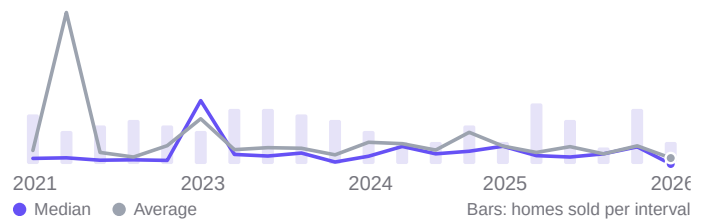
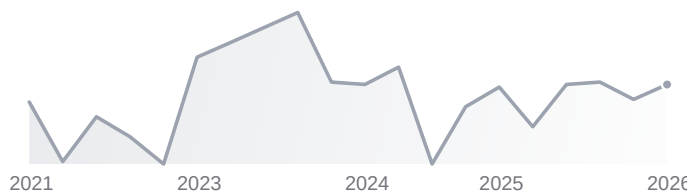
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

51 / 100

Sale prices

Median \$83K · Average \$128K

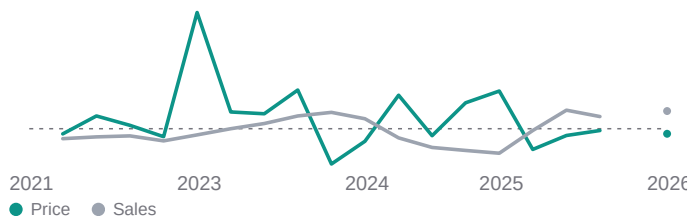


Growth (year over year)

Price -10.2% · Sales +34.8%

Price per square foot

\$91/ft²

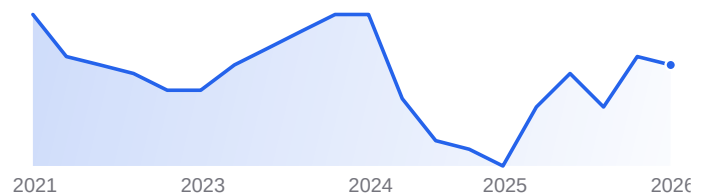


Sale premium vs estimated value

-46.7%

Annual turnover (share of homes sold)

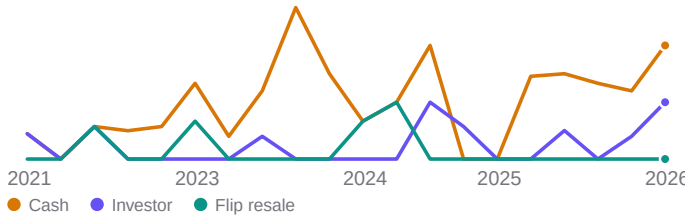
4.1%



BUYERS & OUTCOMES

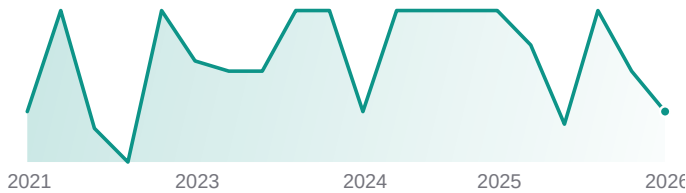
Buyer mix

Cash 50% · Investor 25% · Flip resale 0%



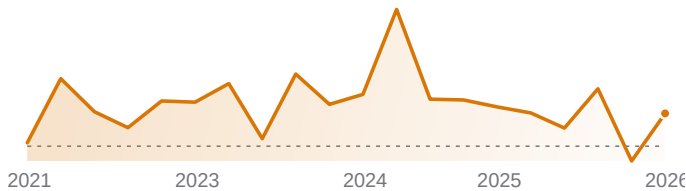
Sellers who sold at a gain

67%

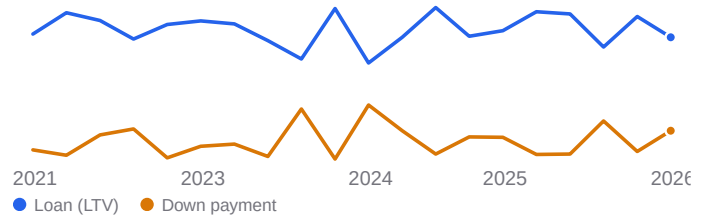


Median annualized return at resale

+6.3%

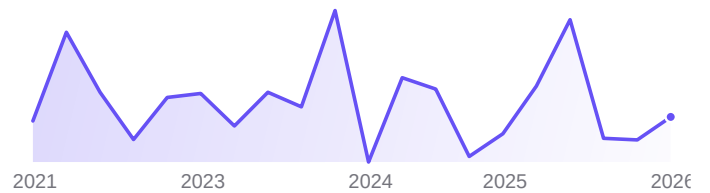


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



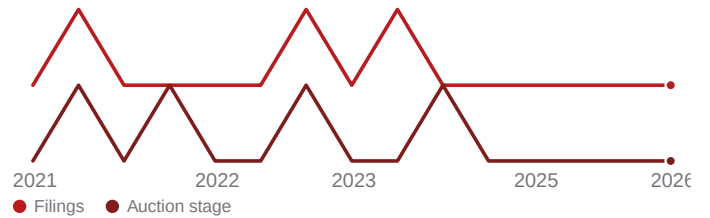
Typical hold before selling

3.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	762
Median value (AVM)	\$166K
Median size	1,562 ft²
Median bedrooms	3
Median year built	1947
Single family	89%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	2.5%
Owner occupied	84%
Company owned	5.9%
Median loan-to-value	41%
Typical ownership tenure	18.3 yrs

COMMUNITY

Population	2,194
Density	50 / mi²
Median household income	\$68K
Average household income	\$82K
Crime index (US avg 100)	99
Air pollution index (US avg 100)	217
Earthquake index (US avg 100)	47
Homes occupied	91%
Bachelor's or higher	11%
Poverty rate	9.9%
Unemployment	1.2%
Average temp	50°F
Annual precip	39 in
Sunshine	54%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.