

# Rarden 45671

ZIP code · OH · Ohio · Scioto County · Rarden

**\$66K**

MEDIAN SALE PRICE

**10**

SALES (12 MO)

**\$77K**

MEDIAN VALUE (AVM)

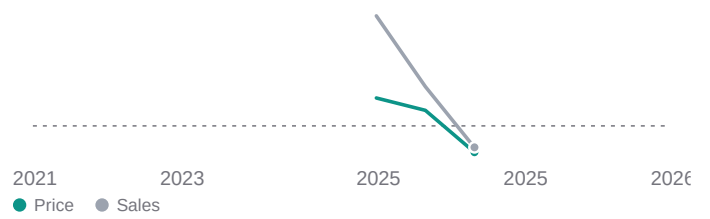
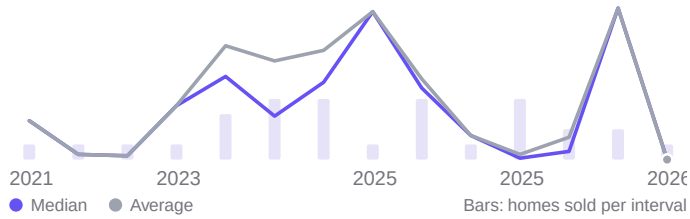
## MARKET TRENDS (5 YEARS)

Sale prices

Median \$26K · Average \$26K

Growth (year over year)

Price -55.9% · Sales -45.5%

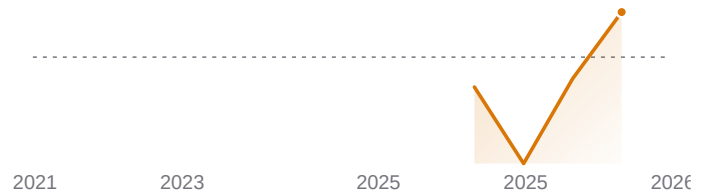
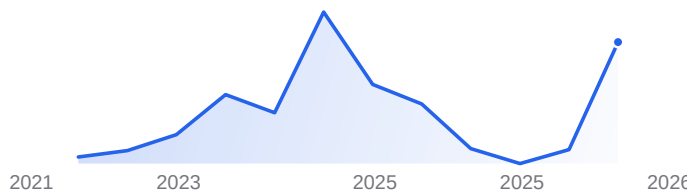


Price per square foot

\$158/ft²

Sale premium vs estimated value

+11.3%



Annual turnover (share of homes sold)

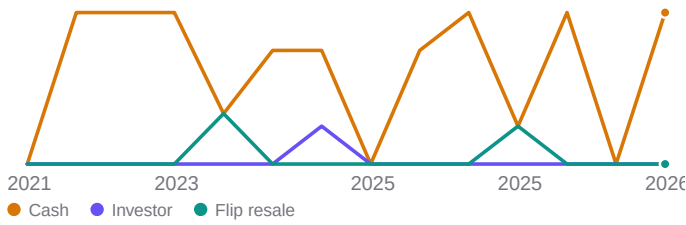
5.6%



## BUYERS & OUTCOMES

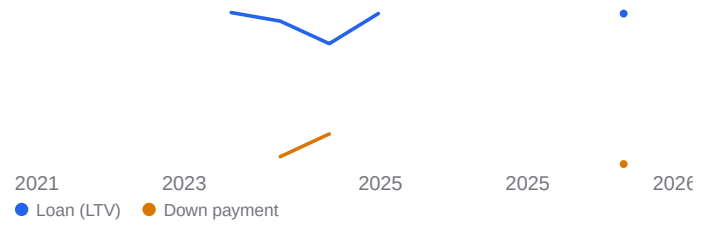
### Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



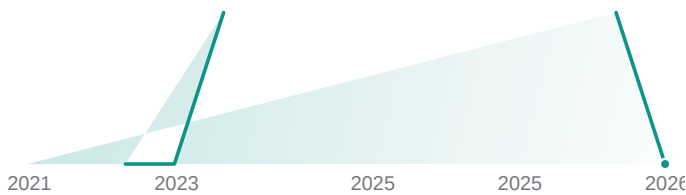
### Financing (share of purchase price)

Loan (LTV) 100% · Down payment 0.0%



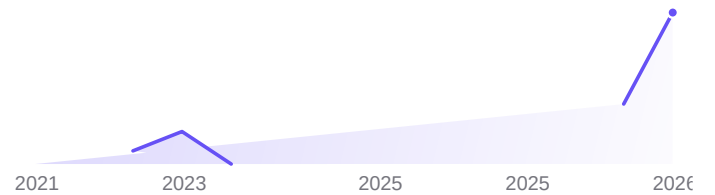
### Sellers who sold at a gain

0%



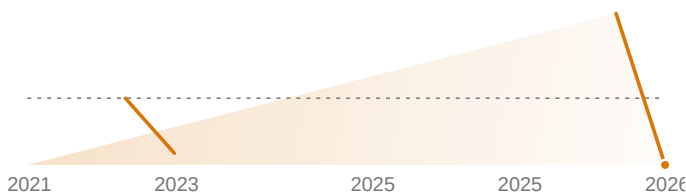
### Typical hold before selling

16.4 yrs



### Median annualized return at resale

-9.1%



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 178       |
| Median value (AVM) | \$77K     |
| Median size        | 1,080 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1951      |
| Single family      | 60%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 82%      |
| Underwater (LTV 125% or more) | 3.2%     |
| Owner occupied                | 49%      |
| Company owned                 | 5.1%     |
| Median loan-to-value          | 0%       |
| Typical ownership tenure      | 22.6 yrs |

## COMMUNITY

|                                  |          |
|----------------------------------|----------|
| Population                       | 523      |
| Density                          | 32 / mi² |
| Median household income          | \$56K    |
| Average household income         | \$56K    |
| Crime index (US avg 100)         | 89       |
| Air pollution index (US avg 100) | 169      |
| Earthquake index (US avg 100)    | 51       |
| Homes occupied                   | 84%      |
| Bachelor's or higher             | 2%       |
| Poverty rate                     | 12.9%    |
| Unemployment                     | 2.0%     |
| Average temp                     | 53°F     |
| Annual precip                    | 43 in    |
| Sunshine                         | 51%      |

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.