

Indianapolis 46219

ZIP code · IN · Indiana · Marion County

BALANCED MARKET

\$212K

MEDIAN SALE PRICE

+3.2%

1-YR CHANGE

531

SALES (12 MO)

\$186K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100

Buyer's market

Balanced

Seller's market

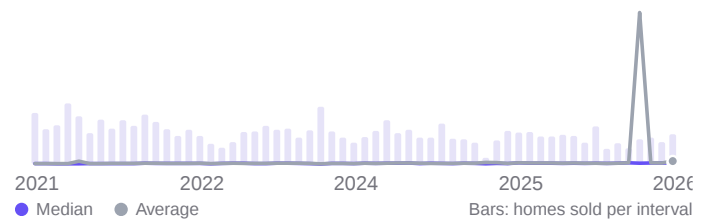
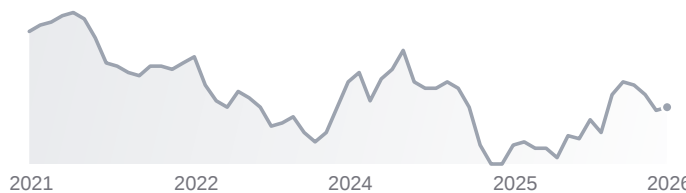
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

57 / 100

Sale prices

Median \$209K · Average \$392K

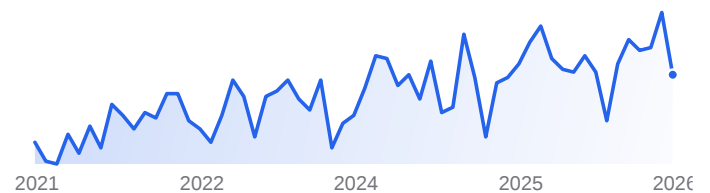
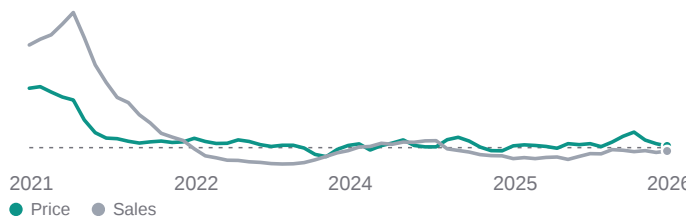


Growth (year over year)

Price +3.2% · Sales -6.3%

Price per square foot

\$147/ft²

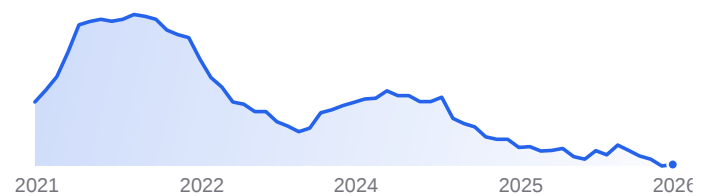


Sale premium vs estimated value

-2.0%

Annual turnover (share of homes sold)

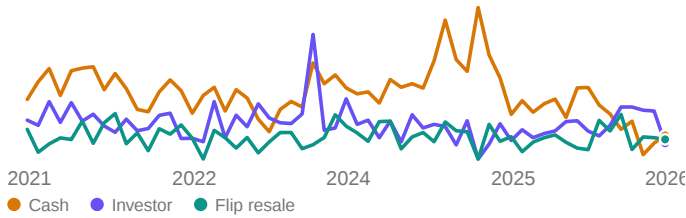
4.3%



BUYERS & OUTCOMES

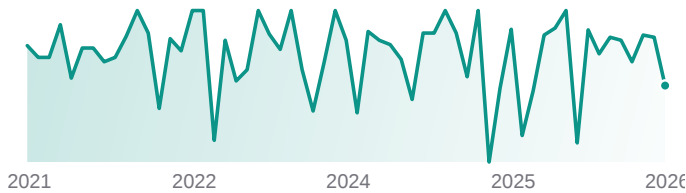
Buyer mix

Cash 11% · Investor 7.5% · Flip resale 9.4%



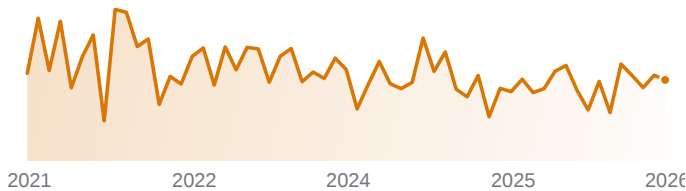
Sellers who sold at a gain

87%

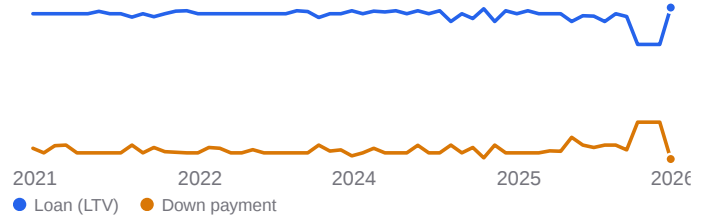


Median annualized return at resale

+10.2%

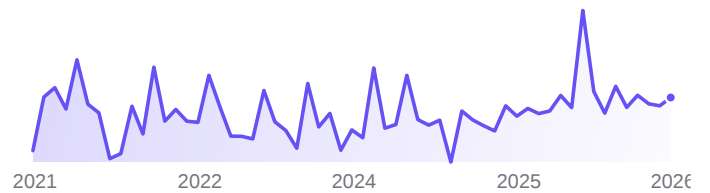


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



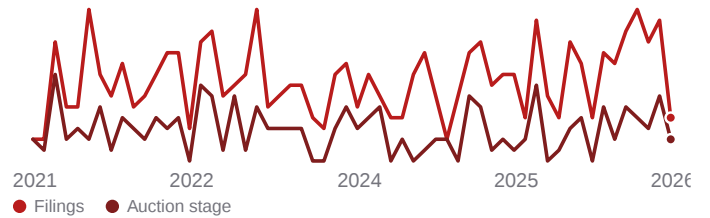
Typical hold before selling

4.3 yrs



Preforeclosure filings

Filings 4 · Auction stage 2



HOUSING STOCK

Homes	12,486
Median value (AVM)	\$186K
Median size	1,264 ft²
Median bedrooms	3
Median year built	1950
Single family	91%
Condos	2.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	1.9%
Owner occupied	79%
Company owned	14%
Median loan-to-value	47%

Typical ownership tenure

6.6 yrs

COMMUNITY

Population	36,307
Density	2,822 / mi²
Median household income	\$57K
Average household income	\$72K
Crime index (US avg 100)	103
Air pollution index (US avg 100)	110
Earthquake index (US avg 100)	33
Homes occupied	92%
Bachelor's or higher	19%
Poverty rate	13.6%
Unemployment	1.3%
Average temp	52°F
Annual precip	40 in
Sunshine	55%

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.