

Indianapolis 46224

ZIP code · IN · Indiana · Marion County

BALANCED MARKET

\$220K

MEDIAN SALE PRICE

-0.8%

1-YR CHANGE

267

SALES (12 MO)

\$197K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 48 / 100



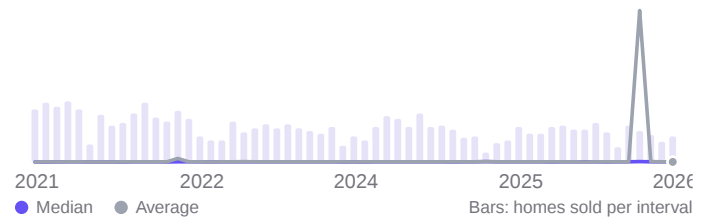
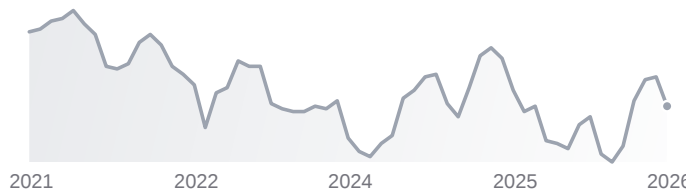
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

48 / 100

Sale prices

Median \$200K · Average \$175K

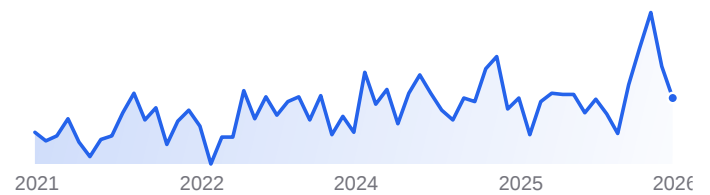
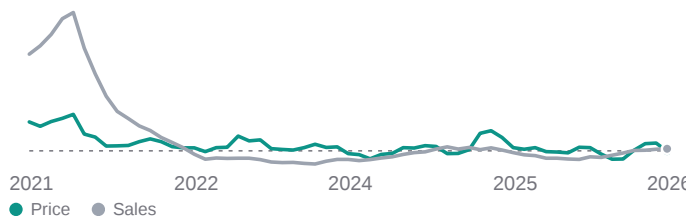


Growth (year over year)

Price -0.8% · Sales +4.7%

Price per square foot

\$162/ft²



Sale premium vs estimated value

-3.0%

Annual turnover (share of homes sold)

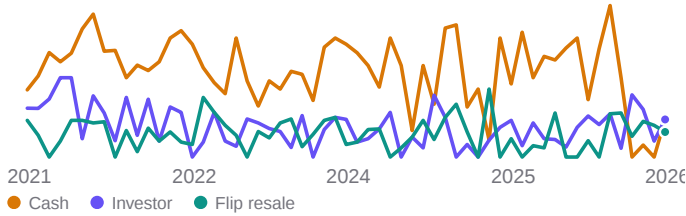
3.4%



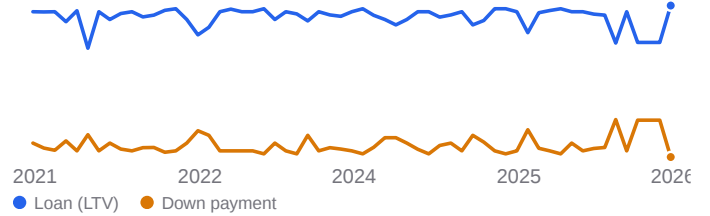
BUYERS & OUTCOMES

Buyer mix

Cash 16% · Investor 16% · Flip resale 11%

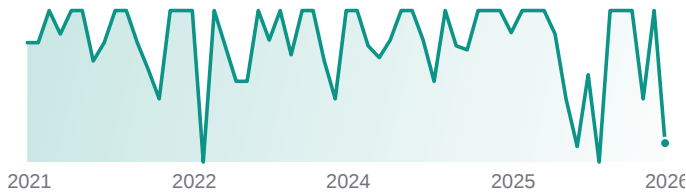


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



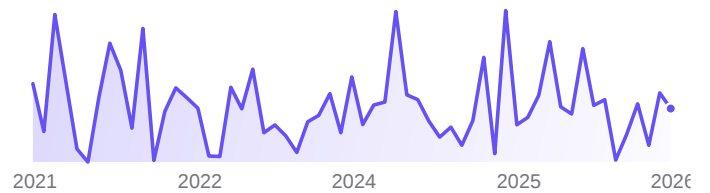
Sellers who sold at a gain

63%



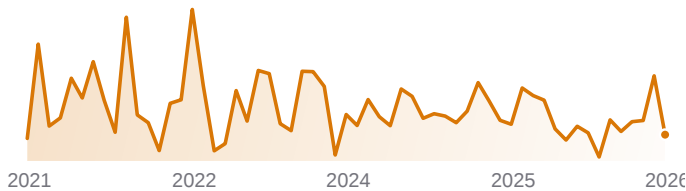
Typical hold before selling

4.1 yrs



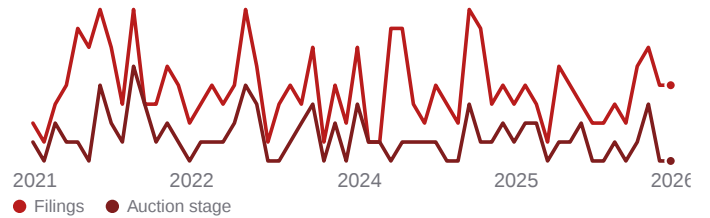
Median annualized return at resale

+4.9%



Preforeclosure filings

Filings 4 · Auction stage 0



HOUSING STOCK

Homes	7,947
Median value (AVM)	\$197K
Median size	1,210 ft²
Median bedrooms	3
Median year built	1958
Single family	91%
Condos	7.0%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	1.9%
Owner occupied	76%
Company owned	17%
Median loan-to-value	41%

Typical ownership tenure

7.8 yrs

COMMUNITY

Population	39,116
Density	4,982 / mi ²
Median household income	\$53K
Average household income	\$64K
Crime index (US avg 100)	95
Air pollution index (US avg 100)	111
Earthquake index (US avg 100)	36
Homes occupied	93%
Bachelor's or higher	18%
Poverty rate	16.8%
Unemployment	1.4%
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.