

Angola 46703

ZIP code · IN · Indiana > Steuben County > Angola

SELLER'S MARKET

\$234K

MEDIAN SALE PRICE

+7.4%

1-YR CHANGE

284

SALES (12 MO)

\$297K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 68 / 100

Buyer's market

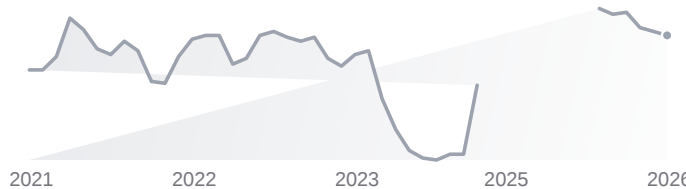
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

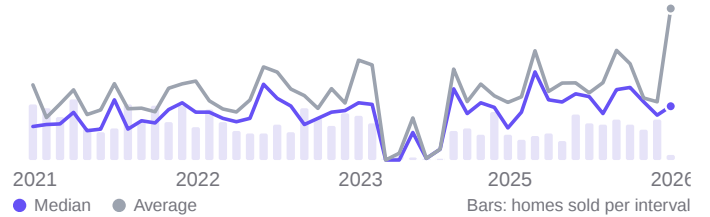
Market temperature (0–100)

68 / 100



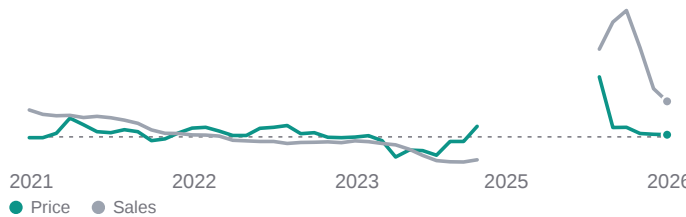
Sale prices

Median \$239K · Average \$555K



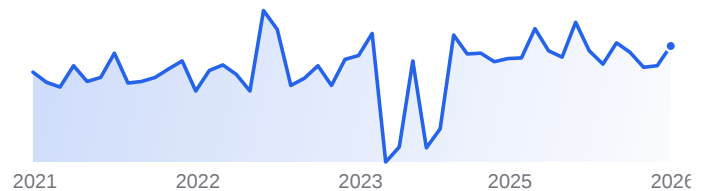
Growth (year over year)

Price +7.4% · Sales +118.5%



Price per square foot

\$178/ft²



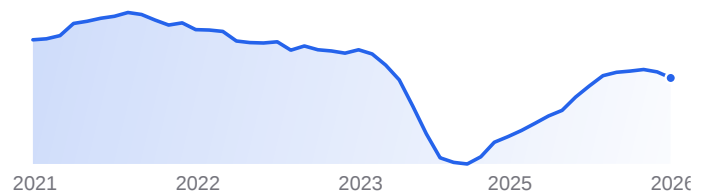
Sale premium vs estimated value

-3.7%



Annual turnover (share of homes sold)

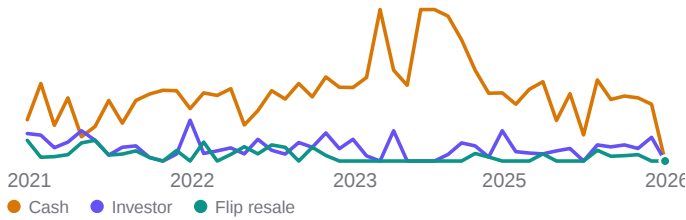
3.0%



BUYERS & OUTCOMES

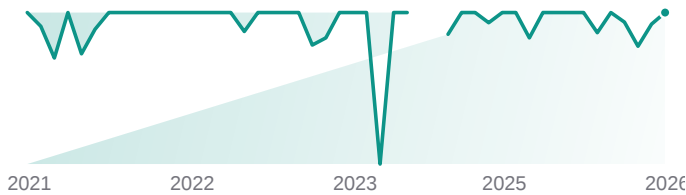
Buyer mix

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



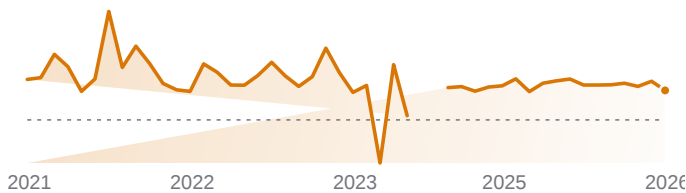
Sellers who sold at a gain

100%

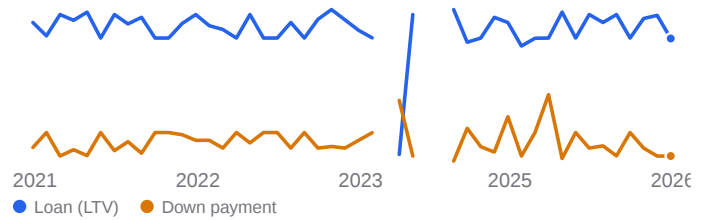


Median annualized return at resale

+6.2%

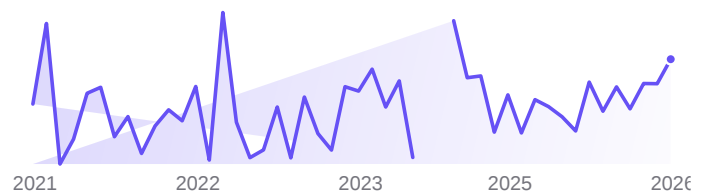


Financing (share of purchase price) Loan (LTV) 80% · Down payment 5.0%



Typical hold before selling

6.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	9,513
Median value (AVM)	\$297K
Median size	1,592 ft²
Median bedrooms	3
Median year built	1987
Single family	69%
Condos	1.0%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	1.5%
Owner occupied	60%
Company owned	14%
Median loan-to-value	35%

Typical ownership tenure

15.9 yrs

COMMUNITY

Population	18,189
Density	150 / mi²
Median household income	\$72K
Average household income	\$96K
Crime index (US avg 100)	111
Air pollution index (US avg 100)	64
Earthquake index (US avg 100)	33
Homes occupied	77%
Bachelor's or higher	18%
Poverty rate	8.1%
Unemployment	1.2%
Average temp	49°F
Annual precip	37 in
Sunshine	59%

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