

Guilford 47022

ZIP code · IN · Indiana · Dearborn County

SELLER'S MARKET

\$688K

MEDIAN SALE PRICE

+101.7%

1-YR CHANGE

26

SALES (12 MO)

\$308K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 67 / 100

Buyer's market

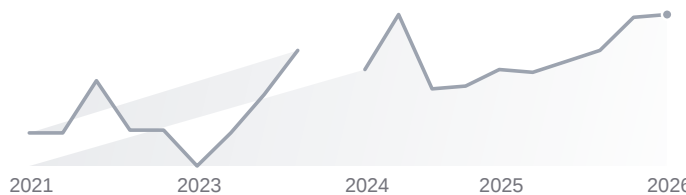
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

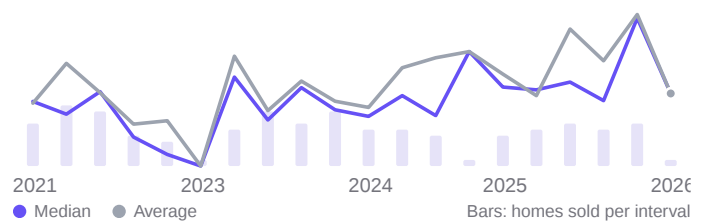
Market temperature (0–100)

67 / 100



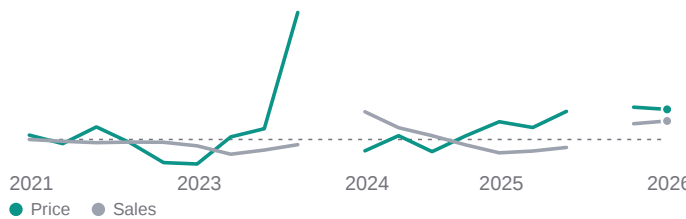
Sale prices

Median \$318K · Average \$318K



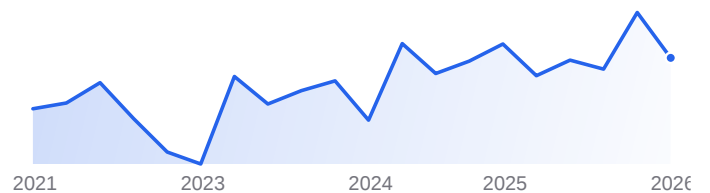
Growth (year over year)

Price +101.7% · Sales +62.5%



Price per square foot

\$238/ft²



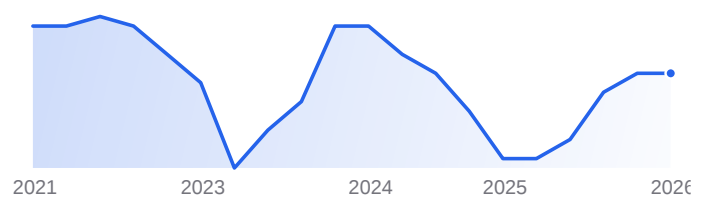
Sale premium vs estimated value

-11.4%



Annual turnover (share of homes sold)

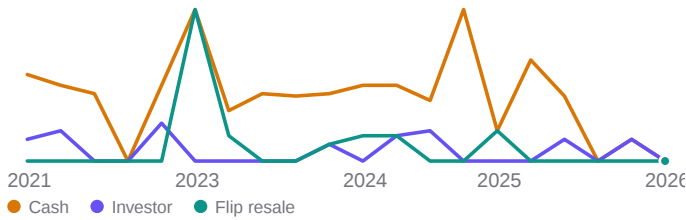
2.0%



BUYERS & OUTCOMES

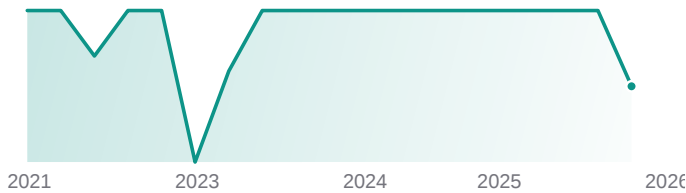
Buyer mix

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



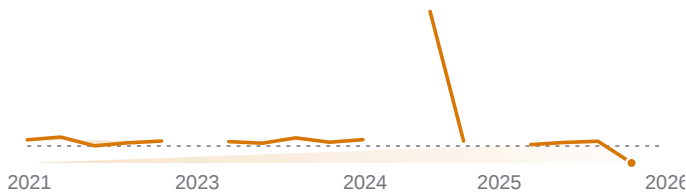
Sellers who sold at a gain

50%

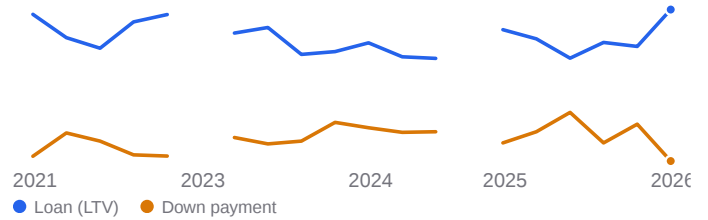


Median annualized return at resale

-29.7%

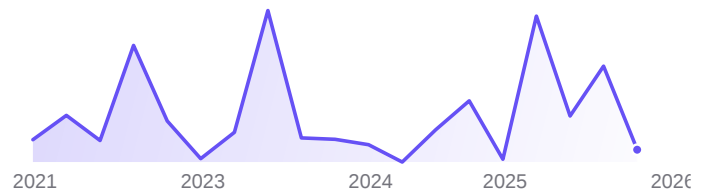


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Typical hold before selling

1.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,325
Median value (AVM)	\$308K
Median size	1,882 ft²
Median bedrooms	3
Median year built	1992
Single family	66%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	5.0%
Owner occupied	89%
Company owned	17%
Median loan-to-value	43%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	3,453
Density	102 / mi²
Median household income	\$113K
Average household income	\$130K
Crime index (US avg 100)	48
Air pollution index (US avg 100)	219
Earthquake index (US avg 100)	40
Homes occupied	97%
Bachelor's or higher	18%
Poverty rate	3.3%
Unemployment	1.4%
Average temp	53°F
Annual precip	45 in
Sunshine	59%

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.