

Dewitt 48820

ZIP code · MI · Michigan > Clinton County > DeWitt

SELLER'S MARKET

\$359K

MEDIAN SALE PRICE

+5.0%

1-YR CHANGE

288

SALES (12 MO)

\$377K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 63 / 100

Buyer's market

Balanced

Seller's market

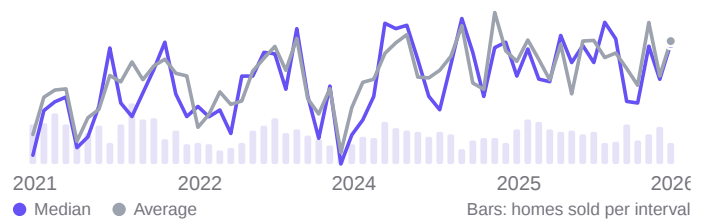
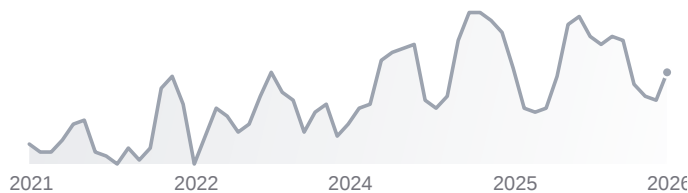
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

63 / 100

Sale prices

Median \$378K · Average \$382K

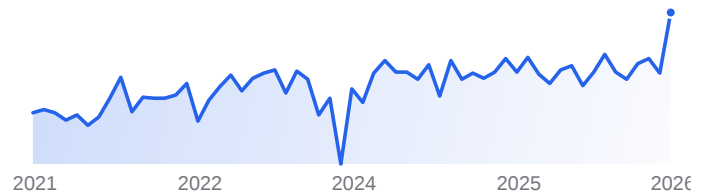
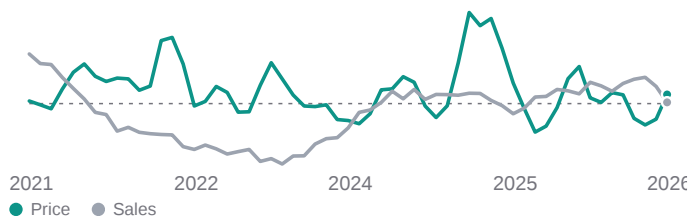


Growth (year over year)

Price +5.0% · Sales +0.7%

Price per square foot

\$260/ft²

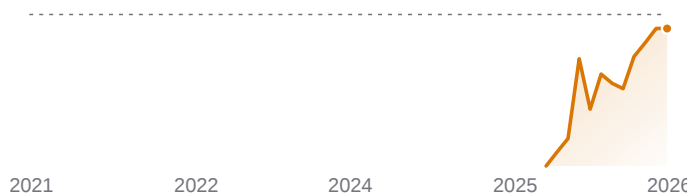


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

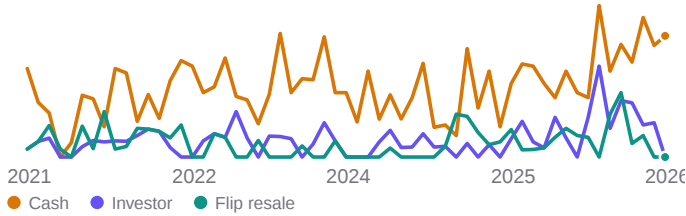
4.4%



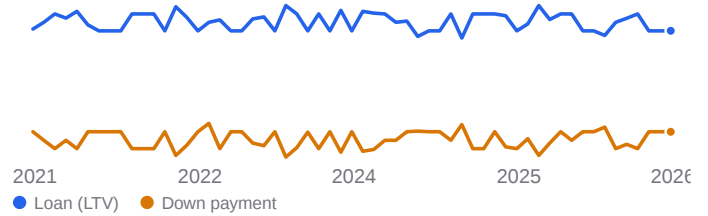
BUYERS & OUTCOMES

Buyer mix

Cash 47% · Investor 0% · Flip resale 0%

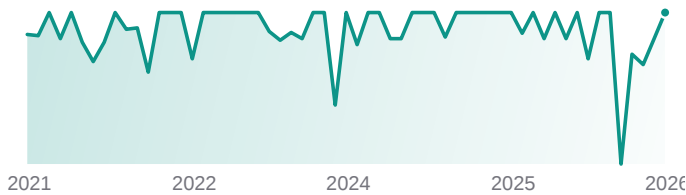


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



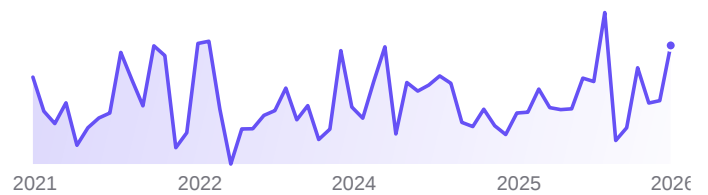
Sellers who sold at a gain

100%



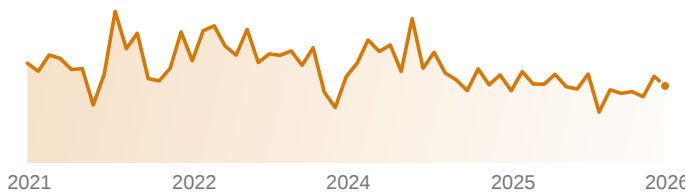
Typical hold before selling

8.1 yrs



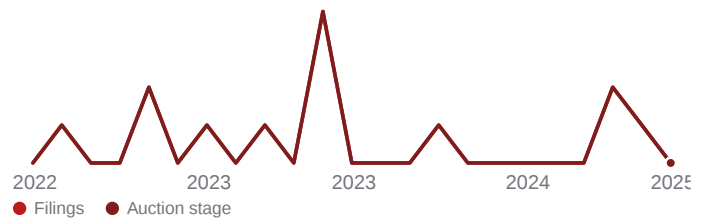
Median annualized return at resale

+5.7%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	6,545
Median value (AVM)	\$377K
Median size	1,768 ft²
Median bedrooms	3
Median year built	1989
Single family	86%
Condos	9.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	1.7%
Owner occupied	93%
Company owned	14%
Median loan-to-value	47%

Typical ownership tenure

13.5 yrs

COMMUNITY

Population	17,401
Density	271 / mi²
Median household income	\$105K
Average household income	\$122K
Crime index (US avg 100)	73
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	17
Homes occupied	96%
Bachelor's or higher	26%
Poverty rate	4.3%
Unemployment	1.3%
Average temp	47°F
Annual precip	33 in
Sunshine	51%

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.