

Perry 48872

ZIP code · MI · Michigan > Shiawassee County > Perry

SELLER'S MARKET

\$317K

MEDIAN SALE PRICE

+44.0%

1-YR CHANGE

93

SALES (12 MO)

\$219K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 70 / 100

Buyer's market

Balanced

Seller's market

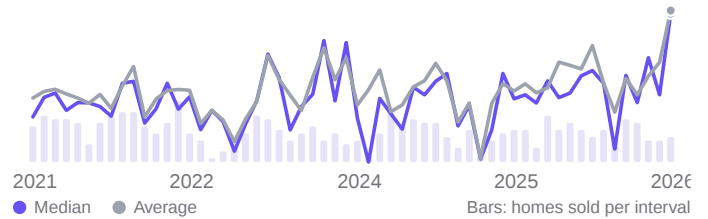
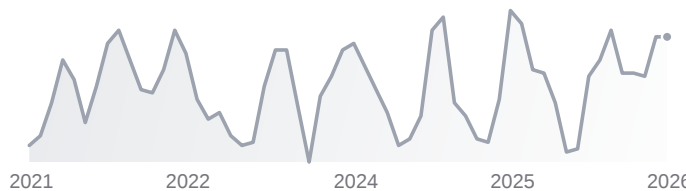
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

70 / 100

Sale prices

Median \$425K · Average \$433K

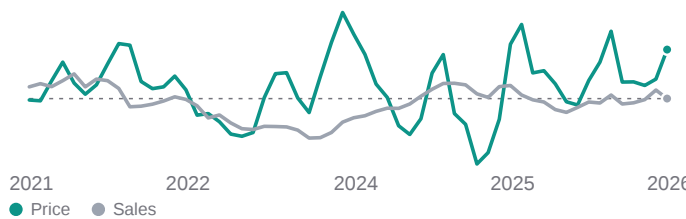


Growth (year over year)

Price +44.0% · Sales +0.0%

Price per square foot

\$230/ft²

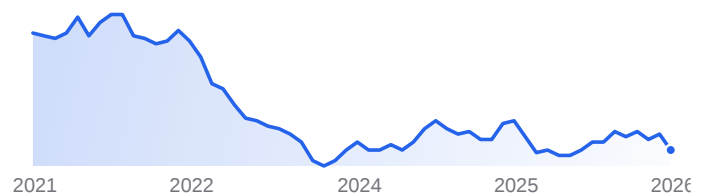
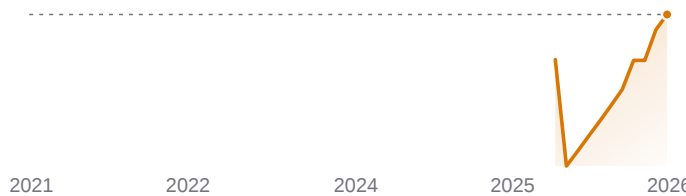


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

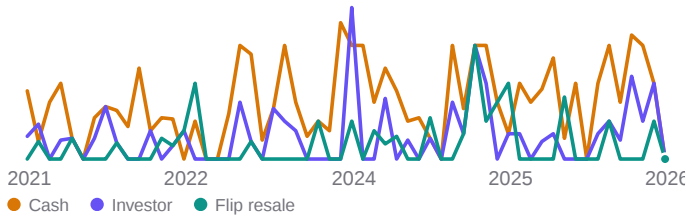
3.6%



BUYERS & OUTCOMES

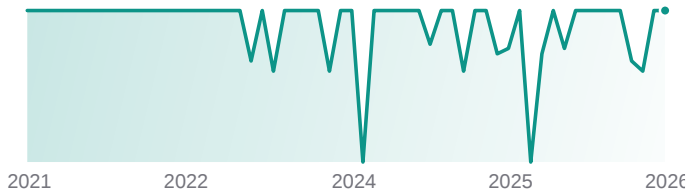
Buyer mix

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



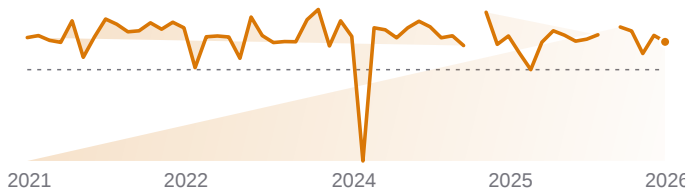
Sellers who sold at a gain

100%

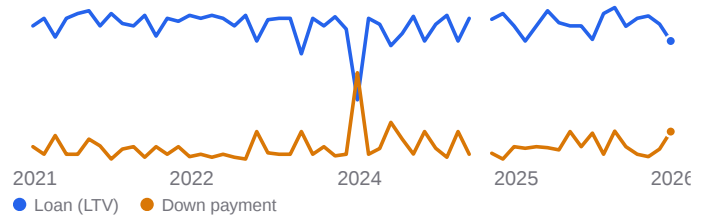


Median annualized return at resale

+6.1%

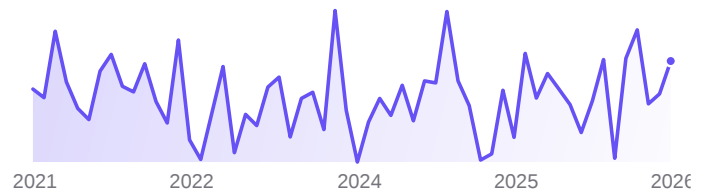


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



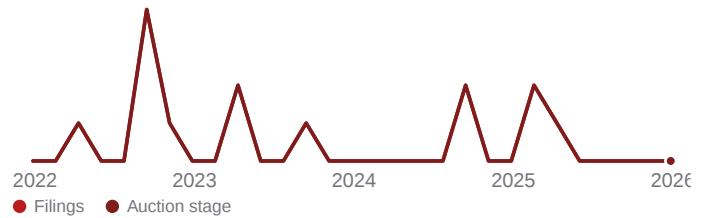
Typical hold before selling

6.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,571
Median value (AVM)	\$219K
Median size	1,331 ft²
Median bedrooms	3
Median year built	1969
Single family	97%
Condos	1.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	50%
Underwater (LTV 125% or more)	2.8%
Owner occupied	99%
Company owned	4.4%
Median loan-to-value	51%

Typical ownership tenure

20.9 yrs

COMMUNITY

Population	7,510
Density	126 / mi²
Median household income	\$77K
Average household income	\$92K
Crime index (US avg 100)	85
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	25
Homes occupied	95%
Bachelor's or higher	17%
Poverty rate	12.4%
Unemployment	1.4%
Average temp	48°F
Annual precip	33 in
Sunshine	50%

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.