

Sunfield 48890

ZIP code · MI · Michigan > Eaton County > Sunfield

BALANCED MARKET

\$146K

MEDIAN SALE PRICE

-8.8%

1-YR CHANGE

24

SALES (12 MO)

\$223K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 58 / 100

Buyer's market

Balanced

Seller's market

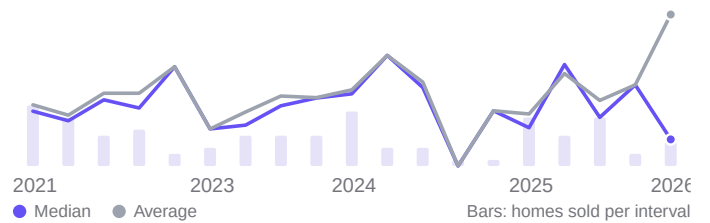
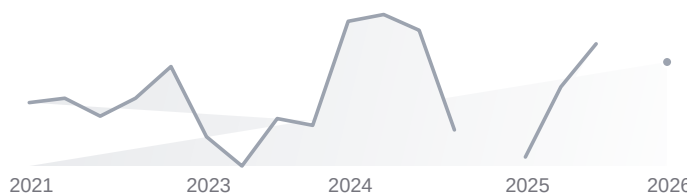
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

58 / 100

Sale prices

Median \$80K · Average \$385K

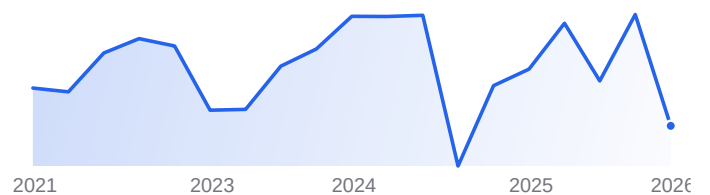
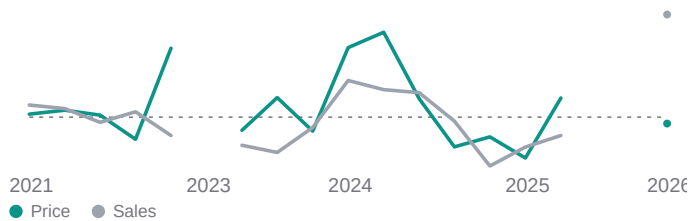


Growth (year over year)

Price -8.8% · Sales +140.0%

Price per square foot

\$58/ft²

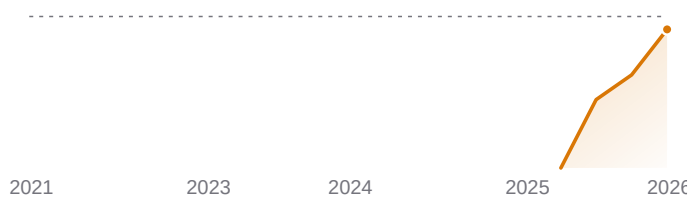


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

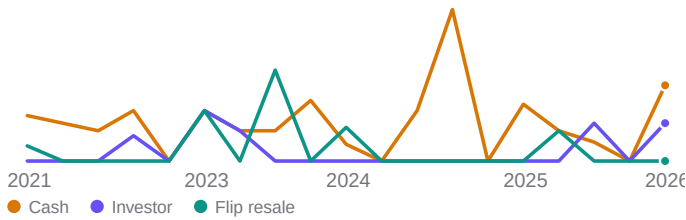
3.0%



BUYERS & OUTCOMES

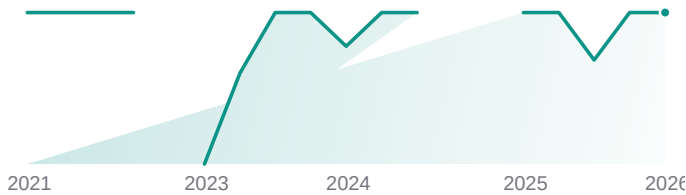
Buyer mix

Cash 50% · Investor 25% · Flip resale 0%



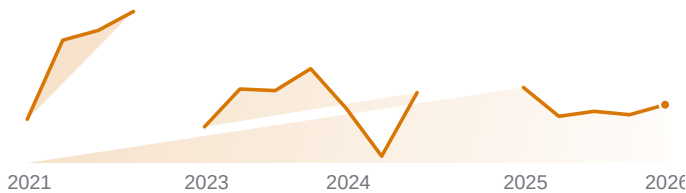
Sellers who sold at a gain

100%

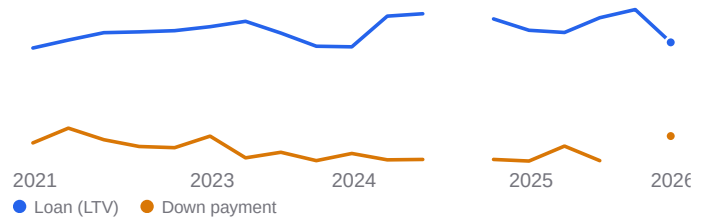


Median annualized return at resale

+6.5%

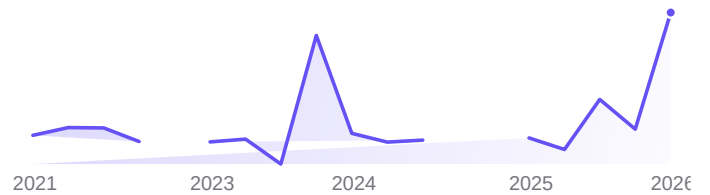


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

14.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	808
Median value (AVM)	\$223K
Median size	1,440 ft²
Median bedrooms	3
Median year built	1972
Single family	80%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	0.7%
Owner occupied	90%
Company owned	13%
Median loan-to-value	36%
Typical ownership tenure	27.0 yrs

COMMUNITY

Population	1,993
Density	64 / mi²
Median household income	\$82K
Average household income	\$98K
Crime index (US avg 100)	102
Air pollution index (US avg 100)	77
Earthquake index (US avg 100)	23
Homes occupied	95%
Bachelor's or higher	16%
Poverty rate	9.9%
Unemployment	1.4%
Average temp	48°F
Annual precip	35 in
Sunshine	49%

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