

# Tekonsha 49092

ZIP code · MI · Michigan > Calhoun County > Tekonsha

**STRONG BUYER'S MARKET**

**\$91K**

MEDIAN SALE PRICE

**-30.0%**

1-YR CHANGE

**26**

SALES (12 MO)

**\$161K**

MEDIAN VALUE (AVM)

Market temperature

**Strong buyer's market · 14 / 100**



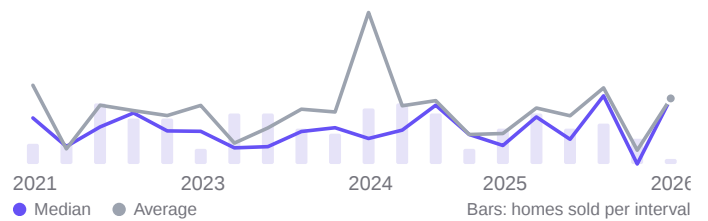
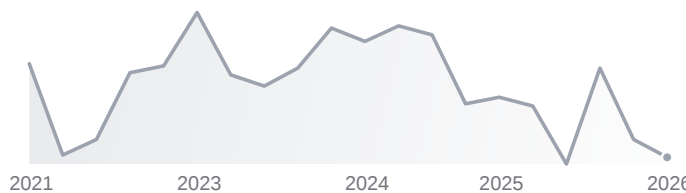
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

14 / 100

Sale prices

Median \$215K · Average \$215K

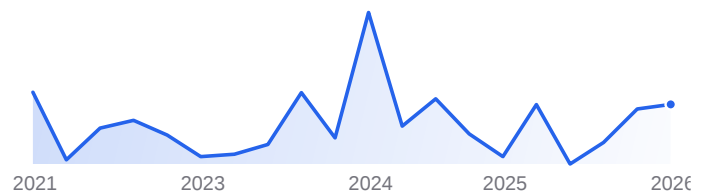
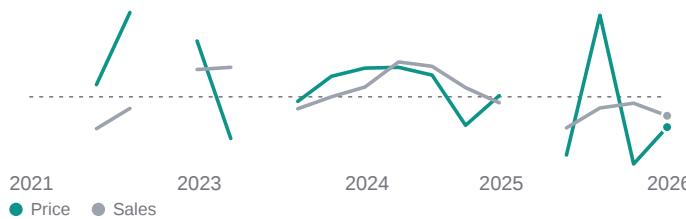


Growth (year over year)

Price -30.0% · Sales -18.8%

Price per square foot

\$119/ft²

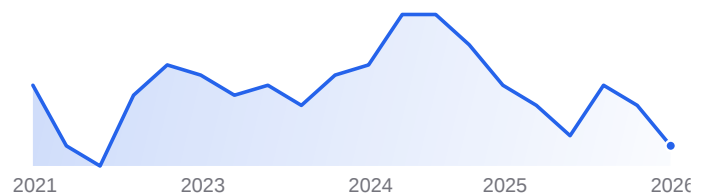


Sale premium vs estimated value

+7.6%

Annual turnover (share of homes sold)

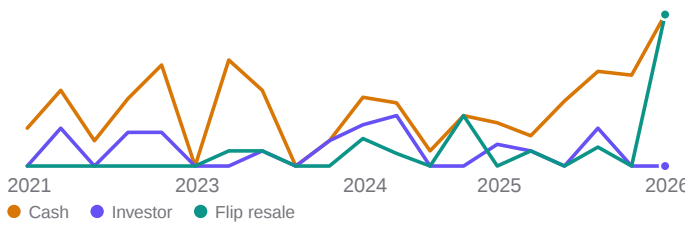
2.9%



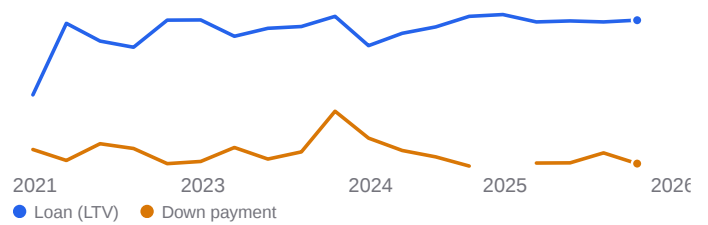
## BUYERS & OUTCOMES

### Buyer mix

Cash 100% · Investor 0% · Flip resale 100%

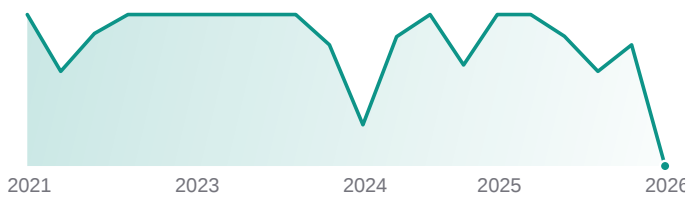


### Financing (share of purchase price) Loan (LTV) 97% · Down payment 3.4%



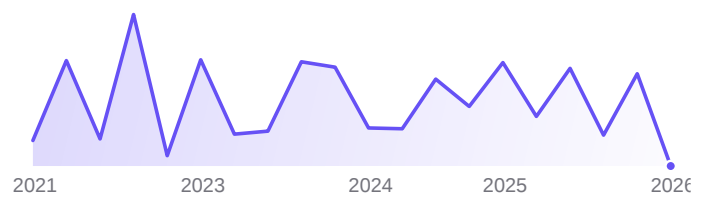
### Sellers who sold at a gain

0%



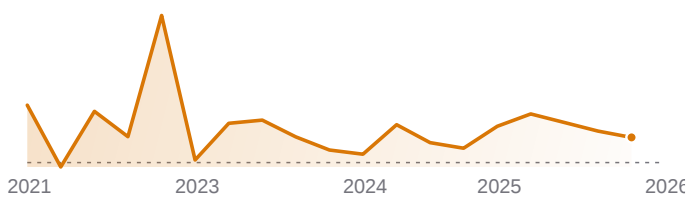
### Typical hold before selling

0.8 yrs



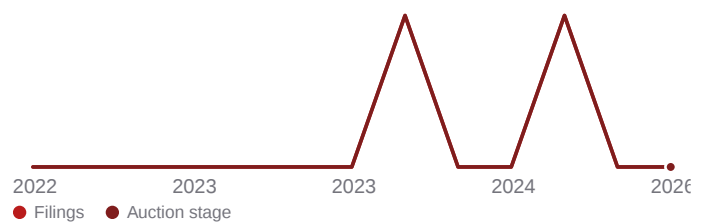
### Median annualized return at resale

+6.1%



### Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 908       |
| Median value (AVM) | \$161K    |
| Median size        | 1,500 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1967      |
| Single family      | 79%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 65%      |
| Underwater (LTV 125% or more) | 5.3%     |
| Owner occupied                | 75%      |
| Company owned                 | 14%      |
| Median loan-to-value          | 24%      |
| Typical ownership tenure      | 23.4 yrs |

## COMMUNITY

|                                  |          |
|----------------------------------|----------|
| Population                       | 2,543    |
| Density                          | 44 / mi² |
| Median household income          | \$70K    |
| Average household income         | \$80K    |
| Crime index (US avg 100)         | 123      |
| Air pollution index (US avg 100) | 67       |
| Earthquake index (US avg 100)    | 28       |
| Homes occupied                   | 92%      |
| Bachelor's or higher             | 13%      |
| Poverty rate                     | 12.3%    |
| Unemployment                     | 1.4%     |
| Average temp                     | 48°F     |
| Annual precip                    | 37 in    |
| Sunshine                         | 50%      |

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.