

Chippewa Lake 49320

ZIP code · MI · Michigan > Mecosta County

STRONG SELLER'S MARKET

\$335K

MEDIAN SALE PRICE

14

SALES (12 MO)

\$161K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 89 / 100

Buyer's market

Balanced

Seller's market

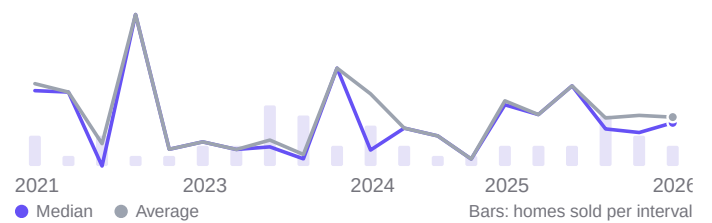
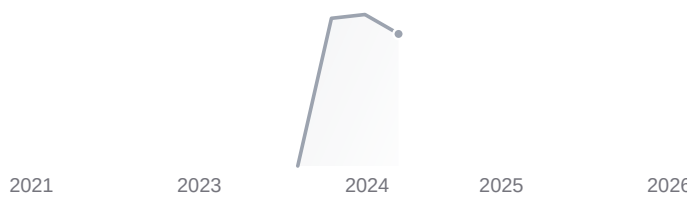
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

89 / 100

Sale prices

Median \$206K · Average \$228K

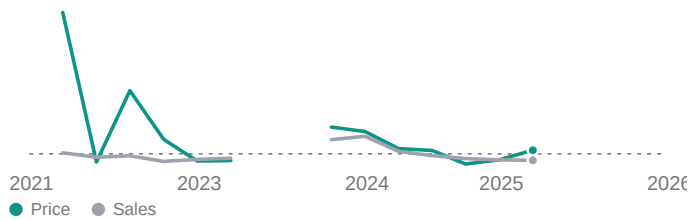


Growth (year over year)

Price +28.4% · Sales -53.8%

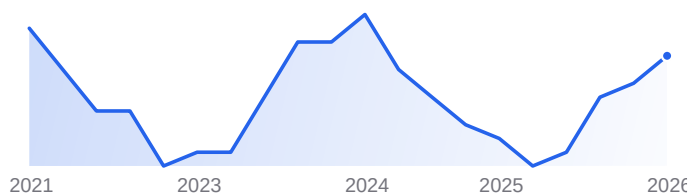
Sale premium vs estimated value

-27.0%



Annual turnover (share of homes sold)

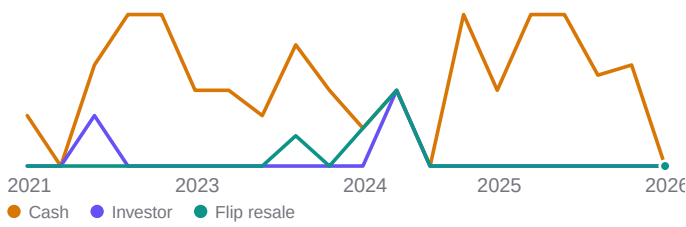
6.1%



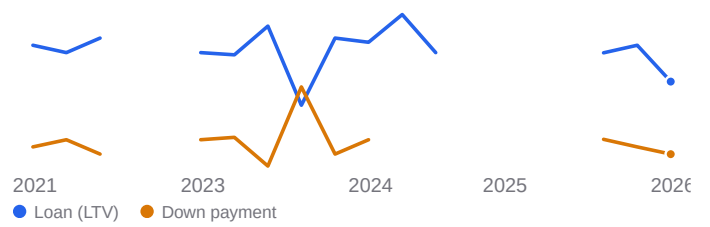
BUYERS & OUTCOMES

Buyer mix

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

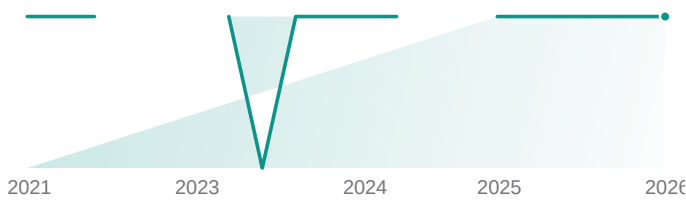


Financing (share of purchase price) Loan (LTV) 60% · Down payment 10%



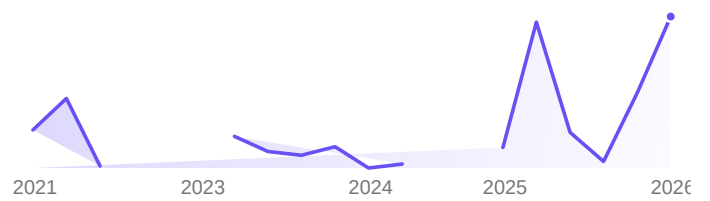
Sellers who sold at a gain

100%



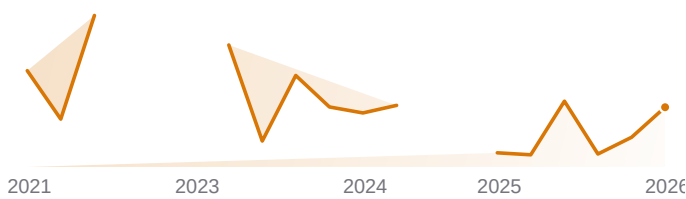
Typical hold before selling

19.7 yrs



Median annualized return at resale

+11.3%



HOUSING STOCK

Homes	231
Median value (AVM)	\$161K
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	81%
Underwater (LTV 125% or more)	1.0%
Owner occupied	32%
Company owned	18%
Median loan-to-value	0%
Typical ownership tenure	16.7 yrs

COMMUNITY

Population	234
Density	83 / mi²
Median household income	\$67K
Average household income	\$77K
Crime index (US avg 100)	147
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	16
Homes occupied	51%
Bachelor's or higher	15%
Poverty rate	6.5%
Unemployment	2.0%
Average temp	44°F
Annual precip	34 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.