

Holland 49423

ZIP code · MI · Michigan > Allegan County > Holland

SELLER'S MARKET

\$354K

MEDIAN SALE PRICE

+8.9%

1-YR CHANGE

680

SALES (12 MO)

\$312K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100

Buyer's market

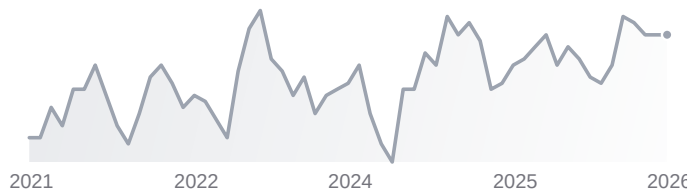
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

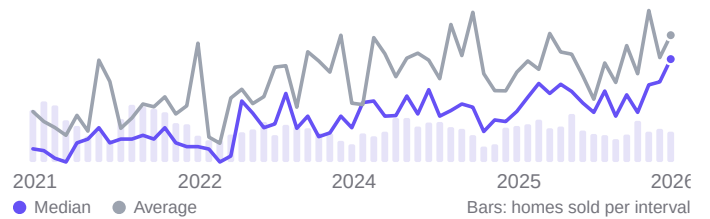
Market temperature (0-100)

65 / 100



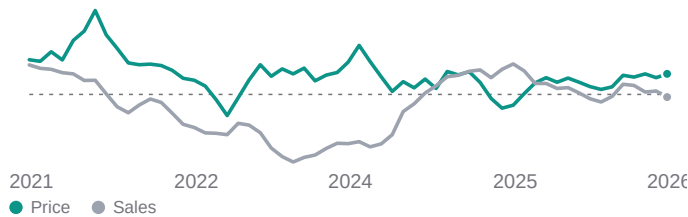
Sale prices

Median \$375K · Average \$406K



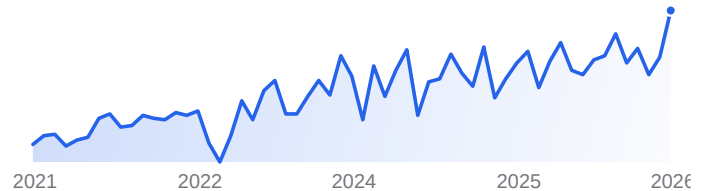
Growth (year over year)

Price +8.9% · Sales -1.2%



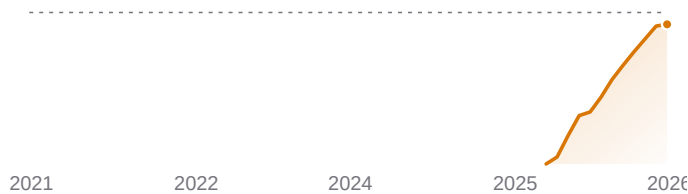
Price per square foot

\$278/ft²



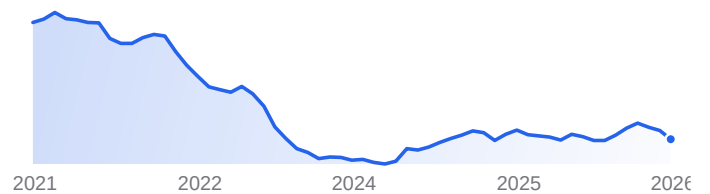
Sale premium vs estimated value

-0.3%



Annual turnover (share of homes sold)

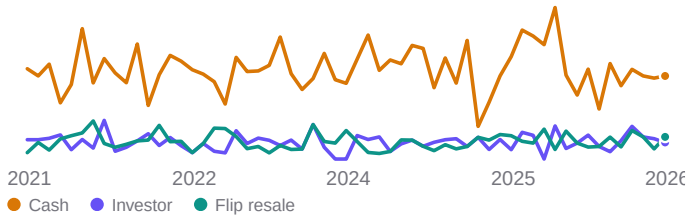
3.8%



BUYERS & OUTCOMES

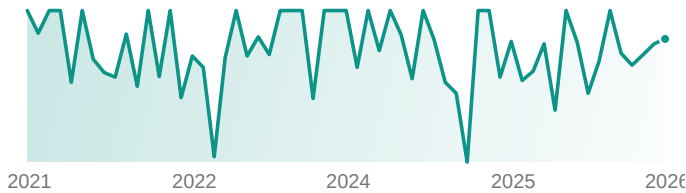
Buyer mix

Cash 28% · Investor 5.7% · Flip resale 7.5%



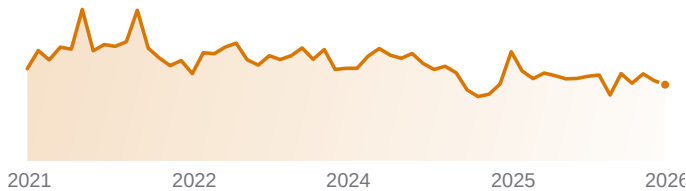
Sellers who sold at a gain

98%

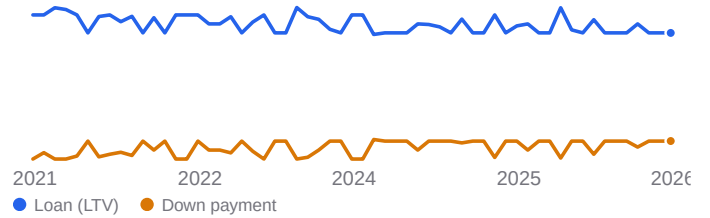


Median annualized return at resale

+7.2%

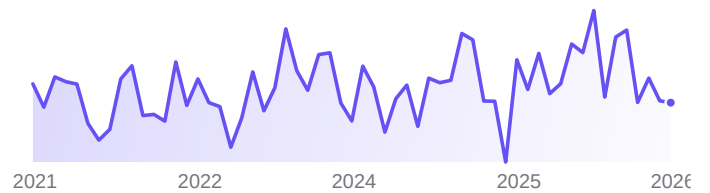


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

4.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	17,765
Median value (AVM)	\$312K
Median size	1,438 ft²
Median bedrooms	3
Median year built	1971
Single family	77%
Condos	21%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	0.7%
Owner occupied	86%
Company owned	22%
Median loan-to-value	35%

Typical ownership tenure

17.8 yrs

COMMUNITY

Population	48,817
Density	623 / mi ²
Median household income	\$74K
Average household income	\$93K
Crime index (US avg 100)	115
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	15
Homes occupied	92%
Bachelor's or higher	22%
Poverty rate	8.7%
Unemployment	1.2%
Average temp	48°F
Annual precip	36 in
Sunshine	46%

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.