

Boscobel 53805

ZIP code · WI · Wisconsin > Grant County > Boscobel

BUYER'S MARKET

\$166K

MEDIAN SALE PRICE

-31.1%

1-YR CHANGE

50

SALES (12 MO)

\$186K

MEDIAN VALUE (AVM)

Market temperature

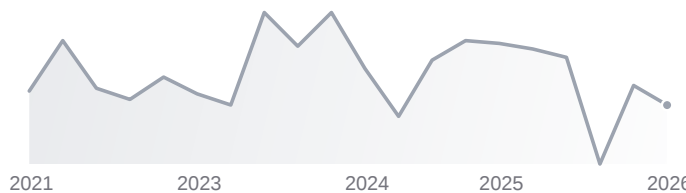
Buyer's market · 34 / 100



MARKET TRENDS (5 YEARS)

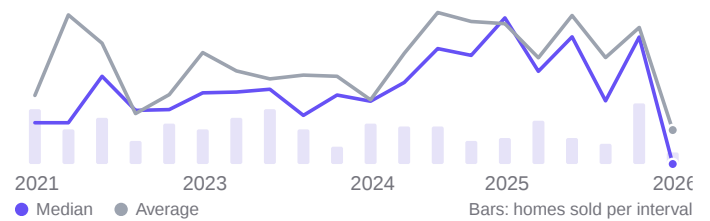
Market temperature (0-100)

34 / 100



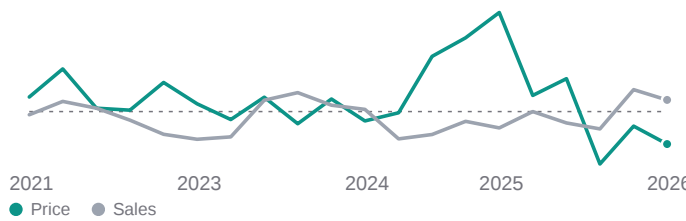
Sale prices

Median \$48K · Average \$88K



Growth (year over year)

Price -31.1% · Sales +11.1%



Sale premium vs estimated value

-6.4%



Annual turnover (share of homes sold)

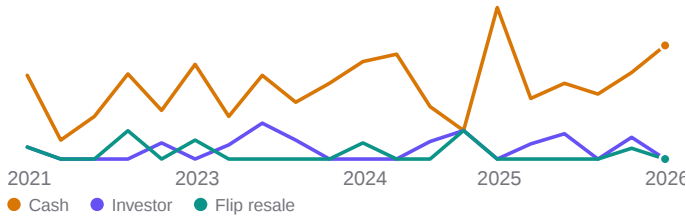
2.8%



BUYERS & OUTCOMES

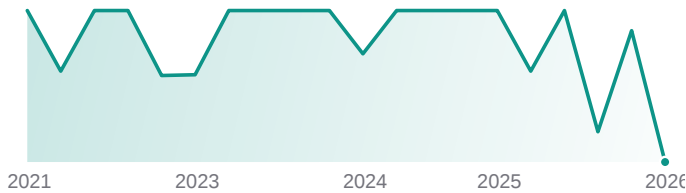
Buyer mix

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



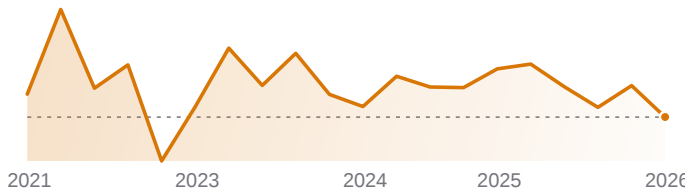
Sellers who sold at a gain

50%

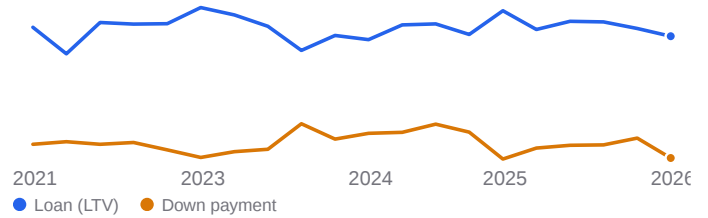


Median annualized return at resale

+0.0%

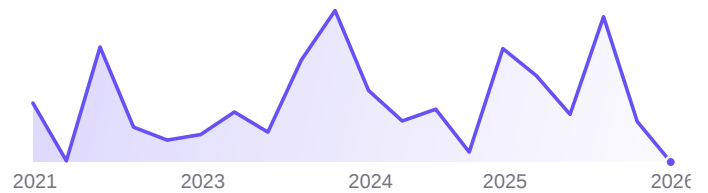


Financing (share of purchase price) Loan (LTV) 80% · Down payment 3.2%



Typical hold before selling

2.0 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,772
Median value (AVM)	\$186K
Single family	80%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	68%
Underwater (LTV 125% or more)	2.4%
Owner occupied	74%
Company owned	14%
Median loan-to-value	31%
Typical ownership tenure	8.4 yrs

COMMUNITY

Population	5,829
Density	43 / mi²
Median household income	\$60K
Average household income	\$80K
Crime index (US avg 100)	126
Air pollution index (US avg 100)	79
Earthquake index (US avg 100)	18
Homes occupied	90%
Bachelor's or higher	9%
Poverty rate	13.5%
Unemployment	0.9%
Average temp	46°F
Annual precip	34 in
Sunshine	54%

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.