

Edgar 54426

ZIP code · WI · Wisconsin · Marathon County · Edgar

SELLER'S MARKET

\$239K

MEDIAN SALE PRICE

+25.3%

1-YR CHANGE

47

SALES (12 MO)

\$248K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 67 / 100



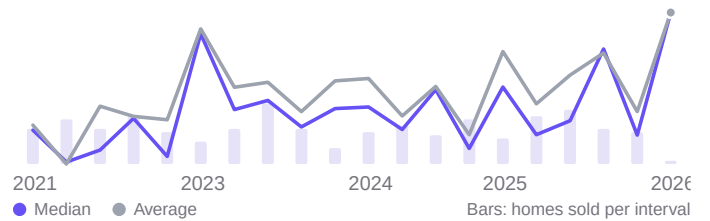
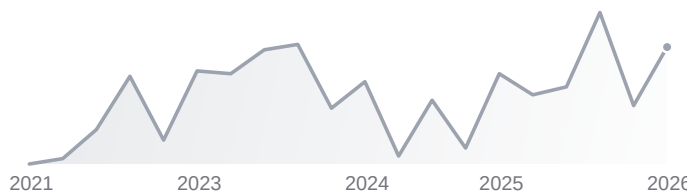
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

67 / 100

Sale prices

Median \$350K · Average \$350K

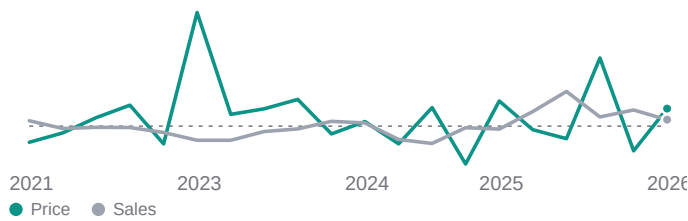


Growth (year over year)

Price +25.3% · Sales +9.3%

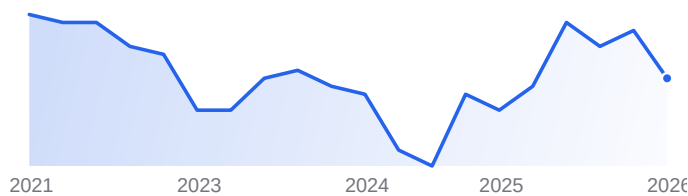
Sale premium vs estimated value

+12.7%



Annual turnover (share of homes sold)

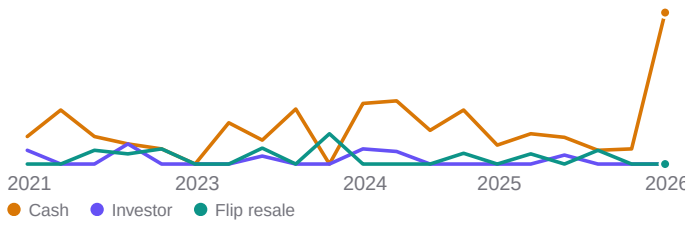
3.2%



BUYERS & OUTCOMES

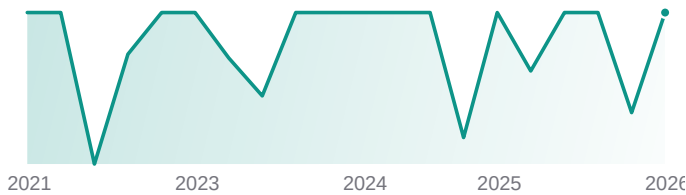
Buyer mix

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



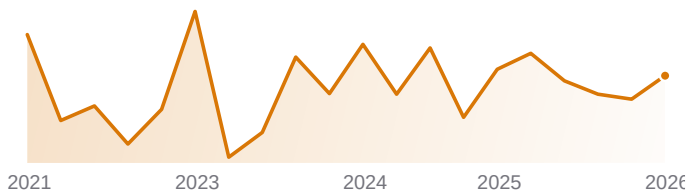
Sellers who sold at a gain

100%

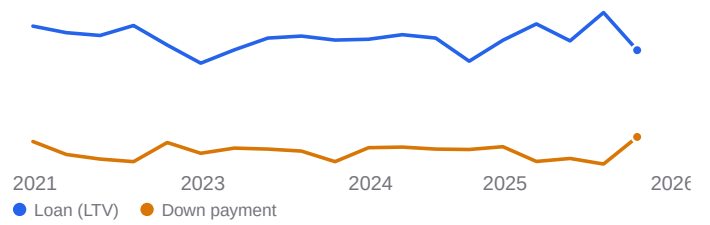


Median annualized return at resale

+9.0%

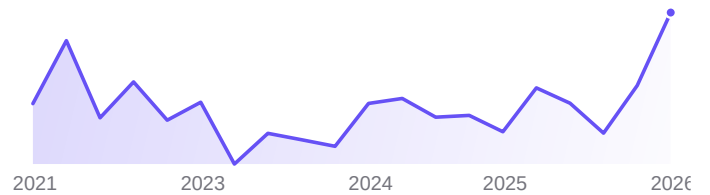


Financing (share of purchase price) Loan (LTV) 77% · Down payment 23%



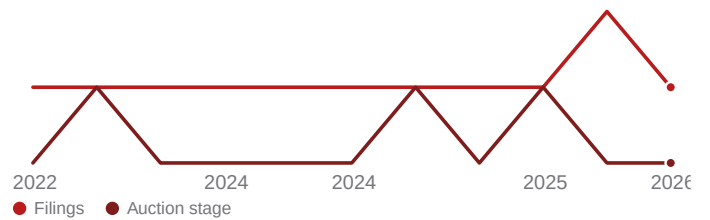
Typical hold before selling

11.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,489
Median value (AVM)	\$248K
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	3.6%
Owner occupied	85%
Company owned	14%
Median loan-to-value	39%
Typical ownership tenure	8.5 yrs

COMMUNITY

Population	4,442
Density	41 / mi ²
Median household income	\$80K
Average household income	\$98K
Crime index (US avg 100)	86
Air pollution index (US avg 100)	78
Earthquake index (US avg 100)	15
Homes occupied	95%
Bachelor's or higher	15%
Poverty rate	6.4%
Unemployment	0.9%
Average temp	42°F
Annual precip	32 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.