

North Branch 55056

ZIP code · MN · Minnesota > Chisago County > North Branch

SELLER'S MARKET

\$346K

MEDIAN SALE PRICE

-12.9%

1-YR CHANGE

231

SALES (12 MO)

\$237K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 61 / 100



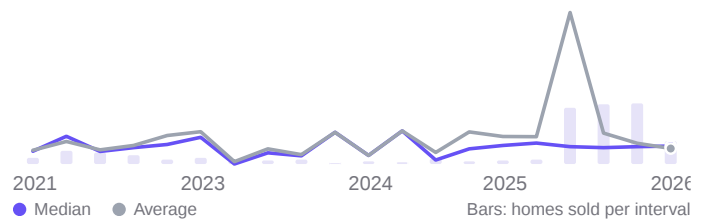
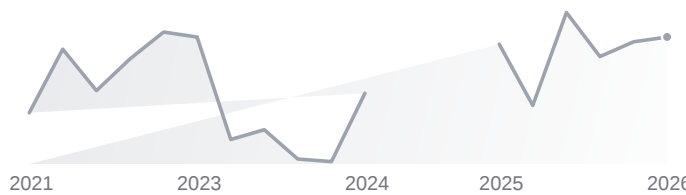
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

61 / 100

Sale prices

Median \$355K · Average \$328K

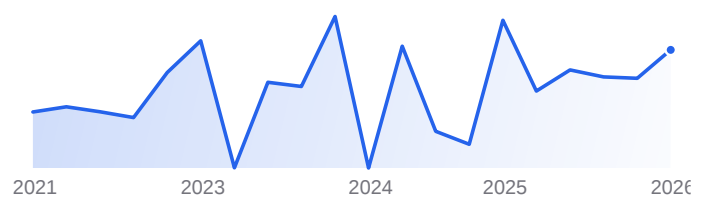
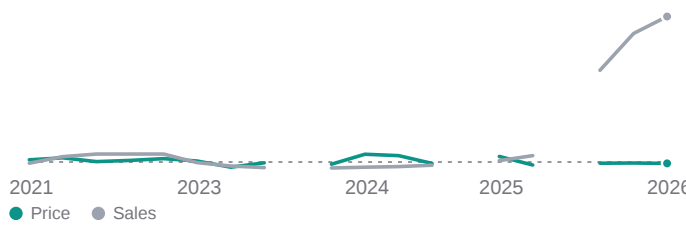


Growth (year over year)

Price -12.9% · Sales +1440.0%

Price per square foot

\$333/ft²

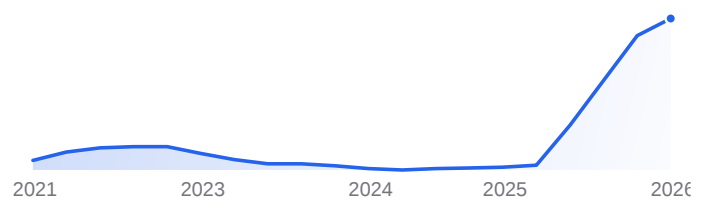


Sale premium vs estimated value

-0.1%

Annual turnover (share of homes sold)

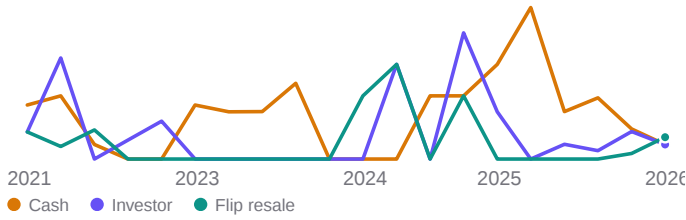
3.6%



BUYERS & OUTCOMES

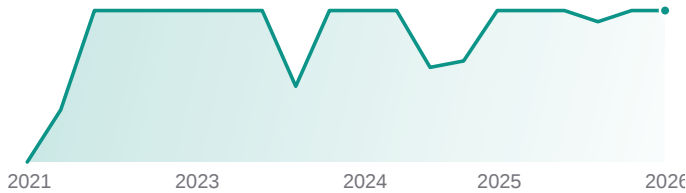
Buyer mix

Cash 7.7% · Investor 7.7% · Flip resale 12%



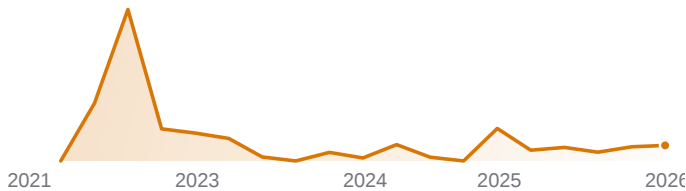
Sellers who sold at a gain

100%

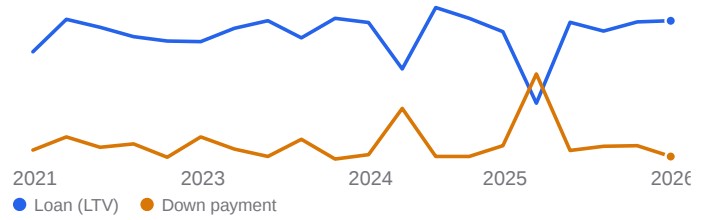


Median annualized return at resale

+6.4%

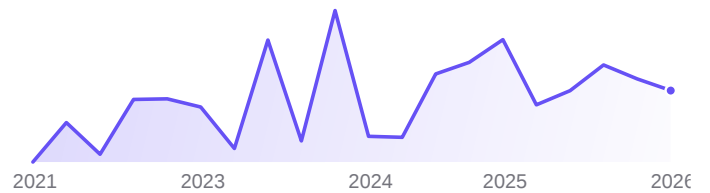


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



Typical hold before selling

9.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	6,358
Median value (AVM)	\$237K
Median size	1,240 ft²
Median bedrooms	3
Median year built	1996
Single family	86%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	47%
Underwater (LTV 125% or more)	3.3%
Owner occupied	91%
Company owned	12%
Median loan-to-value	56%
Typical ownership tenure	10.0 yrs

COMMUNITY

Population	14,480
Density	140 / mi²
Median household income	\$96K
Average household income	\$116K
Crime index (US avg 100)	99
Air pollution index (US avg 100)	86
Earthquake index (US avg 100)	8
Homes occupied	97%
Bachelor's or higher	16%
Poverty rate	5.7%
Unemployment	1.3%
Average temp	43°F
Annual precip	31 in
Sunshine	58%

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.