

Chanhassen 55317

ZIP code · MN · Minnesota > Carver County > Chanhassen

SELLER'S MARKET

\$482K

MEDIAN SALE PRICE

+6.8%

1-YR CHANGE

341

SALES (12 MO)

\$420K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100

Buyer's market

Balanced

Seller's market

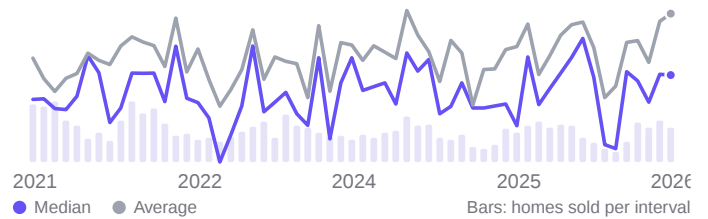
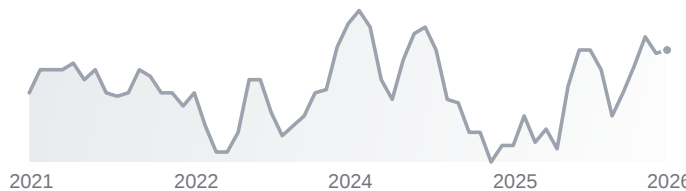
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

65 / 100

Sale prices

Median \$505K · Average \$664K

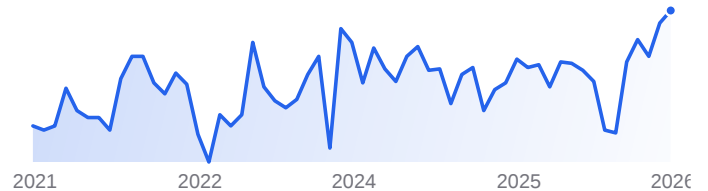
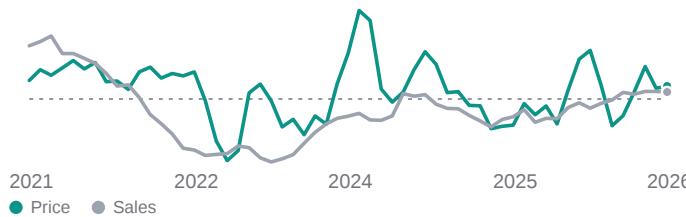


Growth (year over year)

Price +6.8% · Sales +3.6%

Price per square foot

\$324/ft²

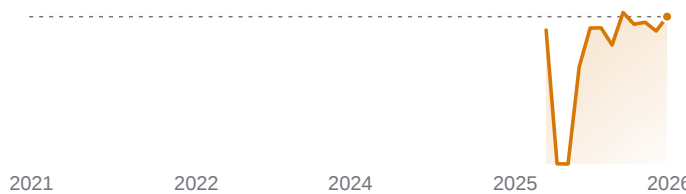


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

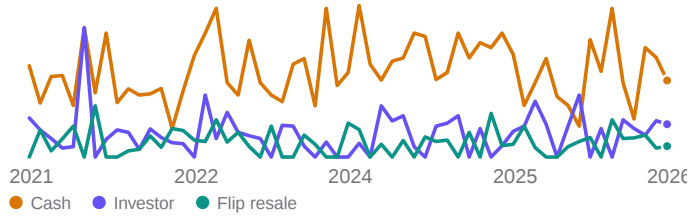
4.2%



BUYERS & OUTCOMES

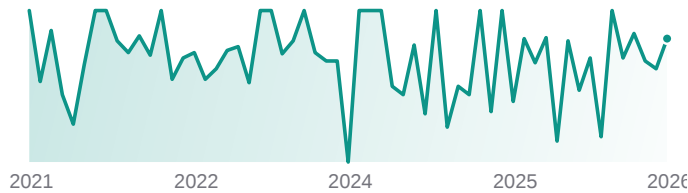
Buyer mix

Cash 21% · Investor 8.8% · Flip resale 2.9%



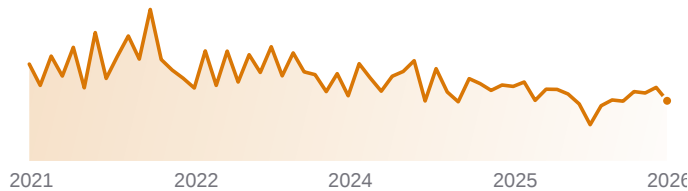
Sellers who sold at a gain

96%

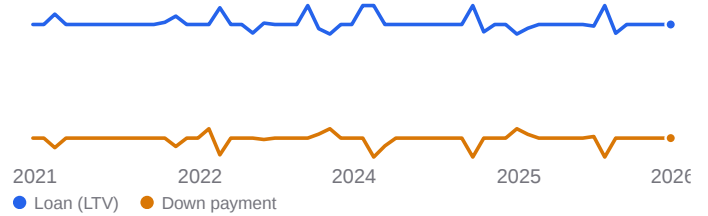


Median annualized return at resale

+3.4%

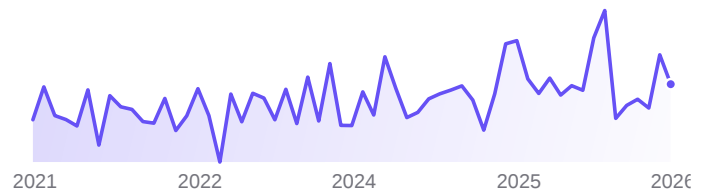


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

7.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	8,072
Median value (AVM)	\$420K
Median size	1,704 ft²
Median bedrooms	3
Median year built	1995
Single family	83%
Condos	4.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	33%
Underwater (LTV 125% or more)	5.6%
Owner occupied	92%
Company owned	15%
Median loan-to-value	70%

Typical ownership tenure

9.2 yrs

COMMUNITY

Population	21,810
Density	1,591 / mi²
Median household income	\$132K
Average household income	\$164K
Crime index (US avg 100)	2
Air pollution index (US avg 100)	91
Earthquake index (US avg 100)	12
Homes occupied	97%
Bachelor's or higher	41%
Poverty rate	2.8%
Unemployment	0.9%
Average temp	45°F
Annual precip	30 in
Sunshine	58%

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.