

Canyon 55717

ZIP code · MN · Minnesota > St. Louis County

STRONG SELLER'S MARKET

\$407K

MEDIAN SALE PRICE

+73.3%

1-YR CHANGE

7

SALES (12 MO)

\$277K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 82 / 100

Buyer's market

Balanced

Seller's market

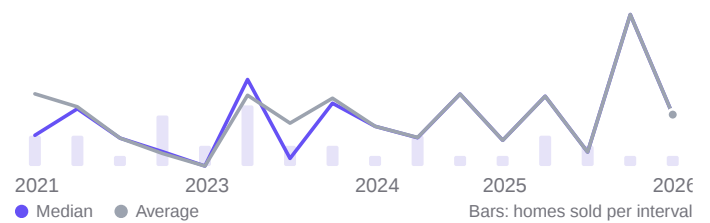
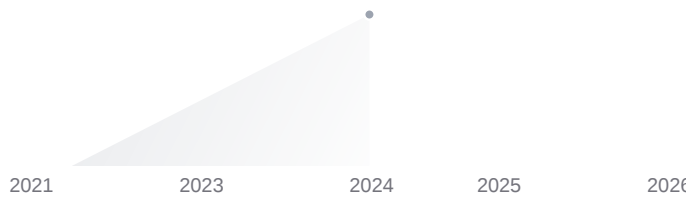
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

82 / 100

Sale prices

Median \$243K · Average \$243K



Growth (year over year)

Price +73.3% · Sales +16.7%

Price per square foot

\$310/ft²

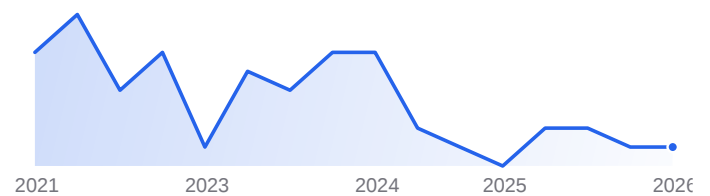


Sale premium vs estimated value

-2.7%

Annual turnover (share of homes sold)

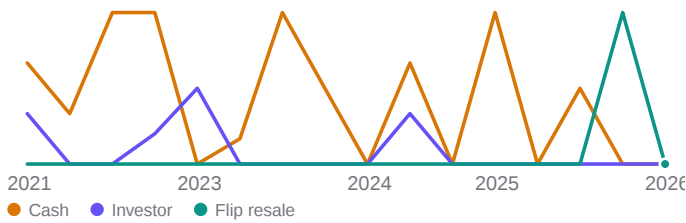
1.6%



BUYERS & OUTCOMES

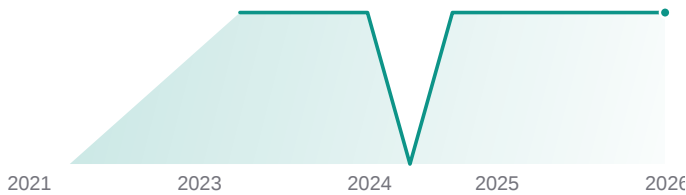
Buyer mix

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



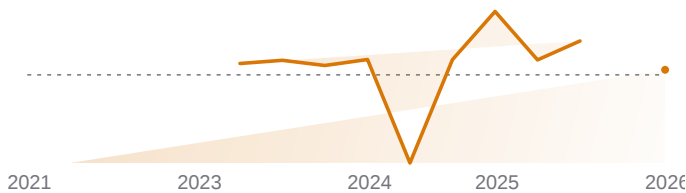
Sellers who sold at a gain

100%

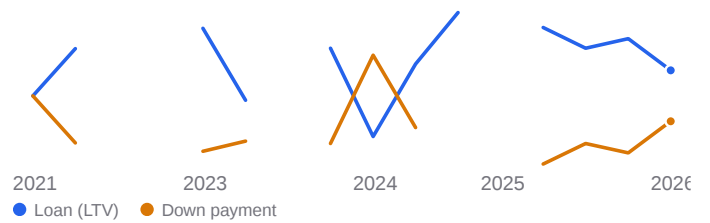


Median annualized return at resale

+1.9%

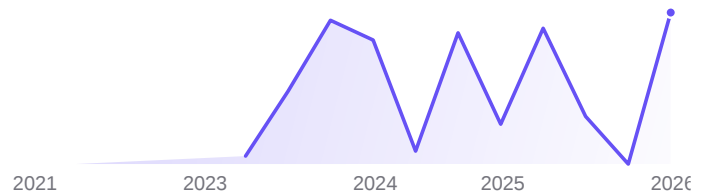


Financing (share of purchase price) Loan (LTV) 66% · Down payment 34%



Typical hold before selling

18.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	435
Median value (AVM)	\$277K
Median size	990 ft²
Median bedrooms	2
Median year built	1970
Single family	34%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	5.2%
Owner occupied	39%
Company owned	12%
Median loan-to-value	35%
Typical ownership tenure	11.9 yrs

COMMUNITY

Population	331
Density	5 / mi ²
Median household income	\$86K
Average household income	\$104K
Crime index (US avg 100)	144
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	13
Homes occupied	58%
Bachelor's or higher	15%
Poverty rate	11.3%
Unemployment	1.1%
Average temp	38°F
Annual precip	29 in
Sunshine	52%

Market metrics are derived from recorded arms-length deeds through January 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.