

Duluth 55804

ZIP code · MN · Minnesota > St. Louis County > Duluth

SELLER'S MARKET

\$468K

MEDIAN SALE PRICE

+15.6%

1-YR CHANGE

237

SALES (12 MO)

\$289K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 68 / 100

Buyer's market

Balanced

Seller's market

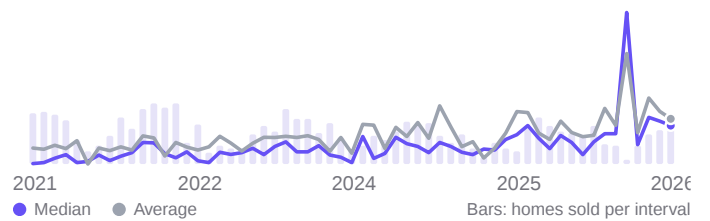
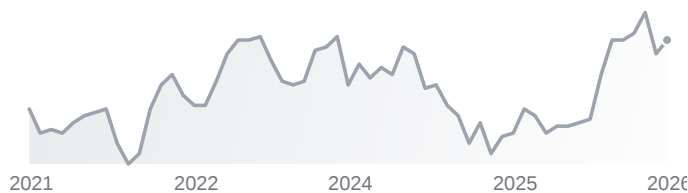
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

68 / 100

Sale prices

Median \$445K · Average \$482K

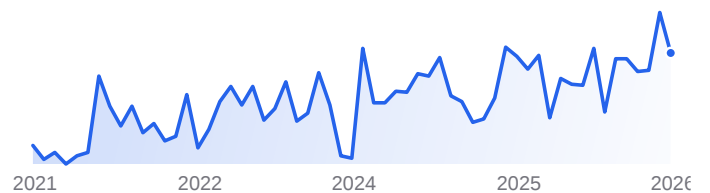
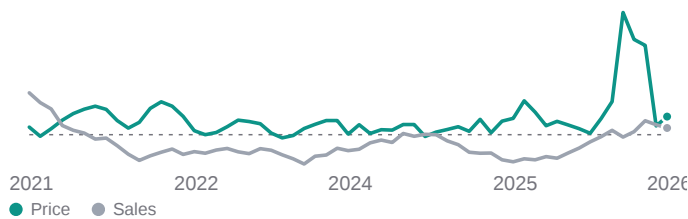


Growth (year over year)

Price +15.6% · Sales +5.8%

Price per square foot

\$290/ft²

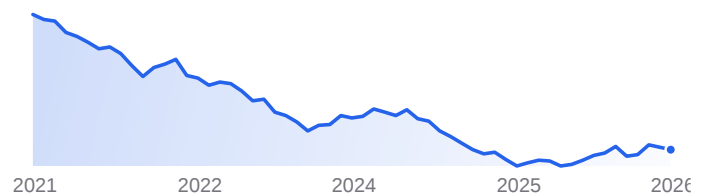
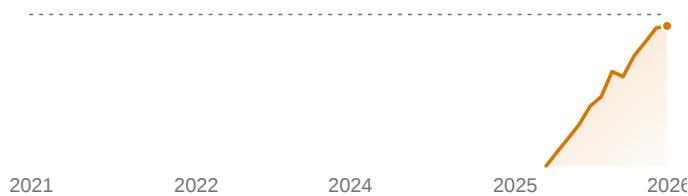


Sale premium vs estimated value

-0.5%

Annual turnover (share of homes sold)

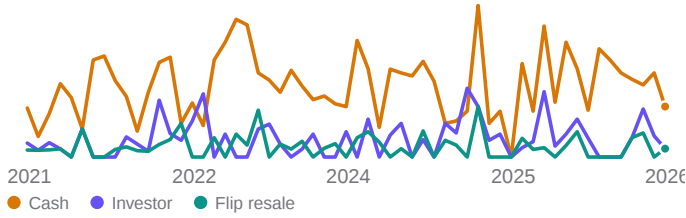
3.4%



BUYERS & OUTCOMES

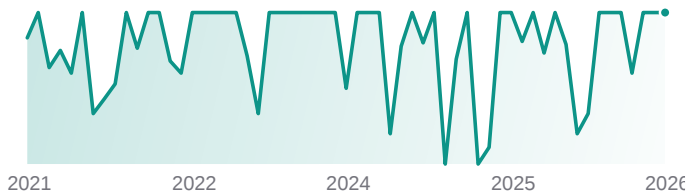
Buyer mix

Cash 20% · Investor 3.3% · Flip resale 3.3%



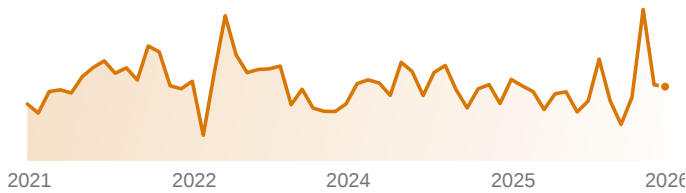
Sellers who sold at a gain

100%

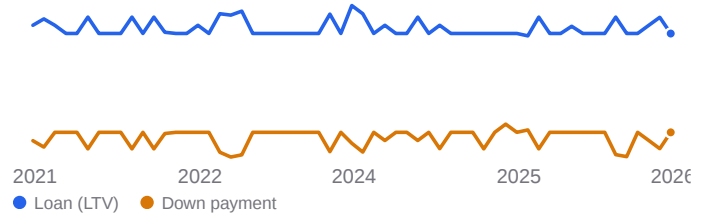


Median annualized return at resale

+7.1%



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



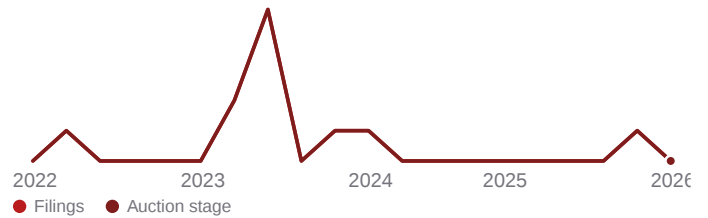
Typical hold before selling

10.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	6,932
Median value (AVM)	\$289K
Median size	1,344 ft²
Median bedrooms	3
Median year built	1954
Single family	95%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	54%
Underwater (LTV 125% or more)	3.8%
Owner occupied	90%
Company owned	8.4%
Median loan-to-value	47%
Typical ownership tenure	10.1 yrs

COMMUNITY

Population	16,089
Density	157 / mi²
Median household income	\$107K
Average household income	\$128K
Crime index (US avg 100)	45
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	12
Homes occupied	95%
Bachelor's or higher	29%
Poverty rate	6.6%
Unemployment	1.1%
Average temp	39°F
Annual precip	30 in
Sunshine	52%

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.