Duluth 55806

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

BUYER'S MARKET

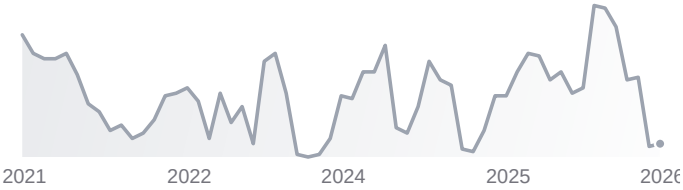
$188K	-31.7%	136	$153K
MEDIAN SALE PRICE	1-YR CHANGE	SALES (12 MO)	MEDIAN VALUE (AVM)

Market temperature — Buyer's market · 33 / 100

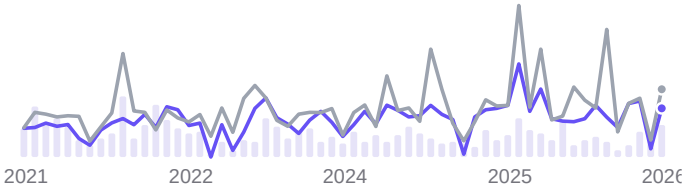
Buyer's market | Balanced | Seller's market

MARKET TRENDS (5 YEARS)

Market temperature (0–100) — 33 / 100



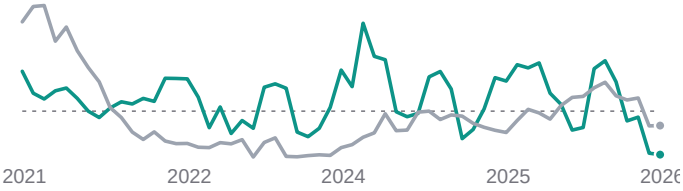
Sale prices — Median $225K · Average $290K



Median · Average

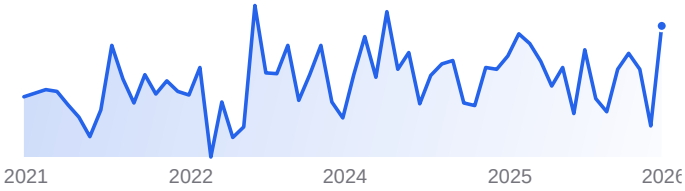
Bars: homes sold per interval

Growth (year over year) — Price -31.7% · Sales -10.5%



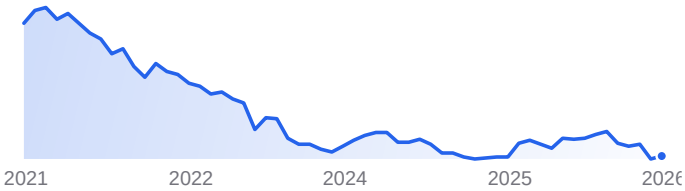
Price · Sales

Price per square foot — $196/ft²



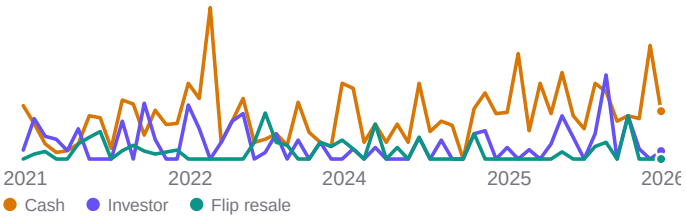
Sale premium vs estimated value — +7.4%

Annual turnover (share of homes sold) — 3.9%

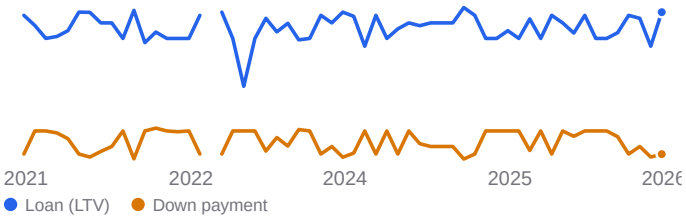


BUYERS & OUTCOMES

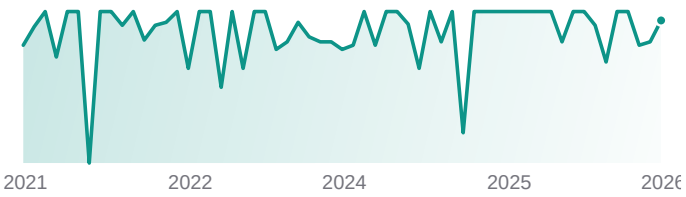
Buyer mix — Cash 32% · Investor 5.3% · Flip resale 0%



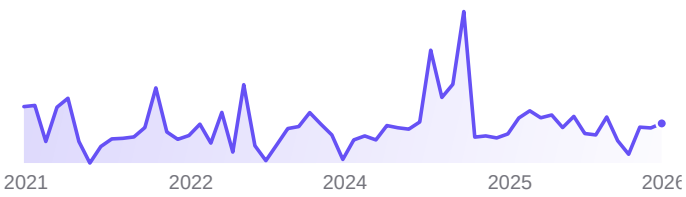
Financing (share of purchase price) — Loan (LTV) 97% · Down payment 5.0%



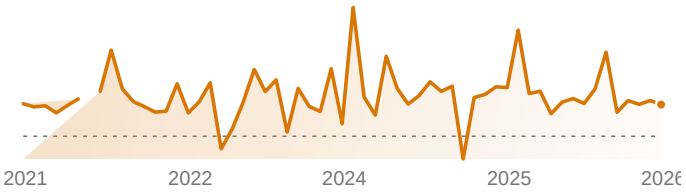
Sellers who sold at a gain — 94%



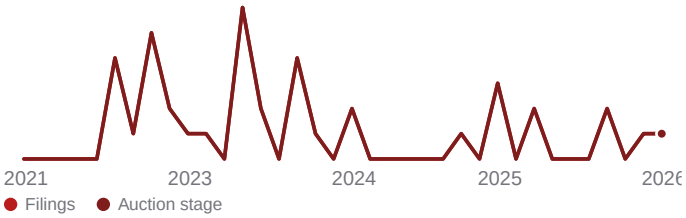
Typical hold before selling — 5.7 yrs



Median annualized return at resale — +6.2%



Preforeclosure filings — Filings 2 · Auction stage 2



HOUSING STOCK

Homes	**3,449**
Median value (AVM)	**$153K**
Median size	**1,320 ft²**
Median bedrooms	**3**
Median year built	**1911**
Single family	**77%**

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	**52%**
Underwater (LTV 125% or more)	**3.4%**
Owner occupied	**73%**
Company owned	**16%**
Median loan-to-value	**48%**
Typical ownership tenure	**8.2 yrs**

COMMUNITY

Population	**8,928**
Density	**2,153 / mi²**
Median household income	**$46K**
Average household income	**$63K**
Crime index (US avg 100)	**125**
Air pollution index (US avg 100)	**85**
Earthquake index (US avg 100)	**11**
Homes occupied	**91%**
Bachelor's or higher	**21%**
Poverty rate	**23.9%**
Unemployment	**1.1%**
Average temp	**40°F**
Annual precip	**29 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.