

Russell 56169

ZIP code · MN · Minnesota > Lyon County > Russell

BALANCED MARKET

\$162K

MEDIAN SALE PRICE

+35.4%

1-YR CHANGE

8

SALES (12 MO)

\$114K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100



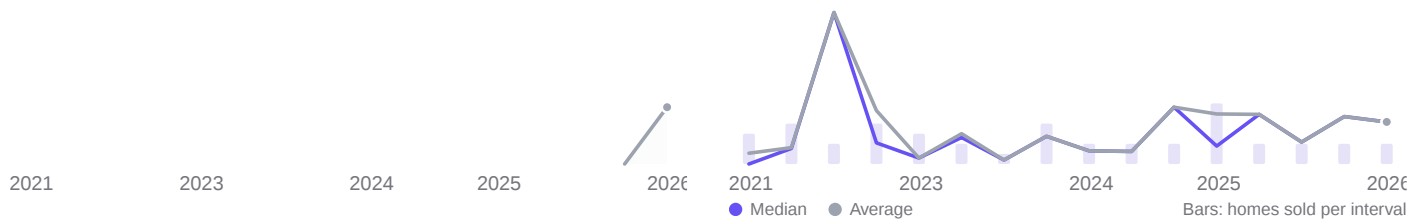
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

55 / 100

Sale prices

Median \$162K · Average \$162K



Growth (year over year)

Price +35.4% · Sales -20.0%

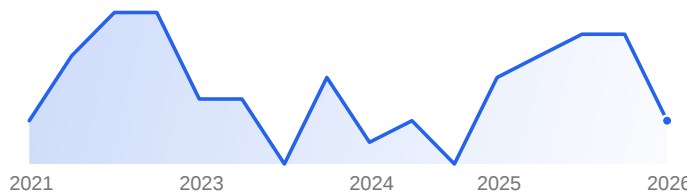
Sale premium vs estimated value

-5.8%



Annual turnover (share of homes sold)

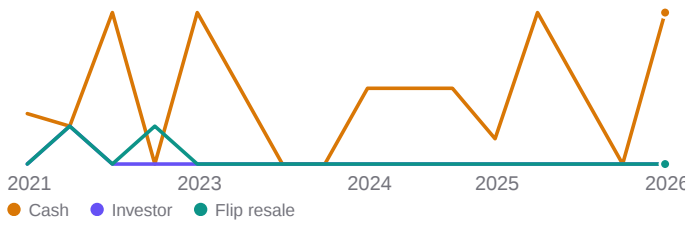
2.7%



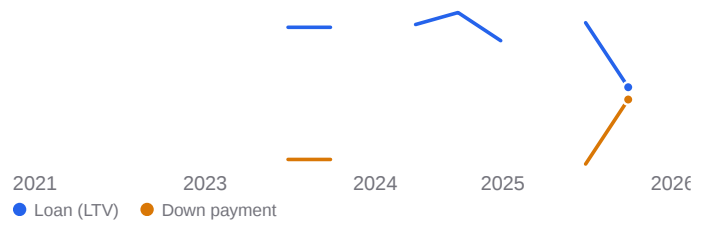
BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 0%

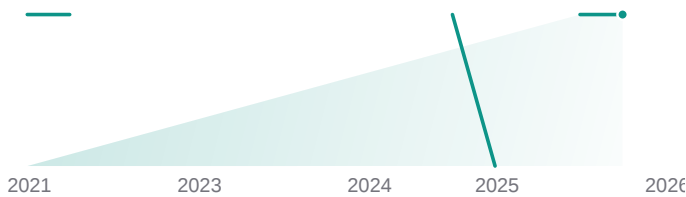


Financing (share of purchase price) Loan (LTV) 54% · Down payment 46%



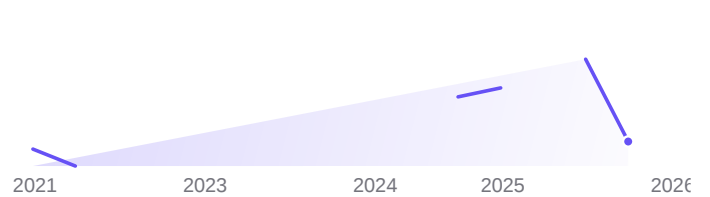
Sellers who sold at a gain

100%



Typical hold before selling

1.5 yrs



Median annualized return at resale

+16.4%



HOUSING STOCK

Homes	292
Median value (AVM)	\$114K
Median year built	1950
Single family	97%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	4.8%
Owner occupied	79%
Company owned	7.2%
Median loan-to-value	22%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	419
Density	8 / mi²
Median household income	\$88K
Average household income	\$112K
Crime index (US avg 100)	73
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	15
Homes occupied	93%
Bachelor's or higher	24%
Poverty rate	6.5%
Unemployment	1.0%
Average temp	44°F
Annual precip	26 in
Sunshine	58%

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