

Cottonwood 56229

ZIP code · MN · Minnesota · Lyon County · Cottonwood

BUYER'S MARKET

\$212K

MEDIAN SALE PRICE

13

SALES (12 MO)

\$206K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 21 / 100



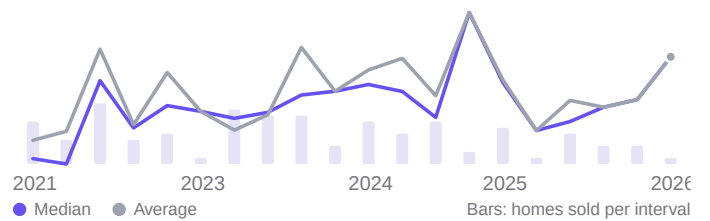
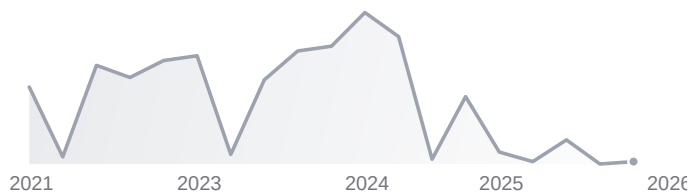
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

21 / 100

Sale prices

Median \$275K · Average \$275K

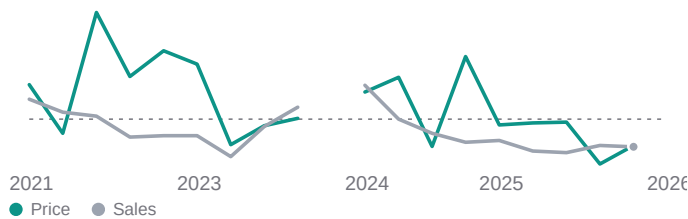


Growth (year over year)

Price -28.6% · Sales -30.0%

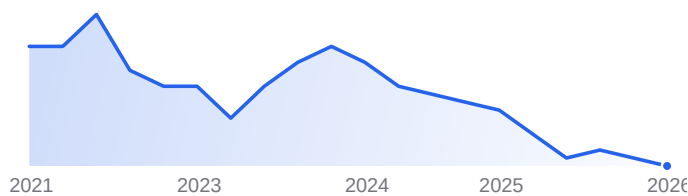
Sale premium vs estimated value

-0.1%



Annual turnover (share of homes sold)

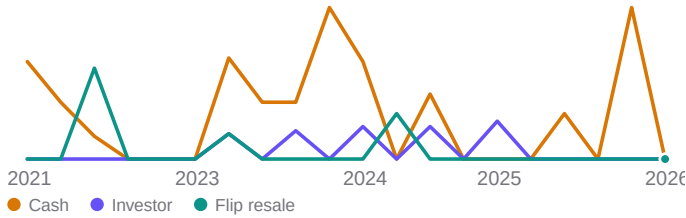
1.9%



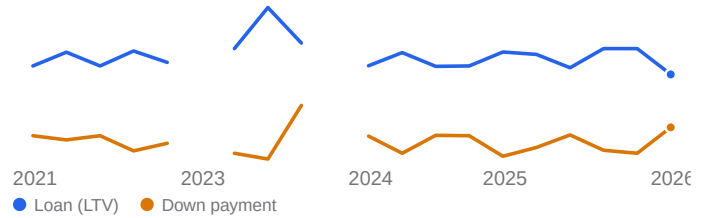
BUYERS & OUTCOMES

Buyer mix

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

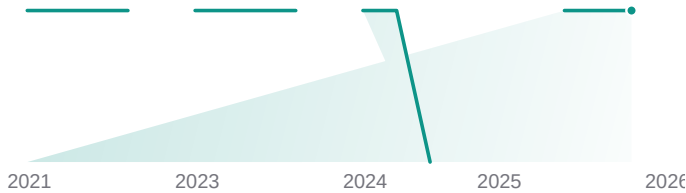


Financing (share of purchase price) Loan (LTV) 73% · Down payment 27%



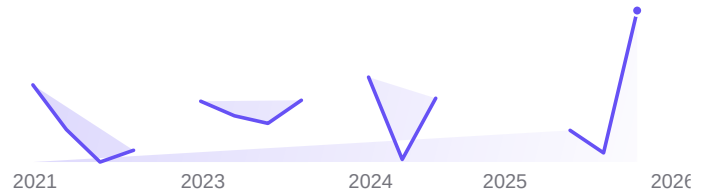
Sellers who sold at a gain

100%



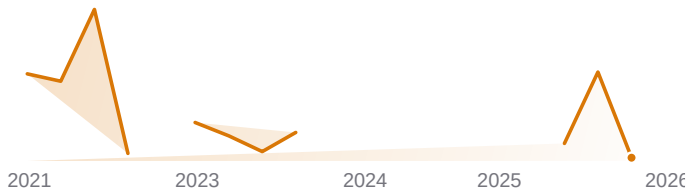
Typical hold before selling

10.3 yrs



Median annualized return at resale

+0.7%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	677
Median value (AVM)	\$206K
Median size	1,216 ft²
Median year built	1962
Single family	92%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	2.9%
Owner occupied	81%
Company owned	10%
Median loan-to-value	48%
Typical ownership tenure	126.6 yrs

COMMUNITY

Population	1,827
Density	19 / mi²
Median household income	\$90K
Average household income	\$105K
Crime index (US avg 100)	127
Air pollution index (US avg 100)	81
Earthquake index (US avg 100)	18
Homes occupied	90%
Bachelor's or higher	19%
Poverty rate	7.6%
Unemployment	1.1%
Average temp	45°F
Annual precip	26 in
Sunshine	58%

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