

Evansville 56326

ZIP code · MN · Minnesota > Douglas County > Evansville

BUYER'S MARKET

\$105K

MEDIAN SALE PRICE

-47.1%

1-YR CHANGE

31

SALES (12 MO)

\$185K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 23 / 100



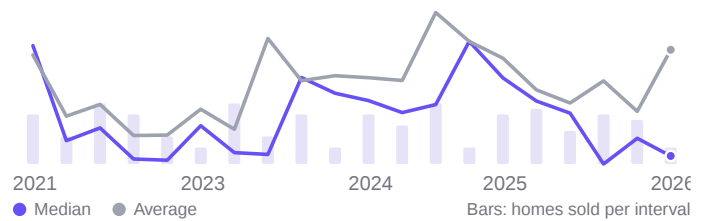
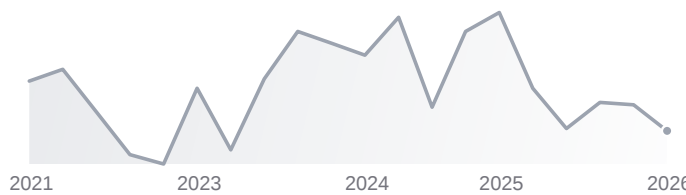
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

23 / 100

Sale prices

Median \$85K · Average \$298K

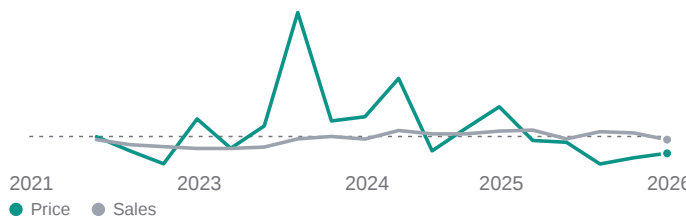


Growth (year over year)

Price -47.1% · Sales -8.8%

Price per square foot

\$65/ft²

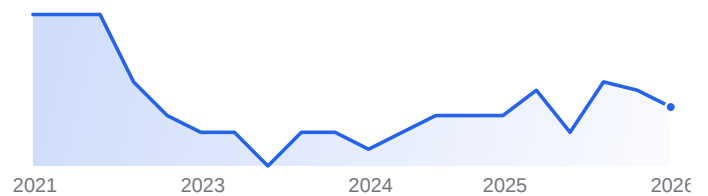


Sale premium vs estimated value

-3.8%

Annual turnover (share of homes sold)

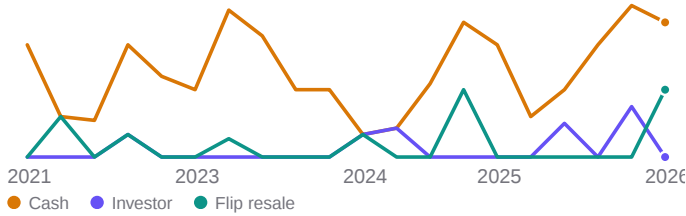
3.1%



BUYERS & OUTCOMES

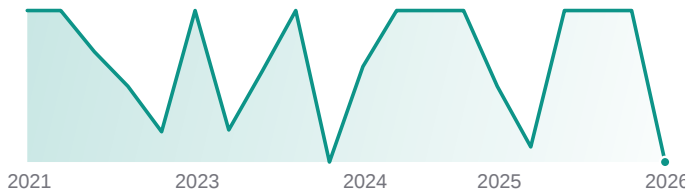
Buyer mix

Cash 67% · Investor 0% · Flip resale 33%



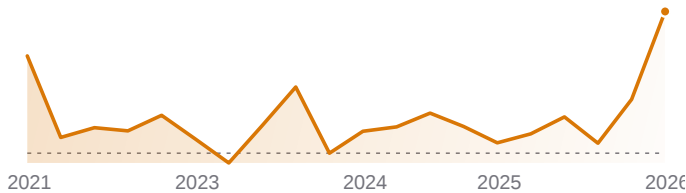
Sellers who sold at a gain

50%

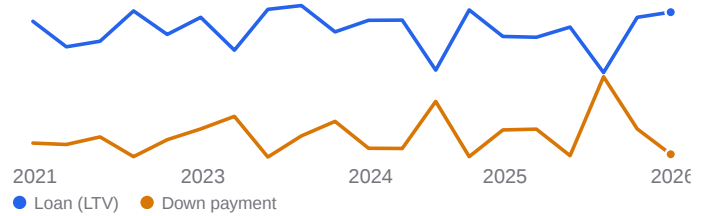


Median annualized return at resale

+34.3%

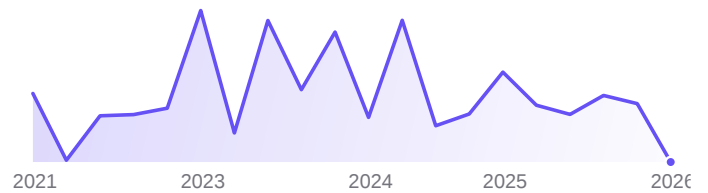


Financing (share of purchase price) Loan (LTV) 97% · Down payment 3.3%



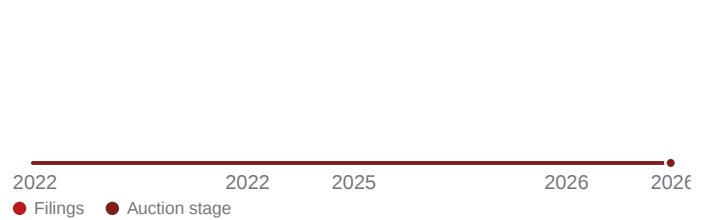
Typical hold before selling

0.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	992
Median value (AVM)	\$185K
Median size	1,196 ft²
Median bedrooms	3
Median year built	1976
Single family	62%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	8.8%
Owner occupied	69%
Company owned	12%
Median loan-to-value	43%
Typical ownership tenure	8.8 yrs

COMMUNITY

Population	1,705
Density	16 / mi²
Median household income	\$68K
Average household income	\$85K
Crime index (US avg 100)	158
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	24
Homes occupied	75%
Bachelor's or higher	15%
Poverty rate	8.8%
Unemployment	0.9%
Average temp	42°F
Annual precip	24 in
Sunshine	55%

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.