

Wahkon 56386

ZIP code · MN · Minnesota > Mille Lacs County > Wahkon

BALANCED MARKET

\$206K

MEDIAN SALE PRICE

+21.3%

1-YR CHANGE

26

SALES (12 MO)

\$223K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 54 / 100



MARKET TRENDS (5 YEARS)

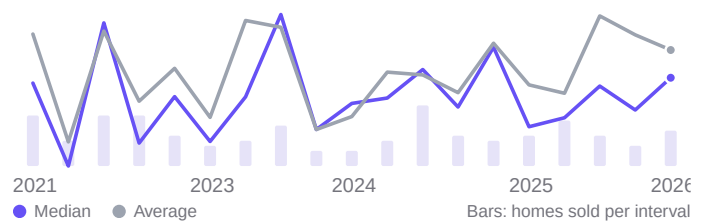
Market temperature (0–100)

54 / 100



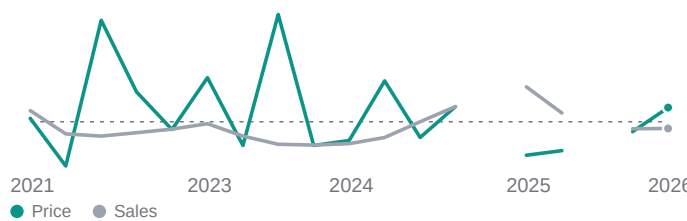
Sale prices

Median \$285K · Average \$350K



Growth (year over year)

Price +21.3% · Sales -10.3%



Price per square foot

\$286/ft²



Sale premium vs estimated value

-0.4%



Annual turnover (share of homes sold)

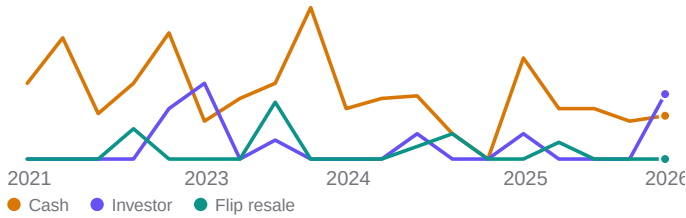
4.0%



BUYERS & OUTCOMES

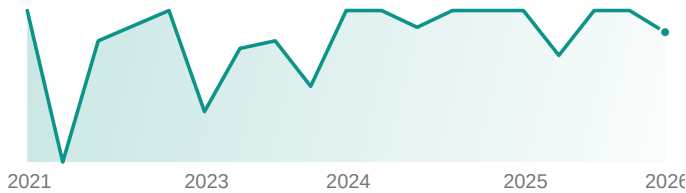
Buyer mix

Cash 29% · Investor 43% · Flip resale 0%



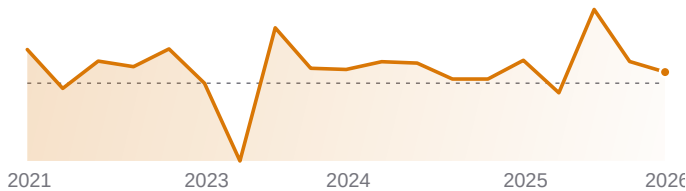
Sellers who sold at a gain

86%

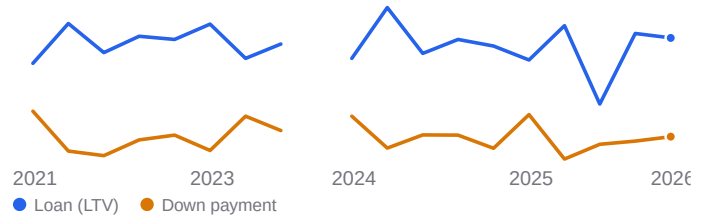


Median annualized return at resale

+3.2%

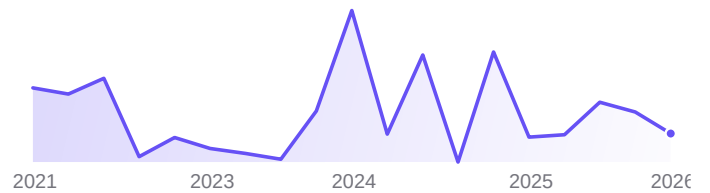


Financing (share of purchase price) Loan (LTV) 81% · Down payment 19%



Typical hold before selling

3.7 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	650
Median value (AVM)	\$223K
Median size	1,056 ft²
Median year built	1983
Single family	41%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	6.1%
Owner occupied	43%
Company owned	17%
Median loan-to-value	33%
Typical ownership tenure	17.5 yrs

COMMUNITY

Population	859
Density	33 / mi ²
Median household income	\$52K
Average household income	\$68K
Crime index (US avg 100)	179
Air pollution index (US avg 100)	95
Earthquake index (US avg 100)	10
Homes occupied	68%
Bachelor's or higher	11%
Poverty rate	12.2%
Unemployment	1.2%
Average temp	41°F
Annual precip	29 in
Sunshine	59%

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.