

Breckenridge 56520

ZIP code · MN · Minnesota > Wilkin County > Breckenridge

BUYER'S MARKET

\$188K

MEDIAN SALE PRICE

-18.4%

1-YR CHANGE

50

SALES (12 MO)

\$184K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 26 / 100



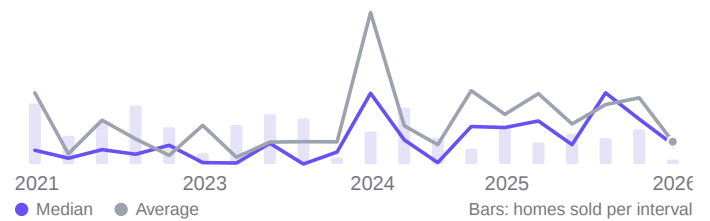
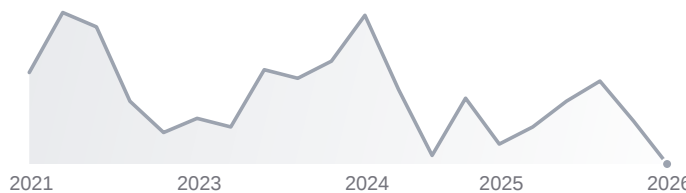
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

26 / 100

Sale prices

Median \$155K · Average \$160K

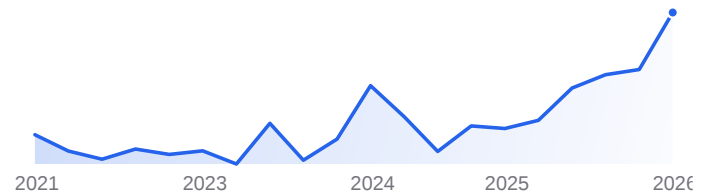
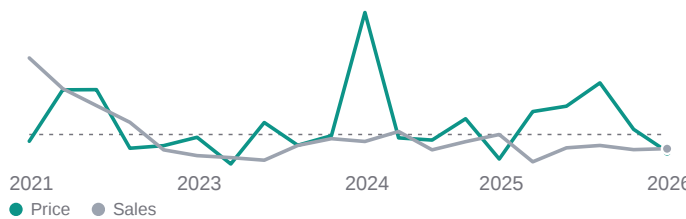


Growth (year over year)

Price -18.4% · Sales -15.3%

Price per square foot

\$285/ft²



Sale premium vs estimated value

-3.1%

Annual turnover (share of homes sold)

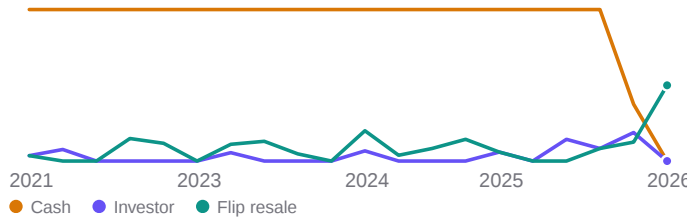
3.4%



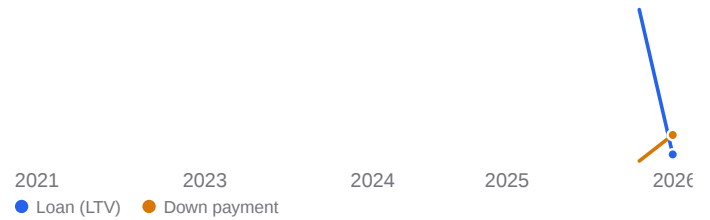
BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 0% · Flip resale 50%

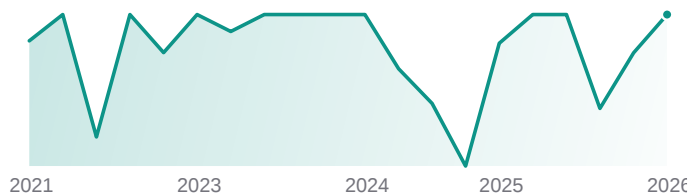


Financing (share of purchase price) Loan (LTV) 8.1% · Down payment 20%



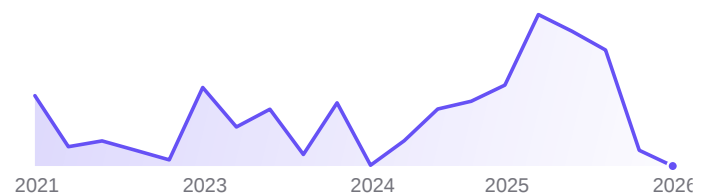
Sellers who sold at a gain

100%



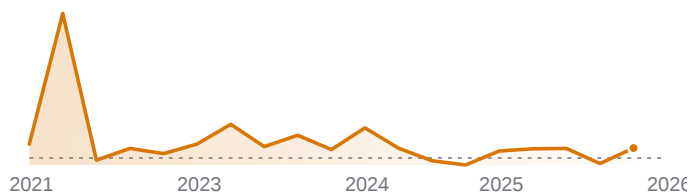
Typical hold before selling

0.9 yrs



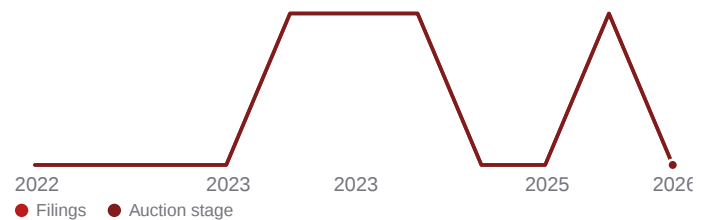
Median annualized return at resale

+5.9%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,481
Median value (AVM)	\$184K
Median size	928 ft²
Median year built	1965
Single family	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	84%
Underwater (LTV 125% or more)	1.9%
Owner occupied	86%
Company owned	6.6%
Median loan-to-value	0%
Typical ownership tenure	20.1 yrs

COMMUNITY

Population	3,727
Density	30 / mi²
Median household income	\$61K
Average household income	\$83K
Crime index (US avg 100)	123
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	20
Homes occupied	92%
Bachelor's or higher	20%
Poverty rate	16.9%
Unemployment	1.0%
Average temp	42°F
Annual precip	22 in
Sunshine	59%

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.