

Frazee 56544

ZIP code · MN · Minnesota > Becker County > Frazee

BUYER'S MARKET

\$257K

MEDIAN SALE PRICE

+9.2%

1-YR CHANGE

47

SALES (12 MO)

\$289K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 39 / 100



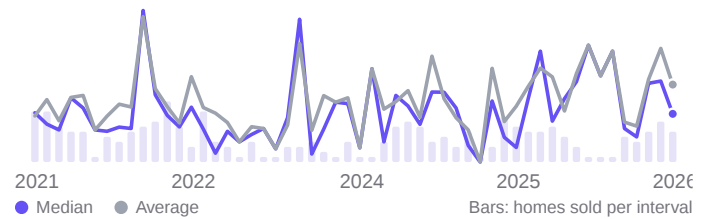
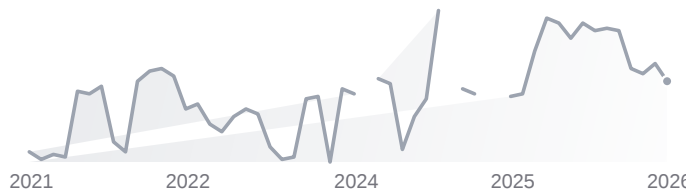
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

39 / 100

Sale prices

Median \$185K · Average \$285K

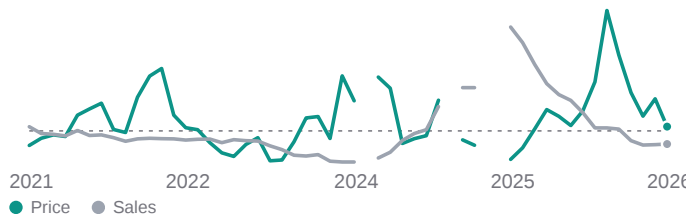


Growth (year over year)

Price +9.2% · Sales -27.7%

Price per square foot

\$160/ft²



Sale premium vs estimated value

-0.3%

Annual turnover (share of homes sold)

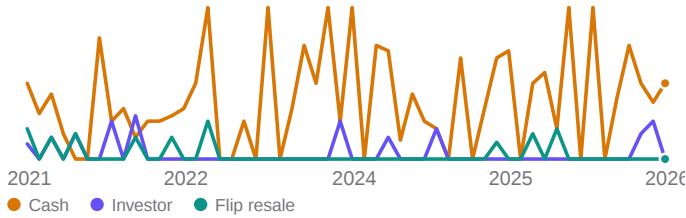
1.4%



BUYERS & OUTCOMES

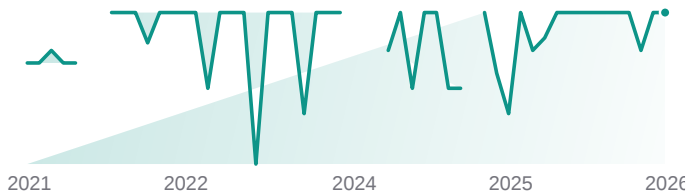
Buyer mix

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



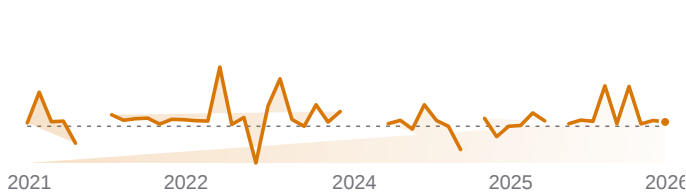
Sellers who sold at a gain

100%

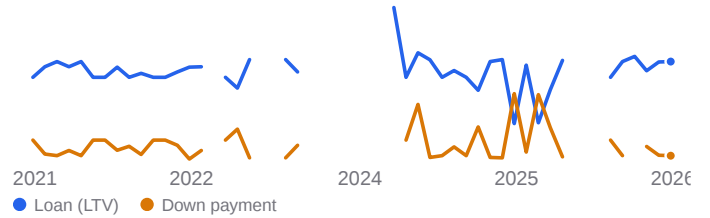


Median annualized return at resale

+4.1%

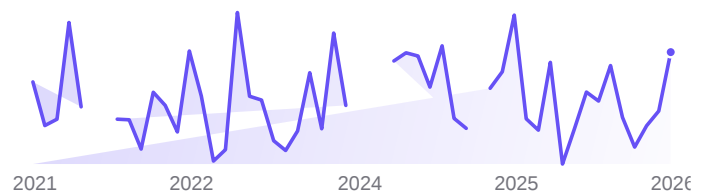


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



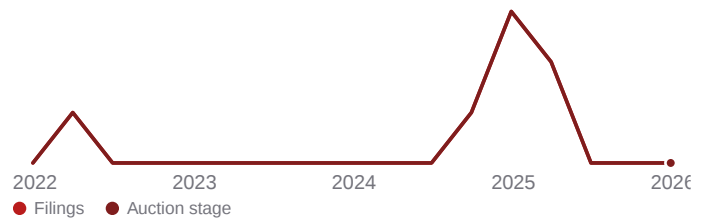
Typical hold before selling

12.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,244
Median value (AVM)	\$289K
Median size	1,288 ft²
Median bedrooms	3
Median year built	1980
Single family	82%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	3.9%
Owner occupied	65%
Company owned	15%
Median loan-to-value	33%
Typical ownership tenure	9.6 yrs

COMMUNITY

Population	5,654
Density	28 / mi²
Median household income	\$73K
Average household income	\$91K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	15
Homes occupied	75%
Bachelor's or higher	14%
Poverty rate	10.1%
Unemployment	1.1%
Average temp	40°F
Annual precip	25 in
Sunshine	59%

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