

Horace 58047

ZIP code · ND · North Dakota > Cass County > Horace

BALANCED MARKET

\$462K

MEDIAN SALE PRICE

+32.6%

1-YR CHANGE

74

SALES (12 MO)

\$463K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 49 / 100



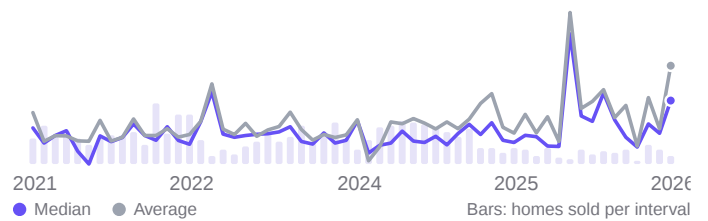
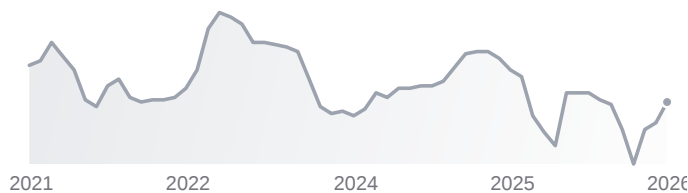
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

49 / 100

Sale prices

Median \$568K · Average \$765K

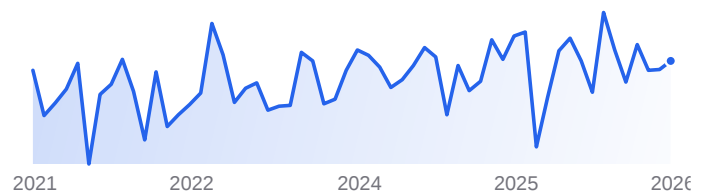
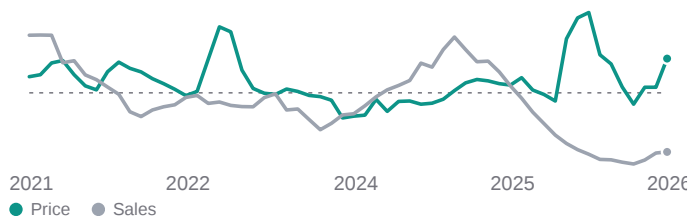


Growth (year over year)

Price +32.6% · Sales -56.0%

Price per square foot

\$295/ft²

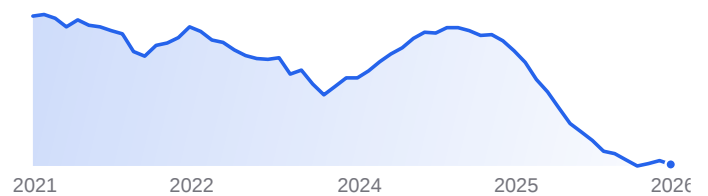
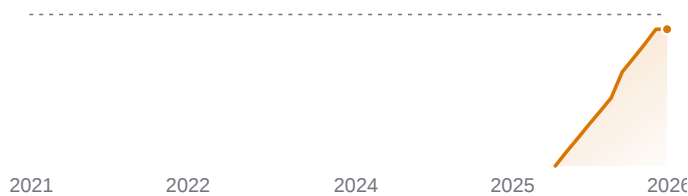


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

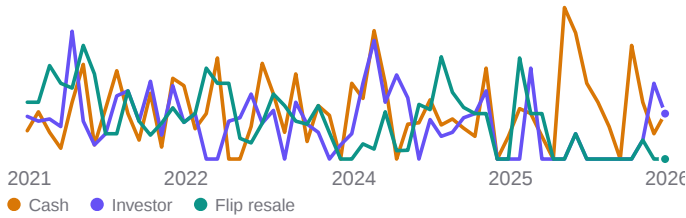
3.7%



BUYERS & OUTCOMES

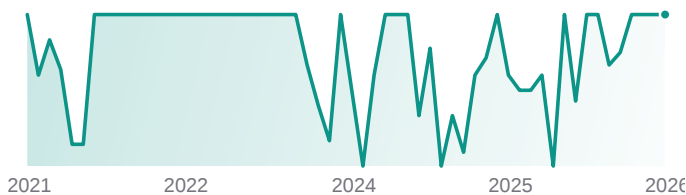
Buyer mix

Cash 20% · Investor 20% · Flip resale 0%



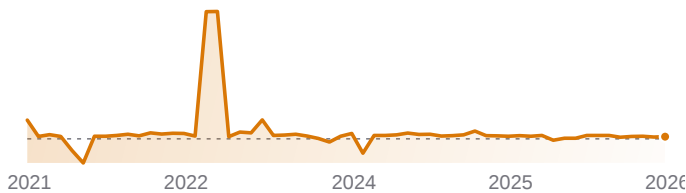
Sellers who sold at a gain

100%

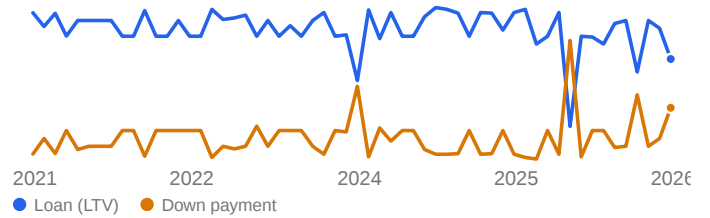


Median annualized return at resale

+3.8%

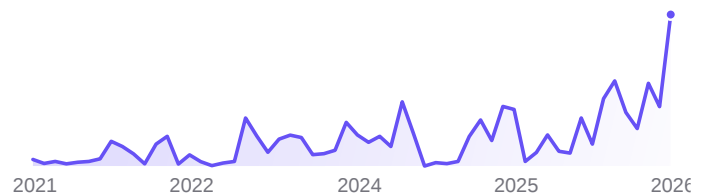


Financing (share of purchase price) Loan (LTV) 66% · Down payment 34%



Typical hold before selling

8.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	2,017
Median value (AVM)	\$463K
Median size	1,697 ft²
Median bedrooms	4
Median year built	2001
Single family	89%
Condos	4.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	39%
Underwater (LTV 125% or more)	3.2%
Owner occupied	87%
Company owned	12%
Median loan-to-value	61%

Typical ownership tenure

5.1 yrs

COMMUNITY

Population	5,380
Density	75 / mi ²
Median household income	\$154K
Average household income	\$173K
Crime index (US avg 100)	33
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	15
Homes occupied	94%
Bachelor's or higher	31%
Poverty rate	4.5%
Unemployment	0.9%
Average temp	41°F
Annual precip	22 in
Sunshine	57%

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.