

Valley City 58072

ZIP code · ND · North Dakota · Barnes County · Valley City

BALANCED MARKET

\$192K

MEDIAN SALE PRICE

-4.9%

1-YR CHANGE

82

SALES (12 MO)

\$190K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 42 / 100



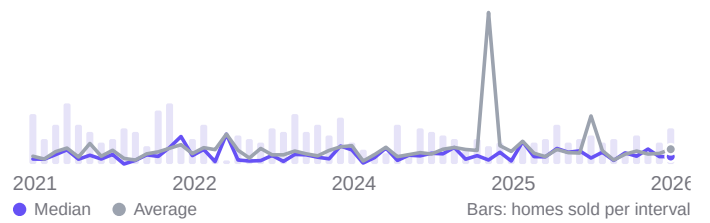
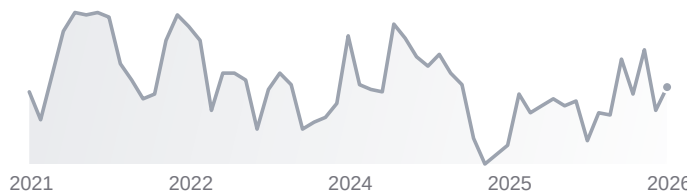
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

42 / 100

Sale prices

Median \$166K · Average \$242K

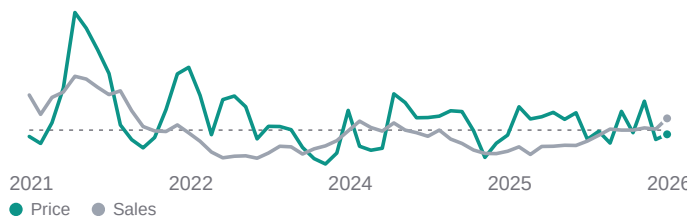


Growth (year over year)

Price -4.9% · Sales +13.9%

Price per square foot

\$134/ft²

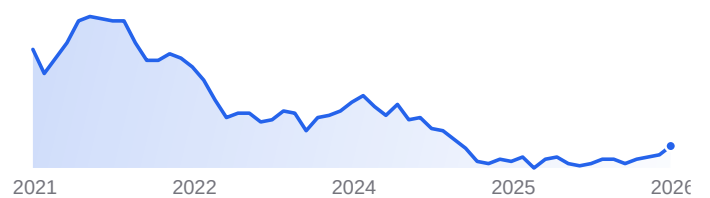
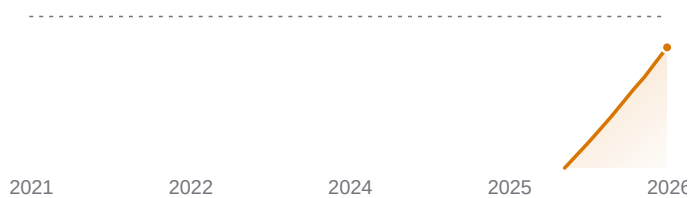


Sale premium vs estimated value

-1.4%

Annual turnover (share of homes sold)

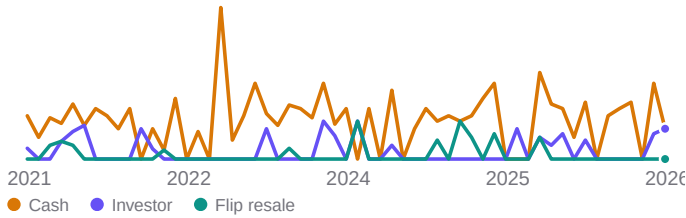
2.4%



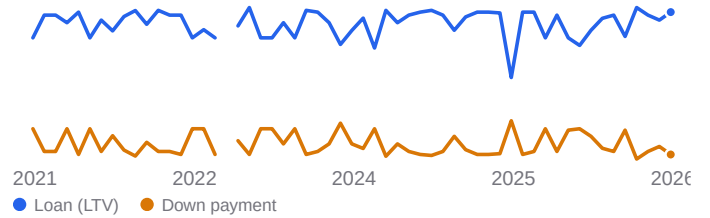
BUYERS & OUTCOMES

Buyer mix

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

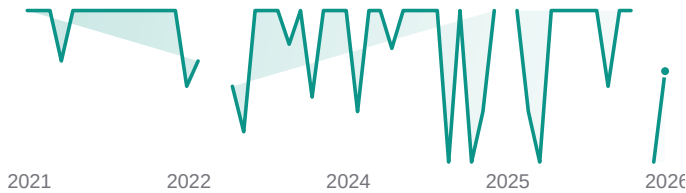


Financing (share of purchase price) Loan (LTV) 97% · Down payment 3.0%



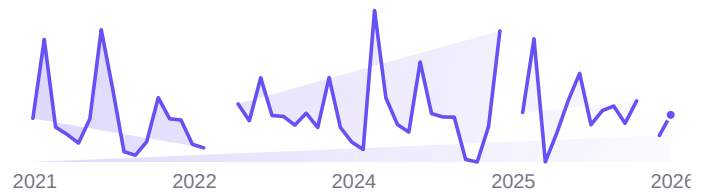
Sellers who sold at a gain

80%



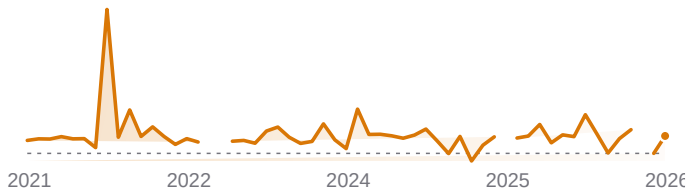
Typical hold before selling

5.5 yrs



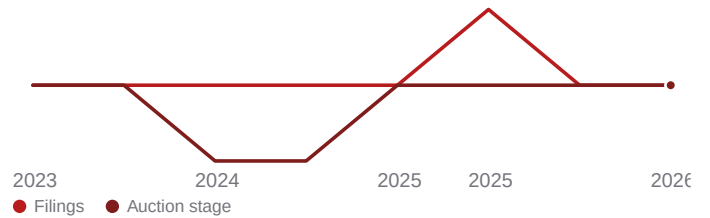
Median annualized return at resale

+5.7%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,464
Median value (AVM)	\$190K
Median size	1,365 ft²
Median bedrooms	3
Median year built	1974
Single family	92%
Condos	3.5%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	4.4%
Owner occupied	65%
Company owned	19%
Median loan-to-value	45%

Typical ownership tenure

10.9 yrs

COMMUNITY

Population	7,456
Density	23 / mi²
Median household income	\$62K
Average household income	\$79K
Crime index (US avg 100)	120
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	7
Homes occupied	88%
Bachelor's or higher	21%
Poverty rate	16.1%
Unemployment	0.9%
Average temp	41°F
Annual precip	20 in
Sunshine	57%

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