

Forest River 58233

ZIP code · ND · North Dakota > Walsh County > Forest River

\$238K

MEDIAN SALE PRICE

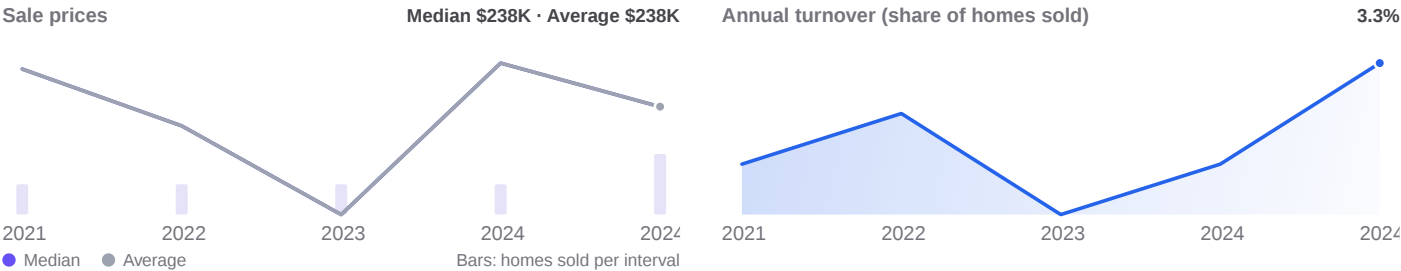
4

SALES (12 MO)

\$158K

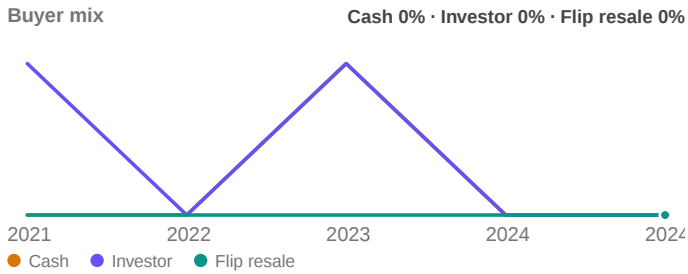
MEDIAN VALUE (AVM)

MARKET TRENDS (5 YEARS)



BUYERS & OUTCOMES

Buyer mix



Financing (share of purchase price) Loan (LTV) 83% · Down payment 17%

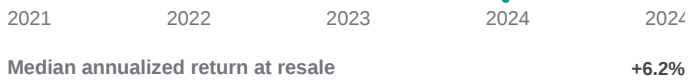


Sellers who sold at a gain

100%

Typical hold before selling

2.6 yrs



Median annualized return at resale

+6.2%

HOUSING STOCK

Homes	121
Median value (AVM)	\$158K
Median size	1,959 ft²
Median bedrooms	3
Median year built	1975
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	5.5%
Owner occupied	69%
Company owned	5.8%
Median loan-to-value	38%
Typical ownership tenure	13.8 yrs

COMMUNITY

Population	529
Density	5 / mi²
Median household income	\$74K
Average household income	\$102K
Crime index (US avg 100)	110
Air pollution index (US avg 100)	90
Earthquake index (US avg 100)	6
Homes occupied	84%
Bachelor's or higher	13%
Poverty rate	7.2%
Unemployment	0.9%
Average temp	39°F
Annual precip	20 in
Sunshine	57%

Market metrics are derived from recorded arms-length deeds through July 2024, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.