

Tioga 58852

ZIP code · ND · North Dakota · Williams County · Tioga

BALANCED MARKET

\$167K

MEDIAN SALE PRICE

28

SALES (12 MO)

\$231K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100



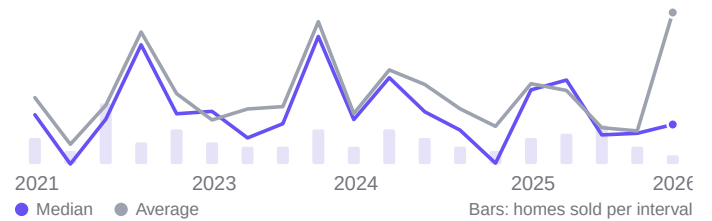
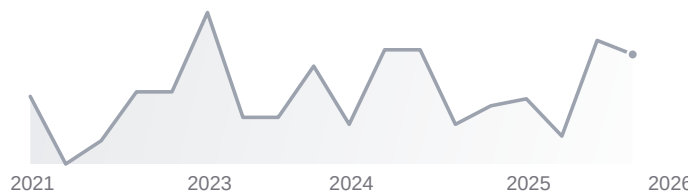
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

55 / 100

Sale prices

Median \$160K · Average \$330K

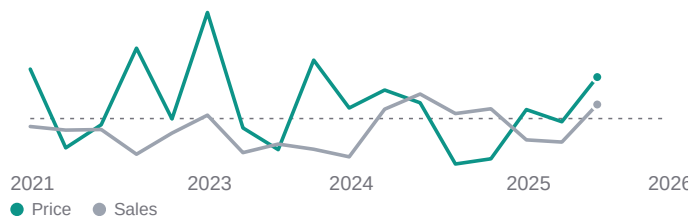


Growth (year over year)

Price +40.4% · Sales +13.6%

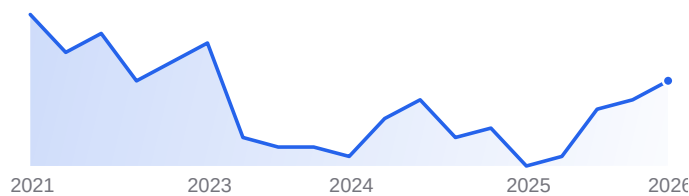
Sale premium vs estimated value

+69.4%



Annual turnover (share of homes sold)

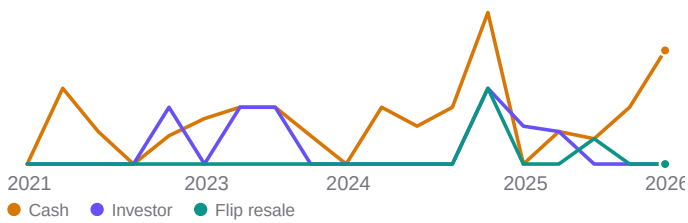
2.8%



BUYERS & OUTCOMES

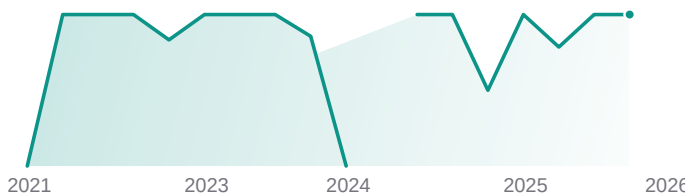
Buyer mix

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



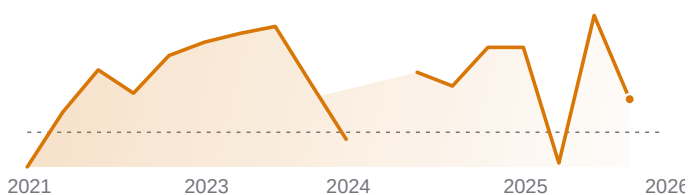
Sellers who sold at a gain

100%

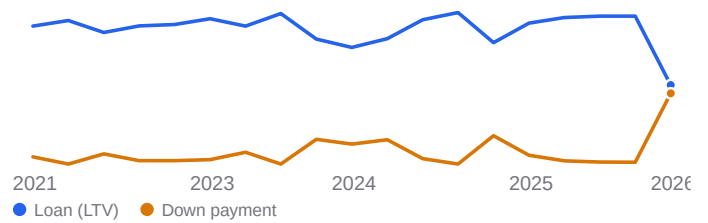


Median annualized return at resale

+3.9%

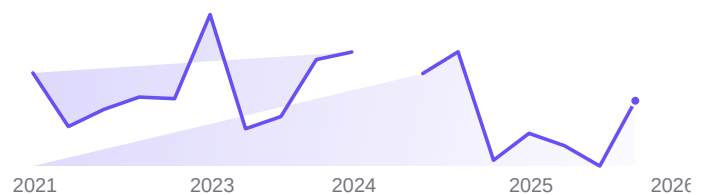


Financing (share of purchase price) Loan (LTV) 53% · Down payment 47%



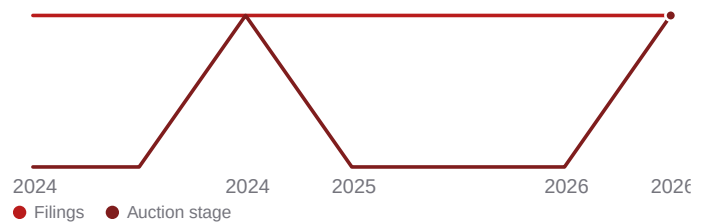
Typical hold before selling

6.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,006
Median value (AVM)	\$231K
Median year built	1962
Single family	95%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	49%
Underwater (LTV 125% or more)	4.0%
Owner occupied	40%
Company owned	21%
Median loan-to-value	51%
Typical ownership tenure	8.0 yrs

COMMUNITY

Population	3,049
Density	9 / mi²
Median household income	\$81K
Average household income	\$96K
Crime index (US avg 100)	147
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	20
Homes occupied	78%
Bachelor's or higher	12%
Poverty rate	6.6%
Unemployment	0.7%
Average temp	40°F
Annual precip	15 in
Sunshine	60%

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