

Roggen 80652

ZIP code · CO · Colorado > Weld County

STRONG SELLER'S MARKET

\$425K

MEDIAN SALE PRICE

13

SALES (12 MO)

\$578K

MEDIAN VALUE (AVM)

Market temperature

Strong seller's market · 88 / 100

Buyer's market

Balanced

Seller's market

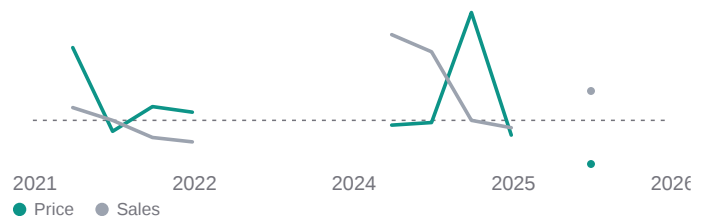
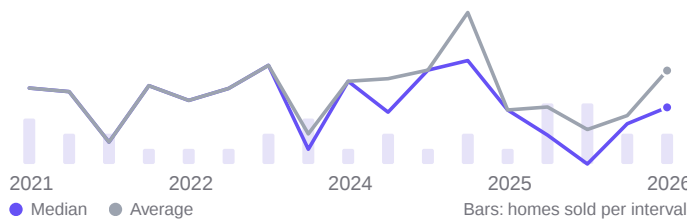
MARKET TRENDS (5 YEARS)

Sale prices

Median \$425K · Average \$638K

Growth (year over year)

Price -84.7% · Sales +57.1%

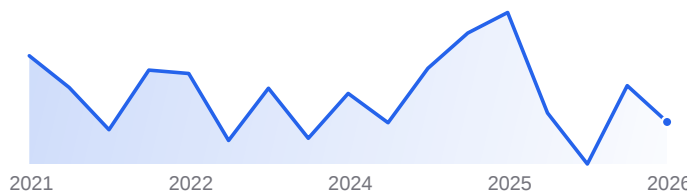


Price per square foot

\$188/ft²

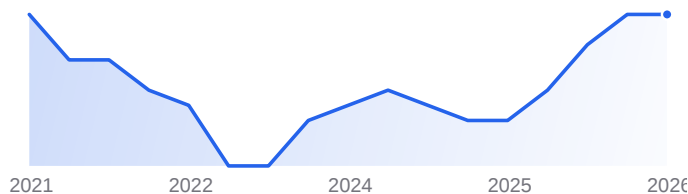
Sale premium vs estimated value

+0.2%



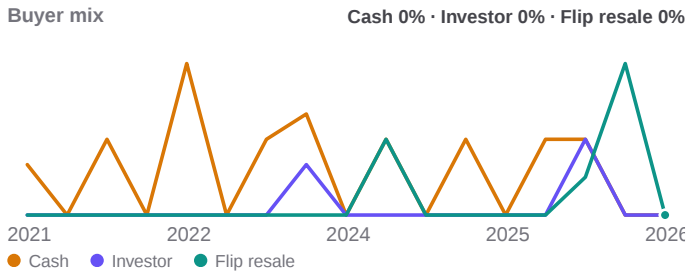
Annual turnover (share of homes sold)

8.1%

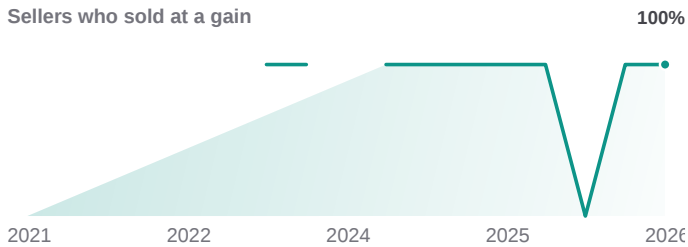


BUYERS & OUTCOMES

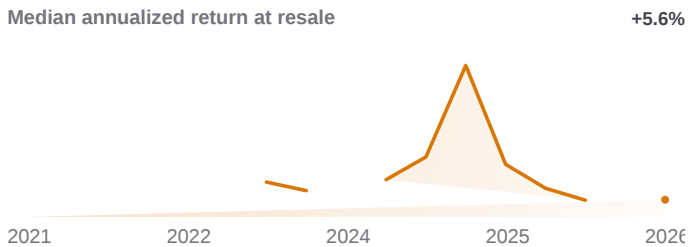
Buyer mix



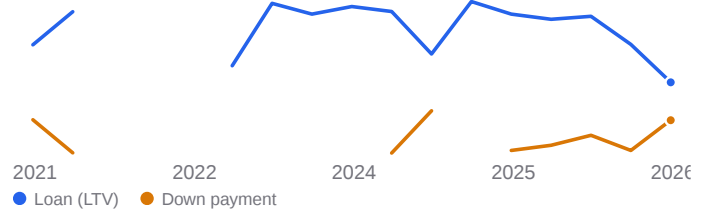
Sellers who sold at a gain



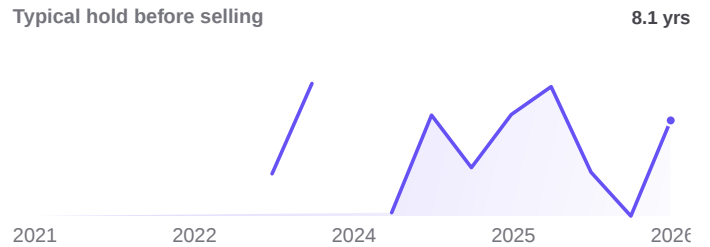
Median annualized return at resale



Financing (share of purchase price) Loan (LTV) 50% · Down payment 25%



Typical hold before selling



HOUSING STOCK

Homes	161
Median value (AVM)	\$578K
Median size	1,624 ft²
Median bedrooms	3
Median year built	1971
Single family	37%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	1.8%
Owner occupied	77%
Company owned	17%
Median loan-to-value	36%
Typical ownership tenure	7.2 yrs

COMMUNITY

Population	886
Density	6 / mi ²
Median household income	\$78K
Average household income	\$104K
Crime index (US avg 100)	146
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	35
Homes occupied	92%
Bachelor's or higher	18%
Poverty rate	9.2%
Unemployment	1.5%
Average temp	49°F
Annual precip	15 in
Sunshine	69%

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.