

Akron 80720

ZIP code · CO · Colorado > Washington County > Akron

BALANCED MARKET

\$227K

MEDIAN SALE PRICE

-17.8%

1-YR CHANGE

46

SALES (12 MO)

\$225K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 45 / 100



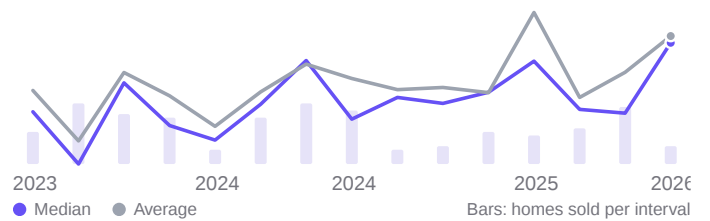
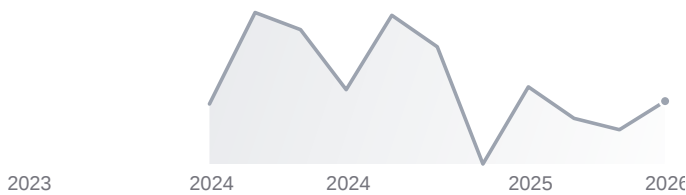
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

45 / 100

Sale prices

Median \$320K · Average \$333K

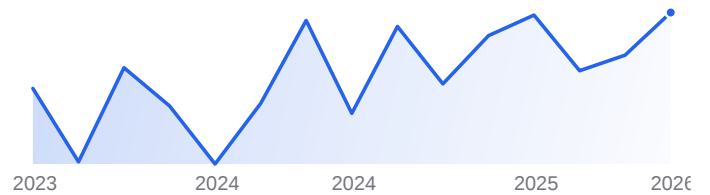
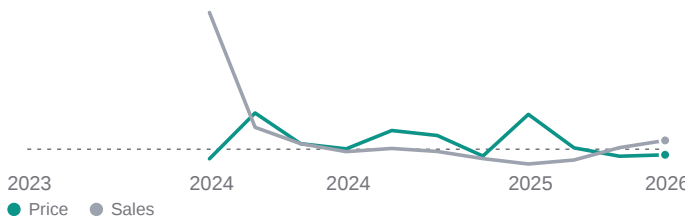


Growth (year over year)

Price -17.8% · Sales +27.8%

Price per square foot

\$195/ft²

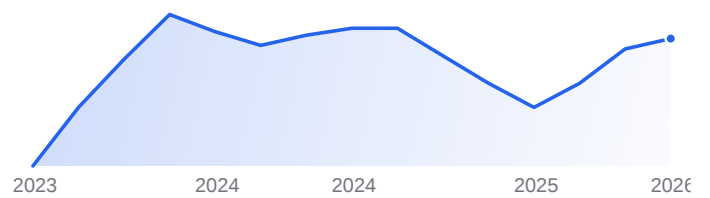
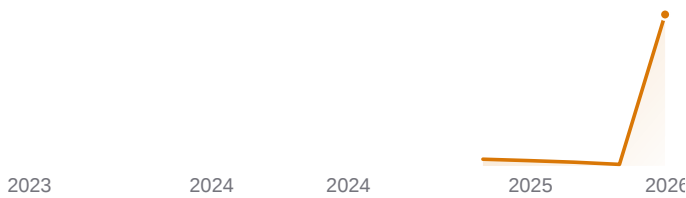


Sale premium vs estimated value

+47.7%

Annual turnover (share of homes sold)

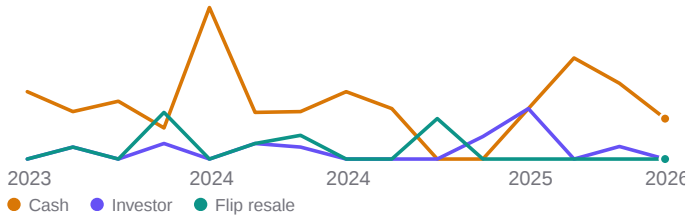
3.7%



BUYERS & OUTCOMES

Buyer mix

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



Sellers who sold at a gain

100%

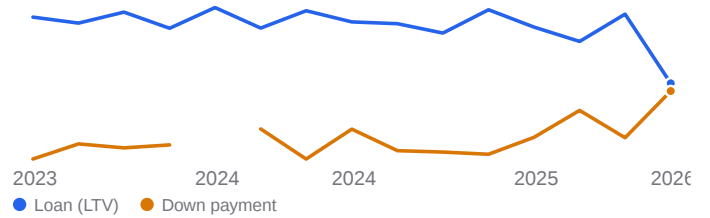


Median annualized return at resale

+81.3%

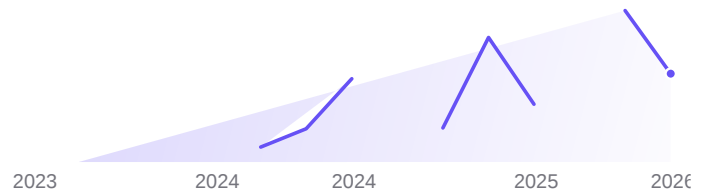


Financing (share of purchase price) Loan (LTV) 53% · Down payment 47%



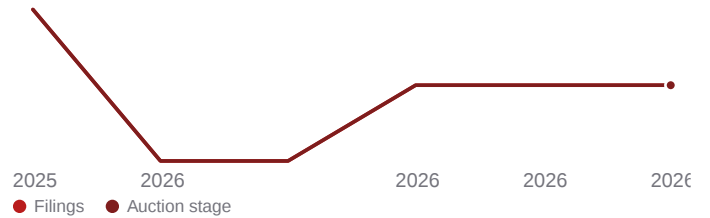
Typical hold before selling

1.6 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	1,250
Median value (AVM)	\$225K
Median size	1,338 ft²
Median bedrooms	3
Median year built	1951
Single family	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	5.1%
Owner occupied	62%
Company owned	14%
Median loan-to-value	11%
Typical ownership tenure	3.1 yrs

COMMUNITY

Population	2,859
Density	3 / mi ²
Median household income	\$61K
Average household income	\$82K
Crime index (US avg 100)	106
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	16
Homes occupied	88%
Bachelor's or higher	20%
Poverty rate	6.6%
Unemployment	1.0%
Average temp	49°F
Annual precip	16 in
Sunshine	69%

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