

Swan Valley 83449

ZIP code · ID · Idaho > Bonneville County > Swan Valley

\$303K

MEDIAN SALE PRICE

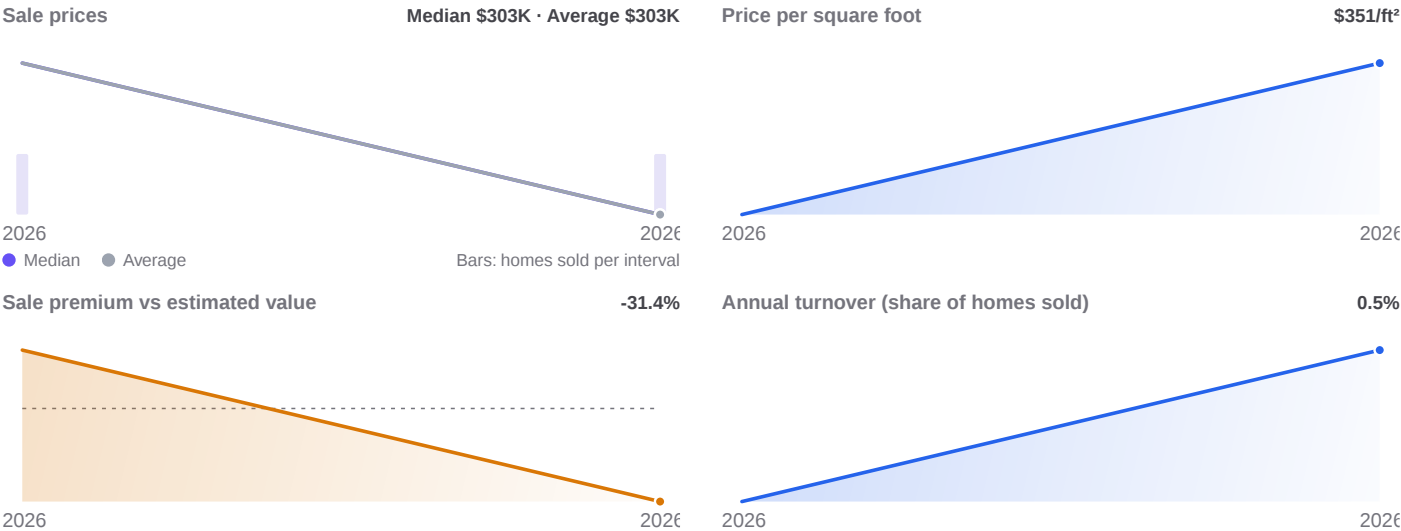
2

SALES (12 MO)

\$568K

MEDIAN VALUE (AVM)

MARKET TRENDS (5 YEARS)



BUYERS & OUTCOMES

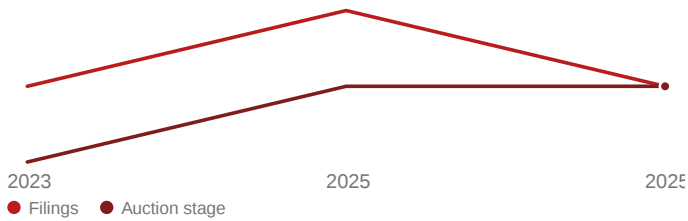
Buyer mix

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



Preforeclosure filings

Filings 1 · Auction stage 1



Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



HOUSING STOCK

Homes	416
Median value (AVM)	\$568K
Median size	1,782 ft²
Median bedrooms	3
Median year built	2002
Single family	83%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	67%
Underwater (LTV 125% or more)	2.6%
Owner occupied	52%
Company owned	40%
Median loan-to-value	20%
Typical ownership tenure	7.5 yrs

COMMUNITY

Population	323
Density	1 / mi²
Median household income	\$69K

Average household income	\$87K
Crime index (US avg 100)	192
Air pollution index (US avg 100)	114
Earthquake index (US avg 100)	234
Homes occupied	57%
Bachelor's or higher	27%
Poverty rate	5.2%
Unemployment	1.0%
Average temp	40°F
Annual precip	25 in
Sunshine	64%

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.