

Eden 84310

ZIP code · UT · Utah > Weber County > Eden

\$955K

MEDIAN SALE PRICE

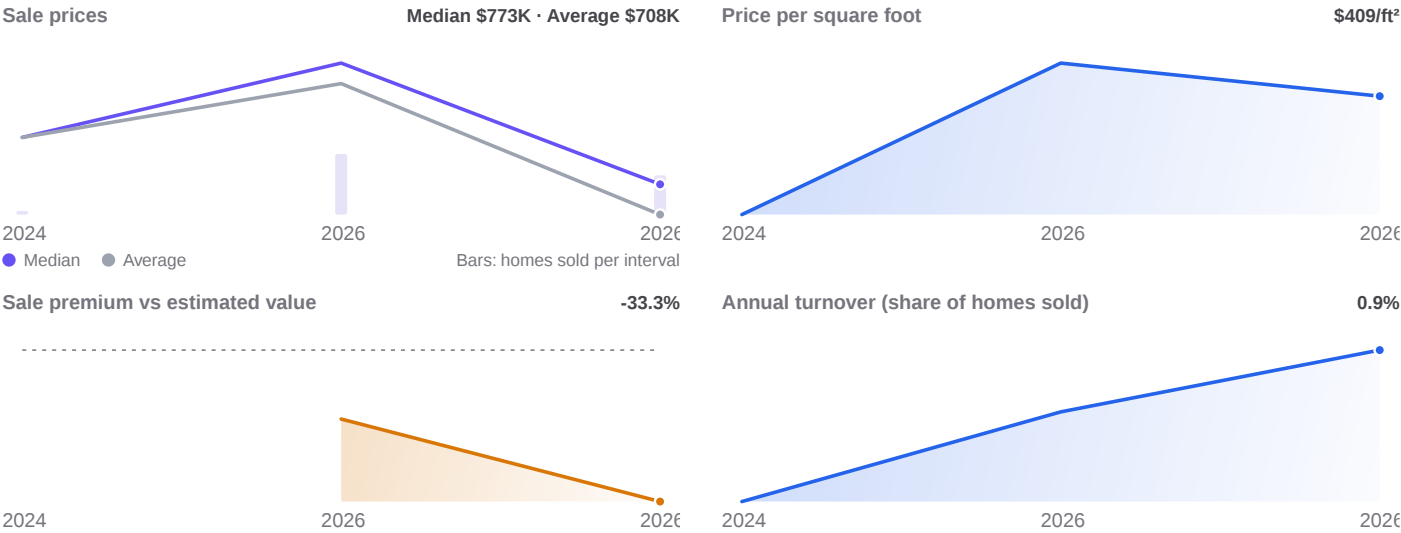
28

SALES (12 MO)

\$1.1M

MEDIAN VALUE (AVM)

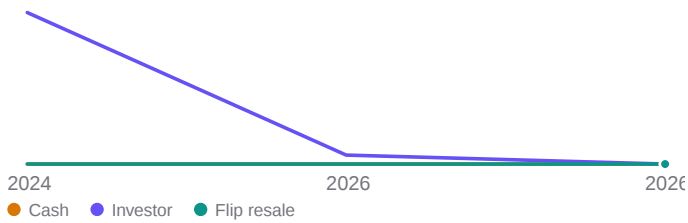
MARKET TRENDS (5 YEARS)



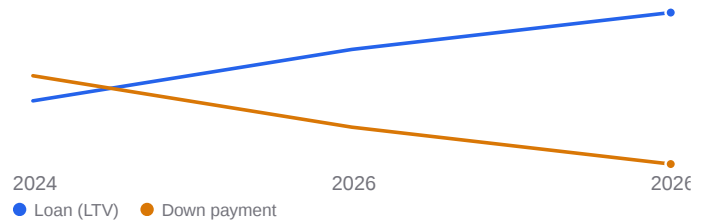
BUYERS & OUTCOMES

Buyer mix

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

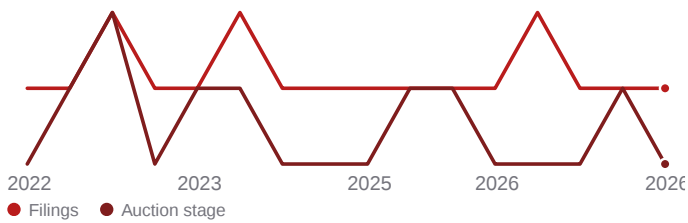


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	3,109
Median value (AVM)	\$1.1M
Median size	1,876 ft²
Median bedrooms	4
Median year built	2003
Single family	80%
Condos	20%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	77%
Underwater (LTV 125% or more)	1.8%
Owner occupied	43%
Company owned	45%
Median loan-to-value	25%
Typical ownership tenure	7.4 yrs

COMMUNITY

Population	5,820
Density	36 / mi²
Median household income	\$123K
Average household income	\$140K
Crime index (US avg 100)	138
Air pollution index (US avg 100)	106
Earthquake index (US avg 100)	235
Homes occupied	74%
Bachelor's or higher	27%
Poverty rate	2.9%
Unemployment	1.2%
Average temp	44°F
Annual precip	30 in
Sunshine	66%

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.