

Ogden 84403

ZIP code · UT · Utah · Weber County · Ogden

BUYER'S MARKET

\$410K

MEDIAN SALE PRICE

128

SALES (12 MO)

\$425K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 33 / 100



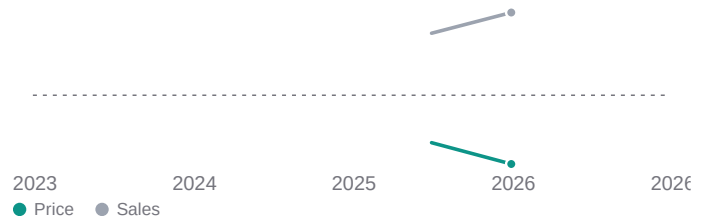
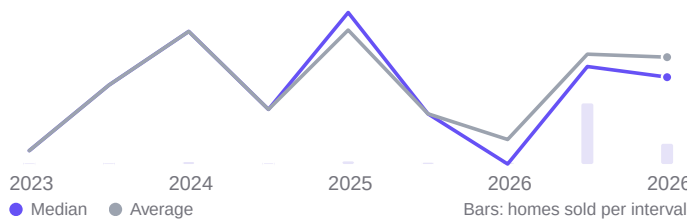
MARKET TRENDS (5 YEARS)

Sale prices

Median \$382K · Average \$460K

Growth (year over year)

Price -83.2% · Sales +100.0%

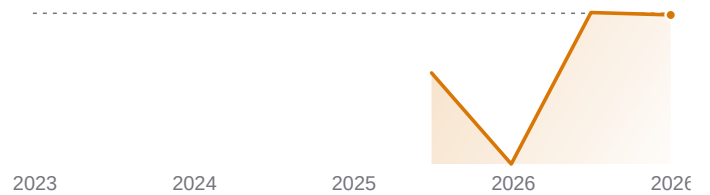
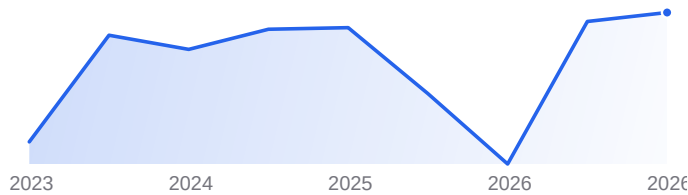


Price per square foot

\$340/ft²

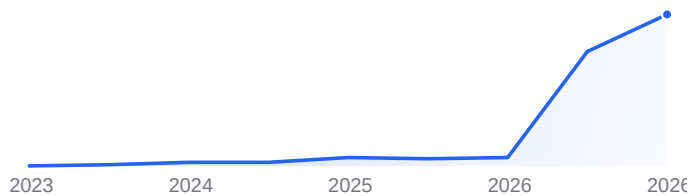
Sale premium vs estimated value

-0.9%



Annual turnover (share of homes sold)

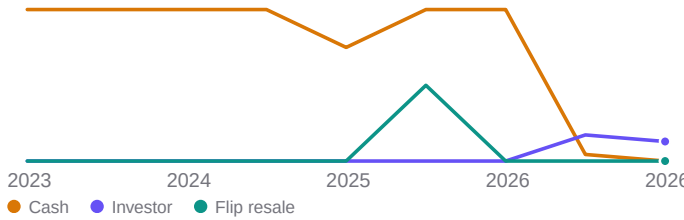
1.1%



BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 13% · Flip resale 0%



Sellers who sold at a gain

67%



Median annualized return at resale

+6.8%

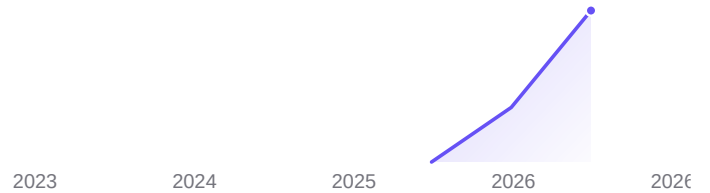


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



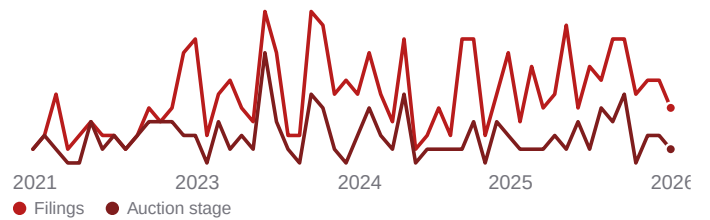
Typical hold before selling

16.6 yrs



Preforeclosure filings

Filings 4 · Auction stage 1



HOUSING STOCK

Homes	11,658
Median value (AVM)	\$425K
Median size	1,368 ft²
Median bedrooms	4
Median year built	1965
Single family	85%
Condos	10%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	1.4%
Owner occupied	76%
Company owned	28%
Median loan-to-value	41%

Typical ownership tenure

8.8 yrs

COMMUNITY

Population	39,579
Density	2,392 / mi ²
Median household income	\$83K
Average household income	\$107K
Crime index (US avg 100)	107
Air pollution index (US avg 100)	110
Earthquake index (US avg 100)	264
Homes occupied	96%
Bachelor's or higher	23%
Poverty rate	7.5%
Unemployment	1.1%
Average temp	47°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.