

Bellemont 86015

ZIP code · AZ · Arizona > Coconino County > Bellemont

BUYER'S MARKET

\$460K

MEDIAN SALE PRICE

-11.0%

1-YR CHANGE

44

SALES (12 MO)

\$587K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 36 / 100



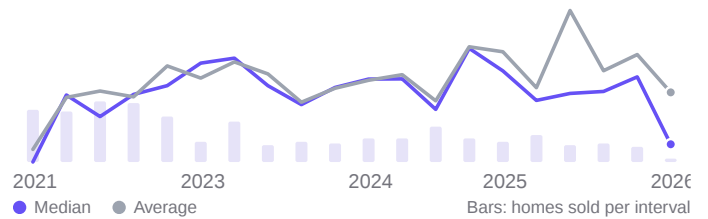
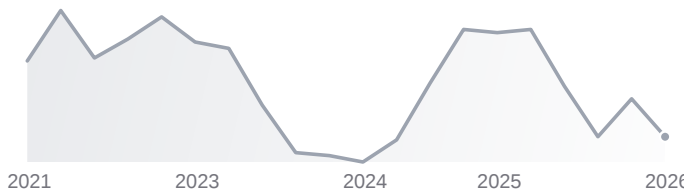
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

36 / 100

Sale prices

Median \$430K · Average \$503K

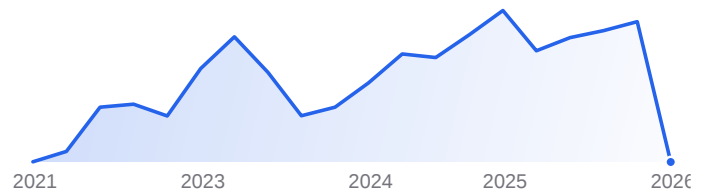
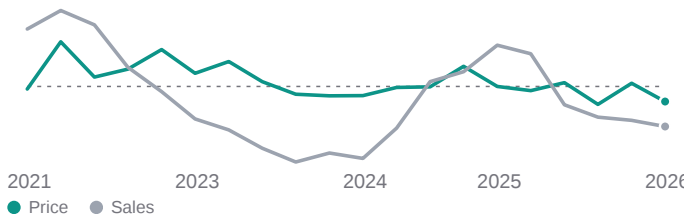


Growth (year over year)

Price -11.0% · Sales -29.0%

Price per square foot

\$255/ft²

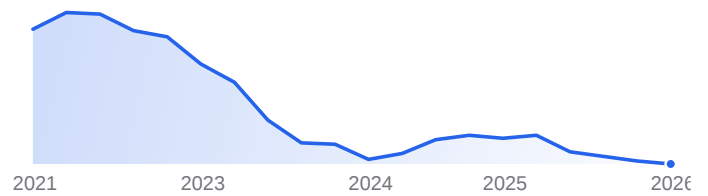


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

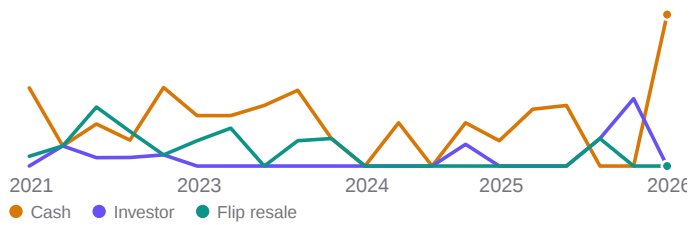
6.2%



BUYERS & OUTCOMES

Buyer mix

Cash 50% · Investor 0% · Flip resale 0%



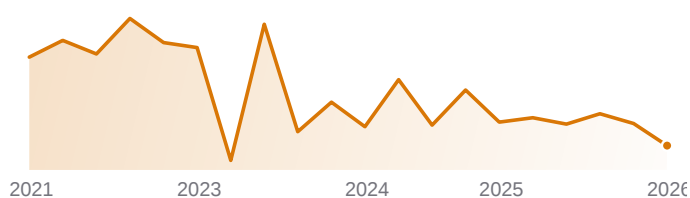
Sellers who sold at a gain

100%

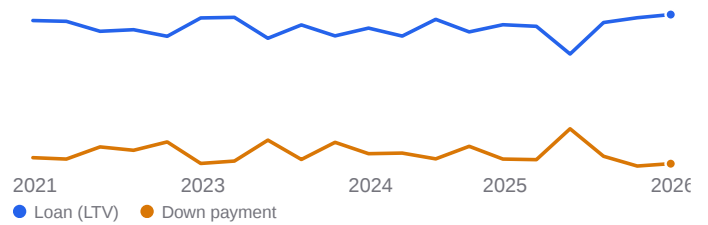


Median annualized return at resale

+2.2%

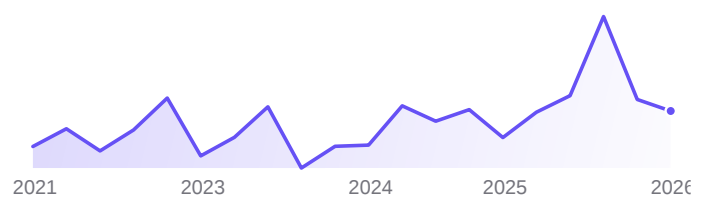


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



Typical hold before selling

3.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	708
Median value (AVM)	\$587K
Median size	1,624 ft²
Median year built	2005
Single family	54%
Condos	29%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	38%
Underwater (LTV 125% or more)	0.3%
Owner occupied	74%
Company owned	15%
Median loan-to-value	58%
Typical ownership tenure	5.9 yrs

COMMUNITY

Population	19
Density	1 / mi²
Median household income	\$102K
Average household income	\$118K
Crime index (US avg 100)	119
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	93
Homes occupied	78%
Bachelor's or higher	21%
Poverty rate	5.3%
Unemployment	1.1%
Average temp	46°F
Annual precip	21 in
Sunshine	79%

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.