

Munds Park 86017

ZIP code · AZ · Arizona > Coconino County > Munds Park

SELLER'S MARKET

\$493K

MEDIAN SALE PRICE

+2.9%

1-YR CHANGE

181

SALES (12 MO)

\$565K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 70 / 100



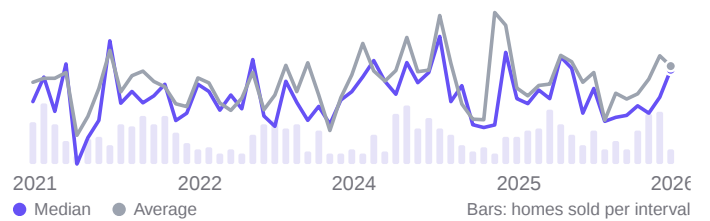
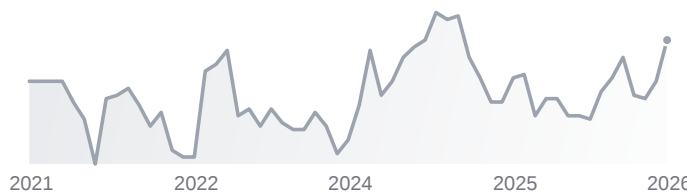
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

70 / 100

Sale prices

Median \$575K · Average \$588K

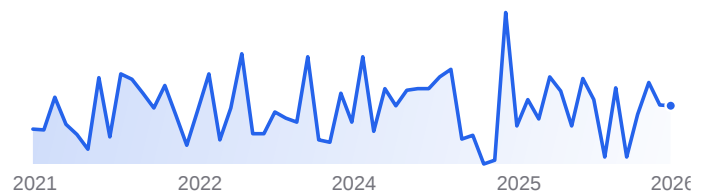
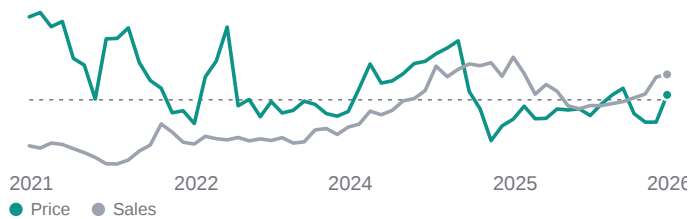


Growth (year over year)

Price +2.9% · Sales +15.3%

Price per square foot

\$354/ft²

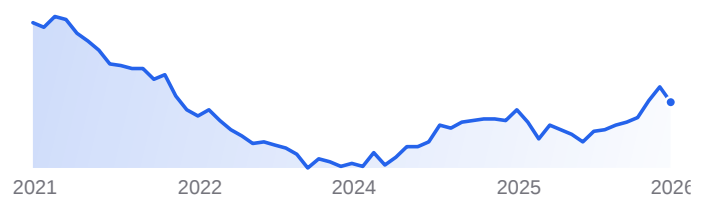
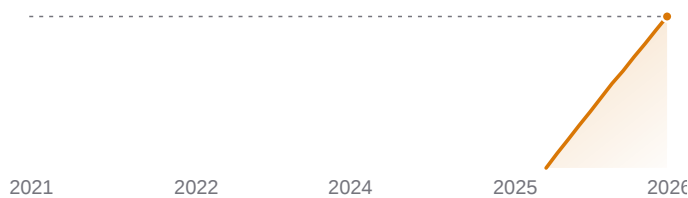


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

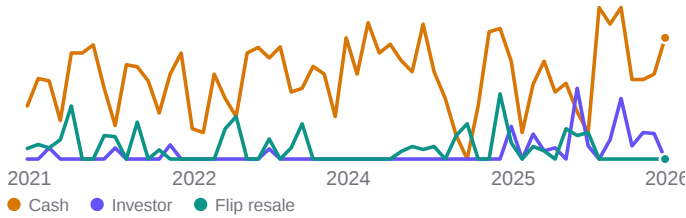
5.1%



BUYERS & OUTCOMES

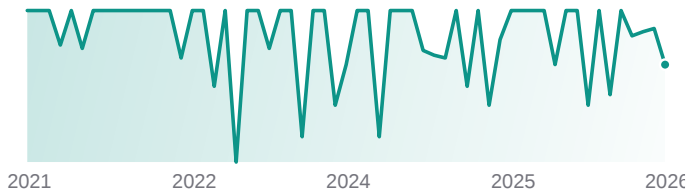
Buyer mix

Cash 57% · Investor 0% · Flip resale 0%



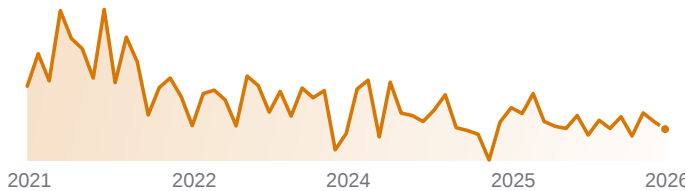
Sellers who sold at a gain

86%

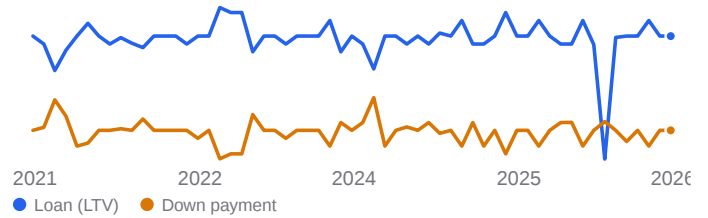


Median annualized return at resale

+5.4%

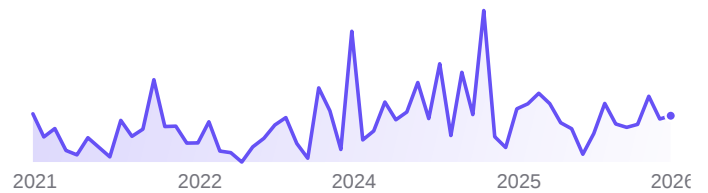


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



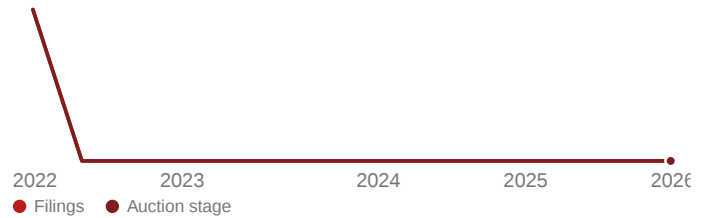
Typical hold before selling

6.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,548
Median value (AVM)	\$565K
Median size	1,400 ft²
Median year built	1986
Single family	56%
Condos	3.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	69%
Underwater (LTV 125% or more)	1.1%
Owner occupied	17%
Company owned	45%
Median loan-to-value	33%
Typical ownership tenure	10.9 yrs

COMMUNITY

Density	11 / mi²
Median household income	\$83K
Average household income	\$97K
Crime index (US avg 100)	196
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	73
Homes occupied	17%
Bachelor's or higher	51%
Poverty rate	5.9%
Unemployment	1.0%
Average temp	48°F
Annual precip	27 in
Sunshine	79%

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