

Vallejo 94591

ZIP code · CA · California > Solano County > Vallejo

BUYER'S MARKET

\$530K

MEDIAN SALE PRICE

-5.9%

1-YR CHANGE

550

SALES (12 MO)

\$559K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 35 / 100



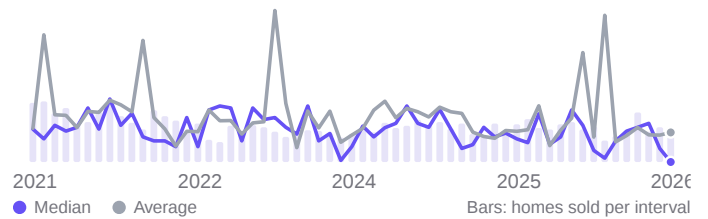
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

35 / 100

Sale prices

Median \$485K · Average \$562K

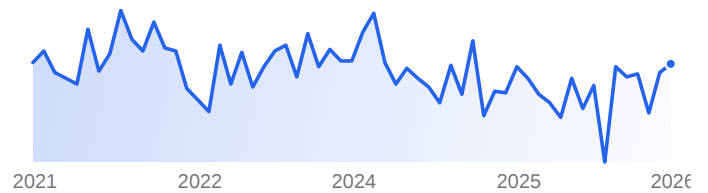
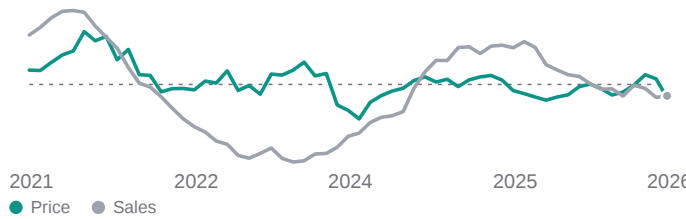


Growth (year over year)

Price -5.9% · Sales -5.0%

Price per square foot

\$358/ft²

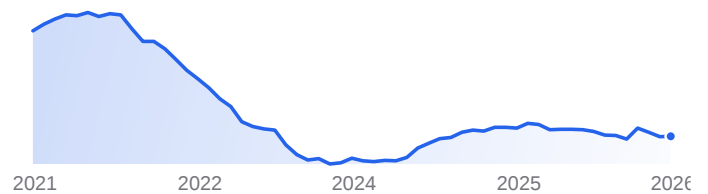
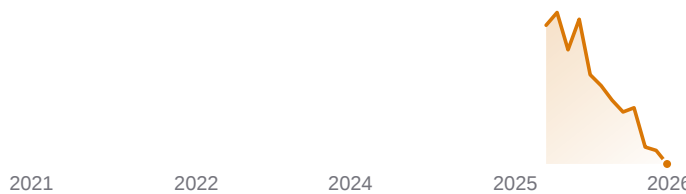


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

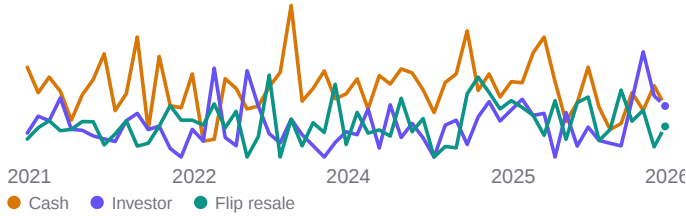
3.0%



BUYERS & OUTCOMES

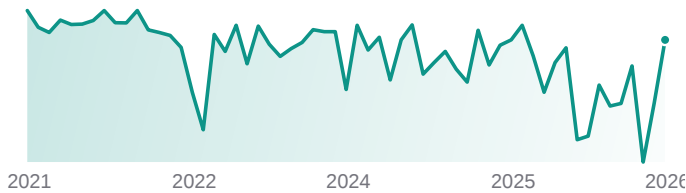
Buyer mix

Cash 11% · Investor 11% · Flip resale 6.4%



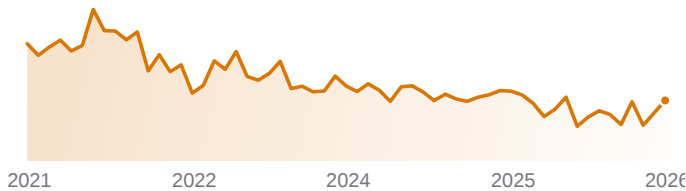
Sellers who sold at a gain

95%

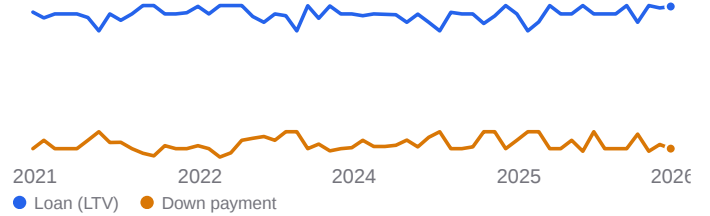


Median annualized return at resale

+4.2%

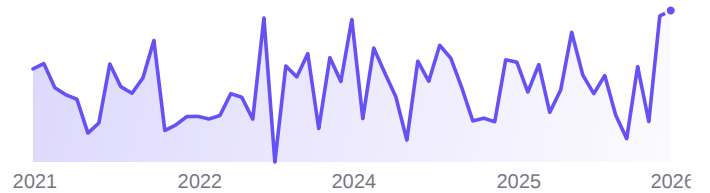


Financing (share of purchase price) Loan (LTV) 94% · Down payment 10%



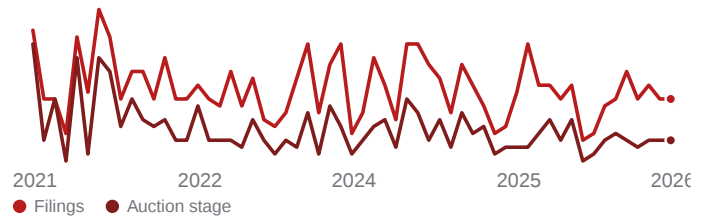
Typical hold before selling

14.3 yrs



Preforeclosure filings

Filings 9 · Auction stage 3



HOUSING STOCK

Homes	18,068
Median value (AVM)	\$559K
Median size	1,665 ft²
Median bedrooms	3
Median year built	1985
Single family	87%
Condos	7.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	43%
Underwater (LTV 125% or more)	3.0%
Owner occupied	77%
Company owned	27%
Median loan-to-value	58%

Typical ownership tenure

14.1 yrs

COMMUNITY

Population	55,629
Density	2,429 / mi ²
Median household income	\$102K
Average household income	\$135K
Crime index (US avg 100)	92
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	423
Homes occupied	97%
Bachelor's or higher	25%
Poverty rate	9.2%
Unemployment	1.4%
Average temp	59°F
Annual precip	23 in
Sunshine	78%

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.