

Ceres 95307

ZIP code · CA · California > Stanislaus County > Ceres

BALANCED MARKET

\$478K

MEDIAN SALE PRICE

+8.5%

1-YR CHANGE

205

SALES (12 MO)

\$433K

MEDIAN VALUE (AVM)

Market temperature

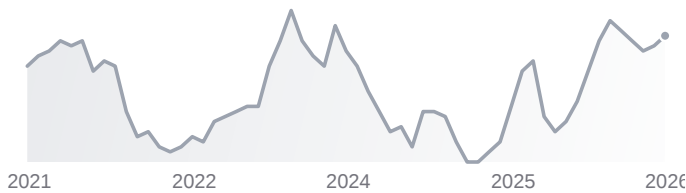
Balanced market · 49 / 100



MARKET TRENDS (5 YEARS)

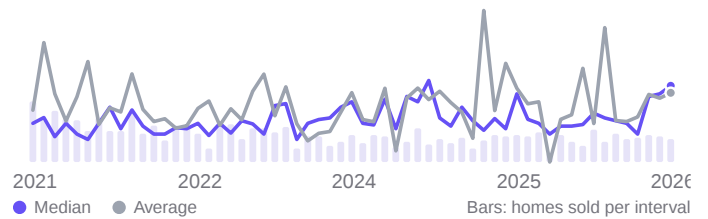
Market temperature (0–100)

49 / 100



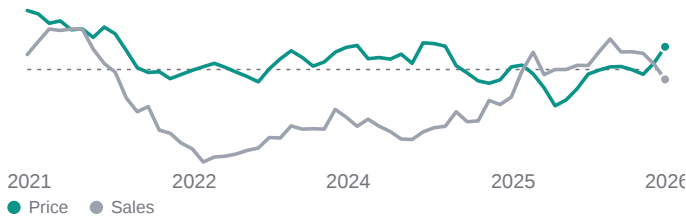
Sale prices

Median \$490K · Average \$477K



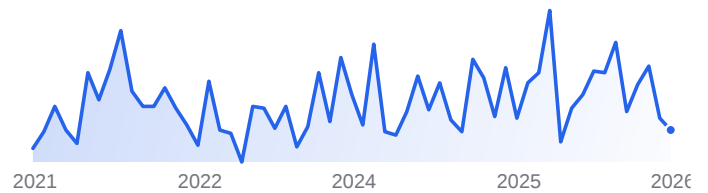
Growth (year over year)

Price +8.5% · Sales -3.8%



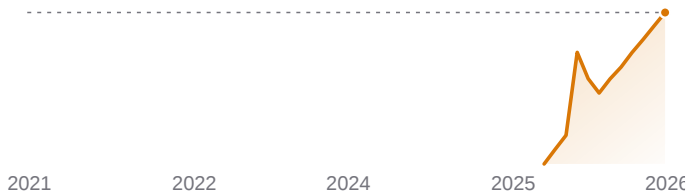
Price per square foot

\$260/ft²



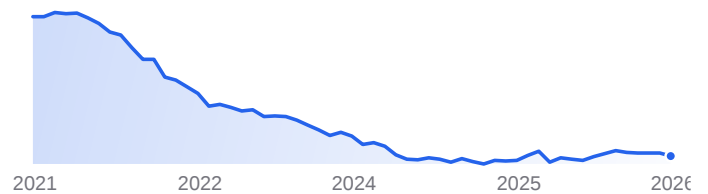
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

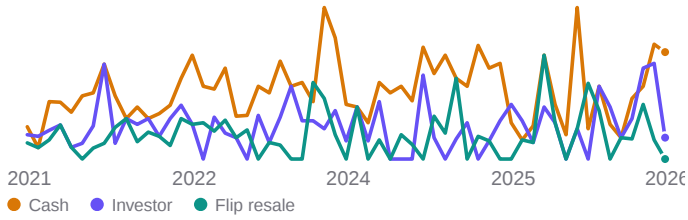
1.9%



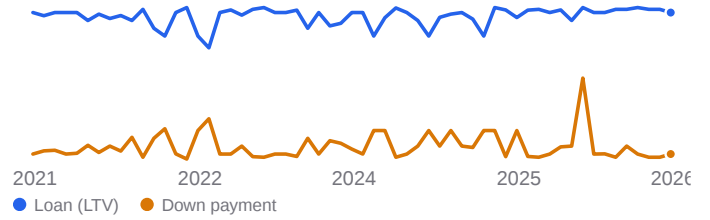
BUYERS & OUTCOMES

Buyer mix

Cash 29% · Investor 5.9% · Flip resale 0%

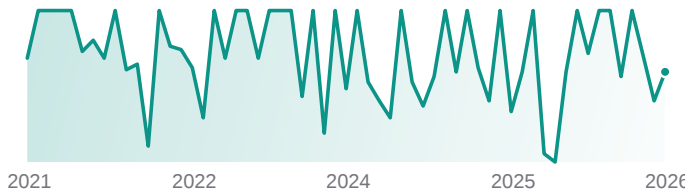


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



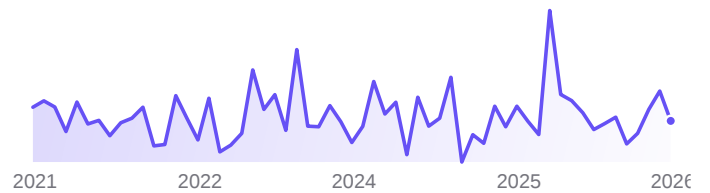
Sellers who sold at a gain

93%



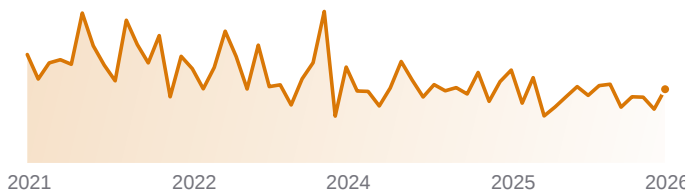
Typical hold before selling

10.0 yrs



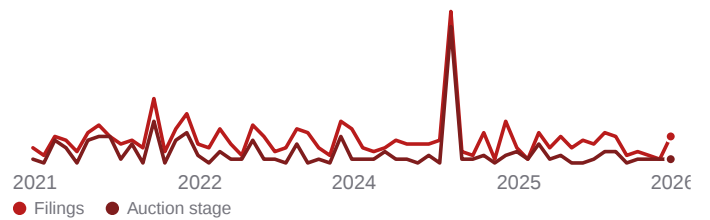
Median annualized return at resale

+5.6%



Preforeclosure filings

Filings 7 · Auction stage 1



HOUSING STOCK

Homes	10,850
Median value (AVM)	\$433K
Median size	1,550 ft²
Median bedrooms	3
Median year built	1988
Single family	82%
Condos	0.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	55%
Underwater (LTV 125% or more)	1.4%
Owner occupied	79%
Company owned	18%
Median loan-to-value	46%

Typical ownership tenure

14.6 yrs

COMMUNITY

Population	45,348
Density	1,382 / mi ²
Median household income	\$66K
Average household income	\$87K
Crime index (US avg 100)	96
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	153
Homes occupied	97%
Bachelor's or higher	8%
Poverty rate	17.0%
Unemployment	2.2%
Average temp	61°F
Annual precip	13 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.