

Pleasant Grove 95668

ZIP code · CA · California > Sutter County

\$700K

MEDIAN SALE PRICE

5

SALES (12 MO)

\$804K

MEDIAN VALUE (AVM)

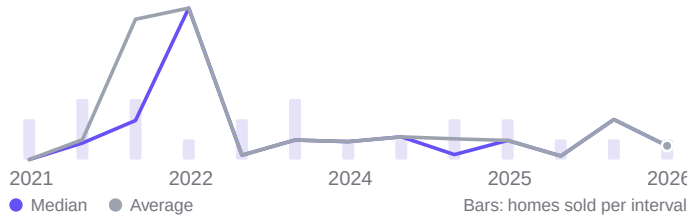
MARKET TRENDS (5 YEARS)

Sale prices

Median \$700K · Average \$700K

Growth (year over year)

Price -47.6% · Sales +0.0%

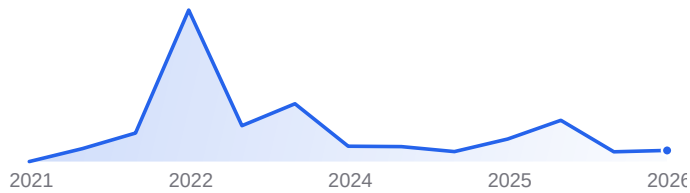


Price per square foot

\$312/ft²

Sale premium vs estimated value

-0.2%



Annual turnover (share of homes sold)

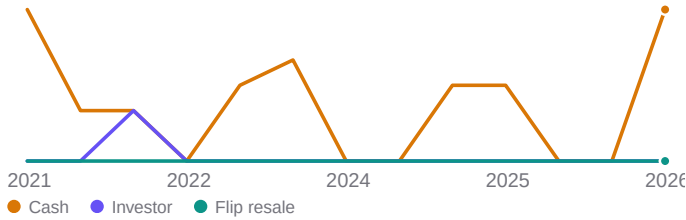
1.8%



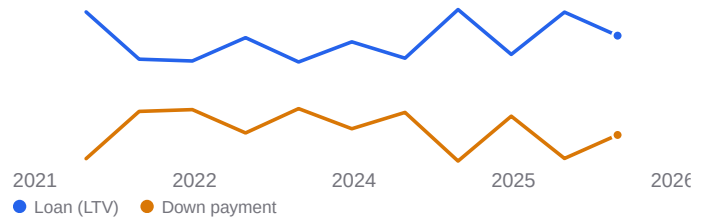
BUYERS & OUTCOMES

Buyer mix

Cash 100% · Investor 0% · Flip resale 0%

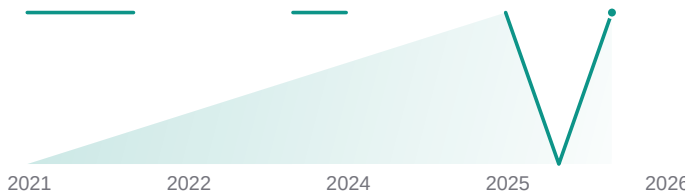


Financing (share of purchase price) Loan (LTV) 81% · Down payment 19%



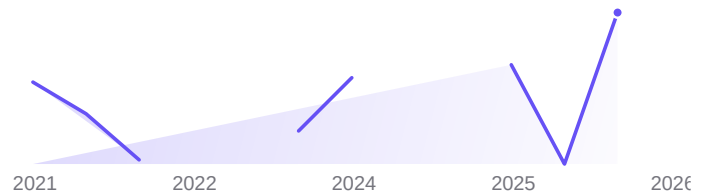
Sellers who sold at a gain

100%



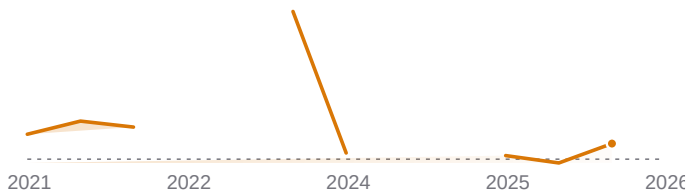
Typical hold before selling

28.3 yrs



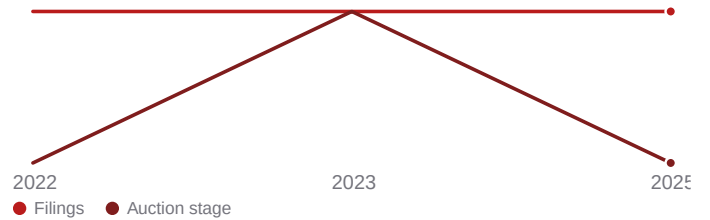
Median annualized return at resale

+5.3%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	278
Median value (AVM)	\$804K
Median size	1,877 ft²
Median bedrooms	3
Median year built	1974
Single family	24%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	2.2%
Owner occupied	65%
Company owned	36%
Median loan-to-value	34%
Typical ownership tenure	16.1 yrs

COMMUNITY

Population	1,360
Density	21 / mi²
Median household income	\$82K
Average household income	\$109K
Crime index (US avg 100)	118
Air pollution index (US avg 100)	87
Earthquake index (US avg 100)	101
Homes occupied	92%
Bachelor's or higher	17%
Poverty rate	10.9%
Unemployment	2.0%
Average temp	61°F
Annual precip	21 in
Sunshine	78%

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