

Rough and Ready 95975

ZIP code · CA · California > Nevada County > Rough and Ready

BALANCED MARKET

\$487K

MEDIAN SALE PRICE

+1.8%

1-YR CHANGE

29

SALES (12 MO)

\$446K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 43 / 100



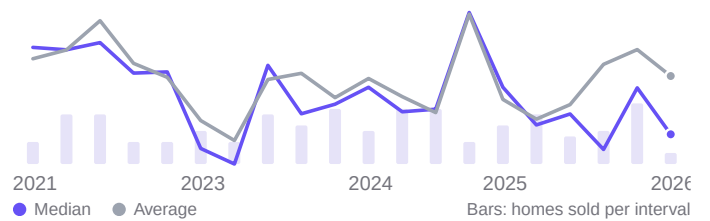
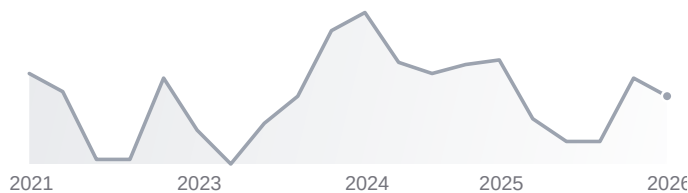
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

43 / 100

Sale prices

Median \$372K · Average \$549K

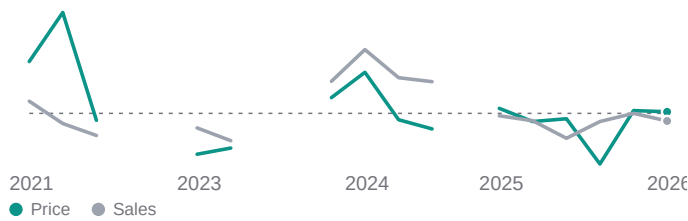


Growth (year over year)

Price +1.8% · Sales -9.4%

Price per square foot

\$201/ft²

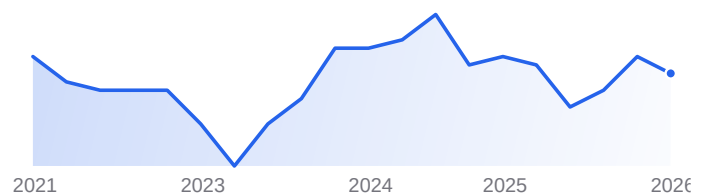
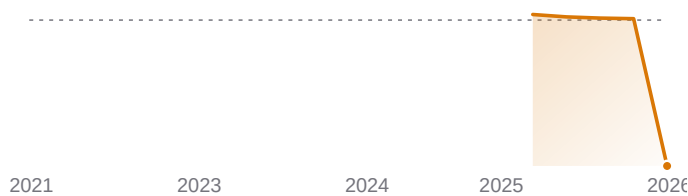


Sale premium vs estimated value

-12.9%

Annual turnover (share of homes sold)

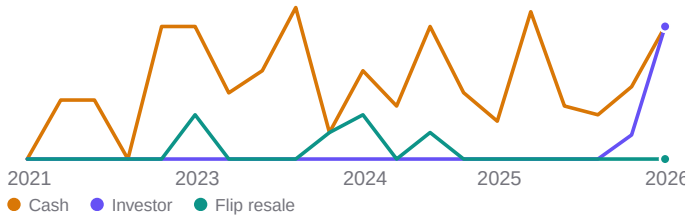
4.1%



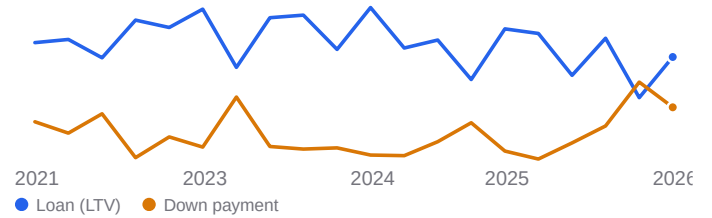
BUYERS & OUTCOMES

Buyer mix

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

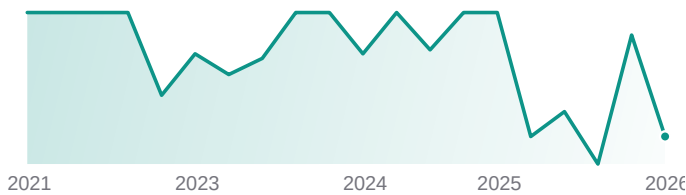


Financing (share of purchase price) Loan (LTV) 66% · Down payment 34%



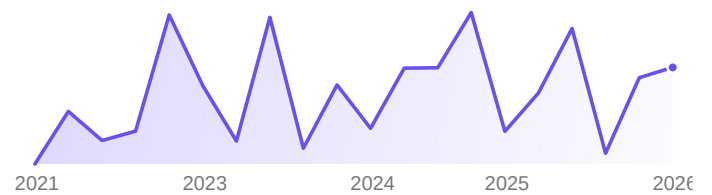
Sellers who sold at a gain

50%



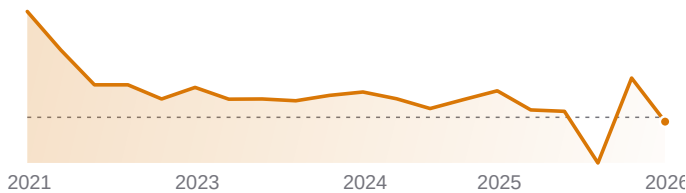
Typical hold before selling

13.6 yrs



Median annualized return at resale

-0.9%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	714
Median value (AVM)	\$446K
Median size	1,646 ft²
Median bedrooms	3
Median year built	1985
Single family	83%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	3.7%
Owner occupied	73%
Company owned	11%
Median loan-to-value	49%
Typical ownership tenure	18.1 yrs

COMMUNITY

Population	1,885
Density	208 / mi²
Median household income	\$55K
Average household income	\$70K
Crime index (US avg 100)	115
Air pollution index (US avg 100)	89
Earthquake index (US avg 100)	97
Homes occupied	91%
Bachelor's or higher	20%
Poverty rate	5.8%
Unemployment	0.8%
Average temp	59°F
Annual precip	45 in
Sunshine	78%

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.