

Cannon Beach 97110

ZIP code · OR · Oregon > Clatsop County > Cannon Beach

SELLER'S MARKET

\$1M

MEDIAN SALE PRICE

+7.0%

1-YR CHANGE

63

SALES (12 MO)

\$823K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 64 / 100

Buyer's market

Balanced

Seller's market

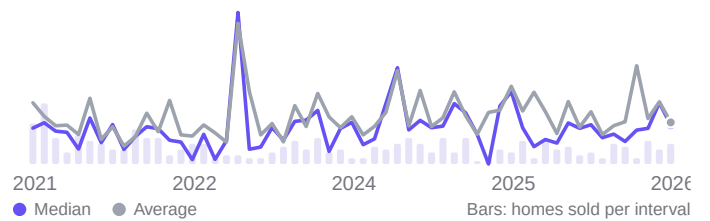
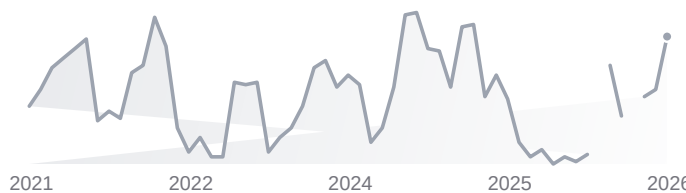
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

64 / 100

Sale prices

Median \$899K · Average \$958K

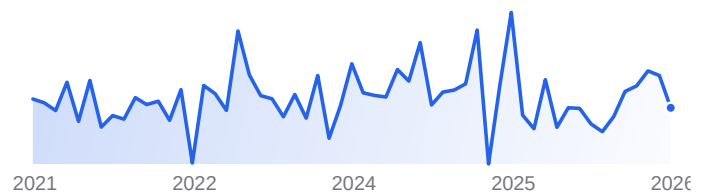
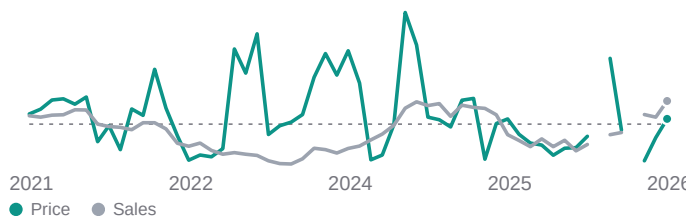


Growth (year over year)

Price +7.0% · Sales +31.3%

Price per square foot

\$500/ft²

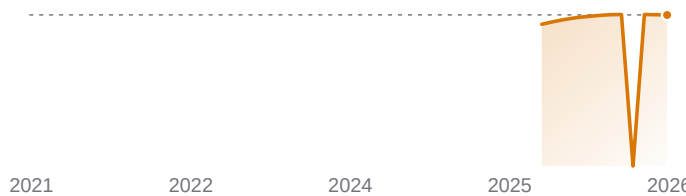


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

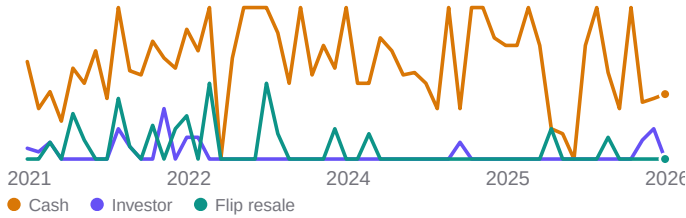
3.2%



BUYERS & OUTCOMES

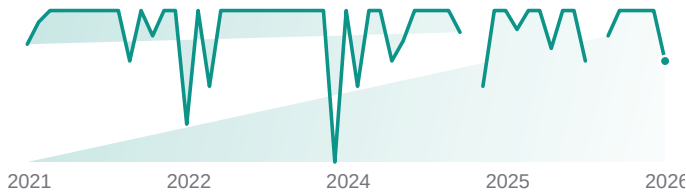
Buyer mix

Cash 43% · Investor 0% · Flip resale 0%



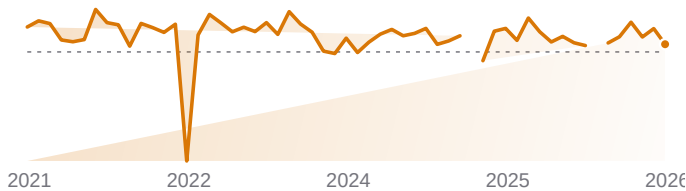
Sellers who sold at a gain

67%

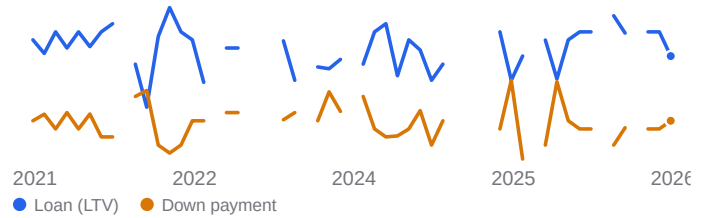


Median annualized return at resale

+3.6%

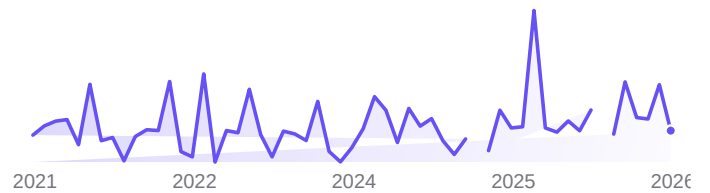


Financing (share of purchase price) Loan (LTV) 65% · Down payment 25%



Typical hold before selling

4.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,976
Median value (AVM)	\$823K
Median size	1,488 ft²
Median bedrooms	3
Median year built	1980
Single family	79%
Condos	15%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	79%
Underwater (LTV 125% or more)	0.6%
Owner occupied	3.1%
Company owned	43%
Median loan-to-value	0%

Typical ownership tenure

8.3 yrs

COMMUNITY

Population	489
Density	49 / mi²
Median household income	\$70K
Average household income	\$95K
Crime index (US avg 100)	175
Air pollution index (US avg 100)	109
Earthquake index (US avg 100)	302
Homes occupied	41%
Bachelor's or higher	30%
Poverty rate	14.1%
Unemployment	1.0%
Average temp	49°F
Annual precip	143 in
Sunshine	48%

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.