

Tillamook 97141

ZIP code · OR · Oregon > Tillamook County > Tillamook

BALANCED MARKET

\$435K

MEDIAN SALE PRICE

+7.7%

1-YR CHANGE

182

SALES (12 MO)

\$410K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



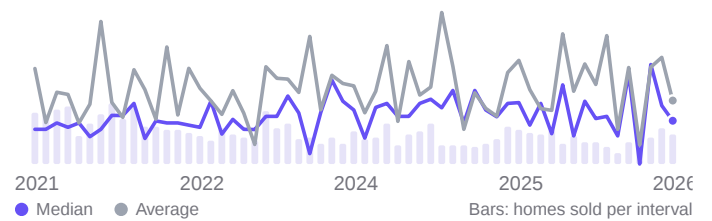
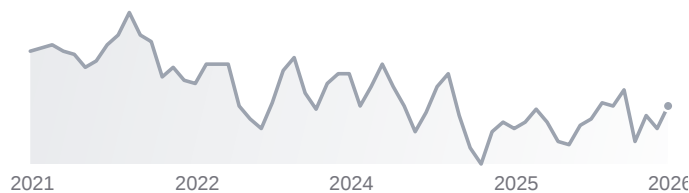
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

44 / 100

Sale prices

Median \$380K · Average \$427K

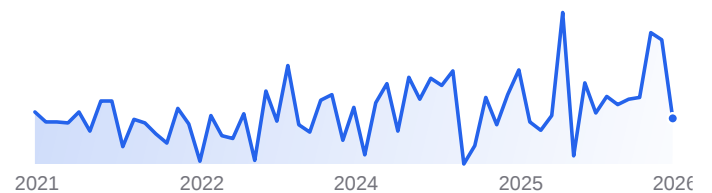
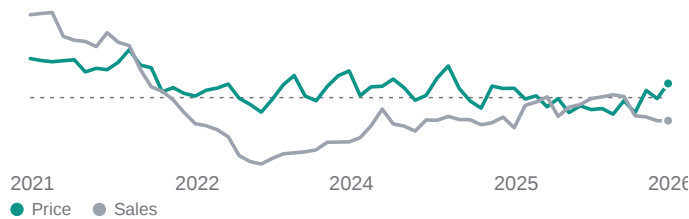


Growth (year over year)

Price +7.7% · Sales -12.5%

Price per square foot

\$249/ft²



Sale premium vs estimated value

-4.8%

Annual turnover (share of homes sold)

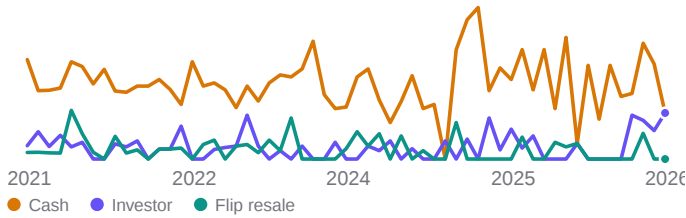
2.9%



BUYERS & OUTCOMES

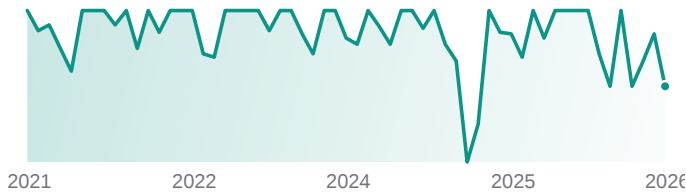
Buyer mix

Cash 21% · Investor 21% · Flip resale 0%



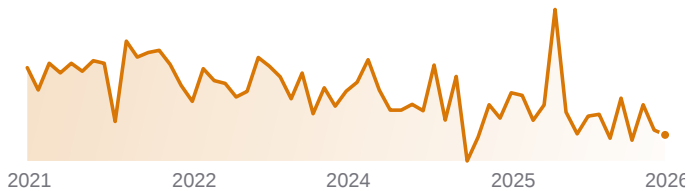
Sellers who sold at a gain

75%

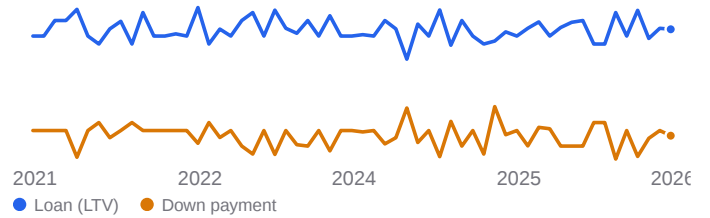


Median annualized return at resale

+3.1%

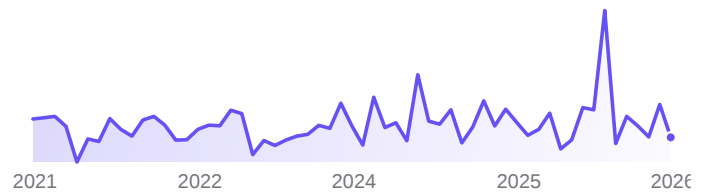


Financing (share of purchase price) Loan (LTV) 84% · Down payment 17%



Typical hold before selling

4.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	6,293
Median value (AVM)	\$410K
Median size	1,556 ft²
Median bedrooms	3
Median year built	1978
Single family	65%
Condos	0.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	1.4%
Owner occupied	58%
Company owned	20%
Median loan-to-value	36%

Typical ownership tenure

10.0 yrs

COMMUNITY

Population	14,183
Density	27 / mi²
Median household income	\$65K
Average household income	\$81K
Crime index (US avg 100)	97
Air pollution index (US avg 100)	109
Earthquake index (US avg 100)	287
Homes occupied	81%
Bachelor's or higher	18%
Poverty rate	8.5%
Unemployment	1.1%
Average temp	49°F
Annual precip	121 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.