

Blodgett 97326

ZIP code · OR · Oregon > Benton County > Blodgett

\$16K

MEDIAN SALE PRICE

-96.8%

1-YR CHANGE

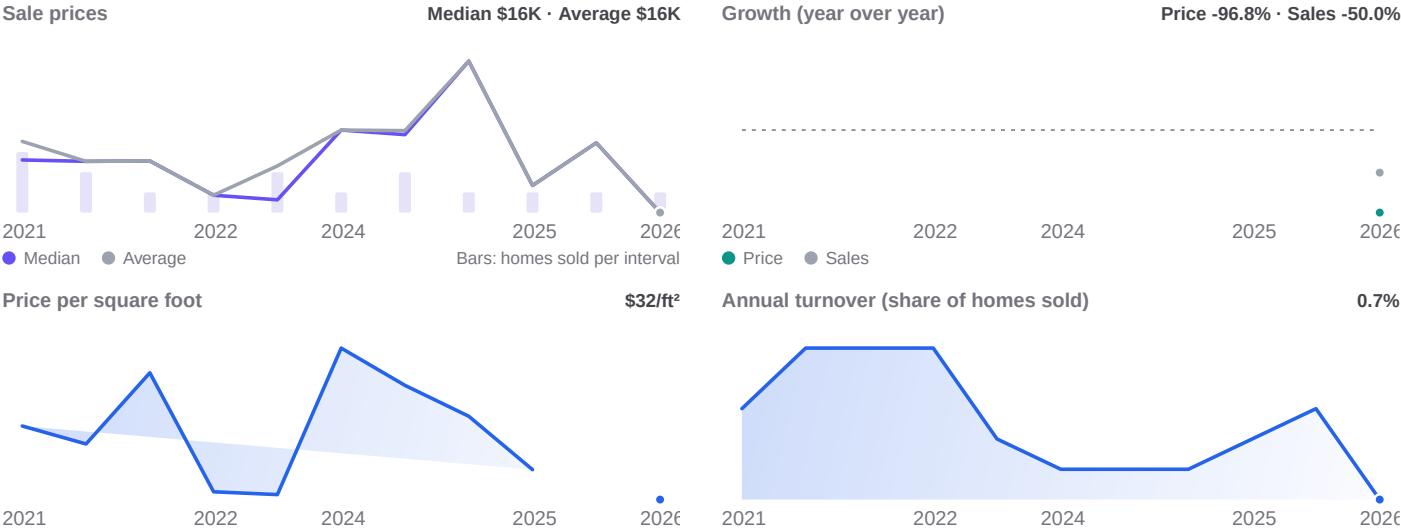
2

SALES (12 MO)

\$452K

MEDIAN VALUE (AVM)

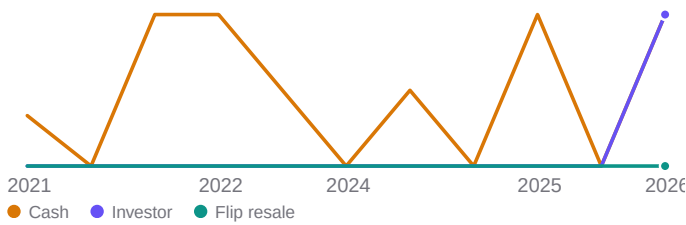
MARKET TRENDS (5 YEARS)



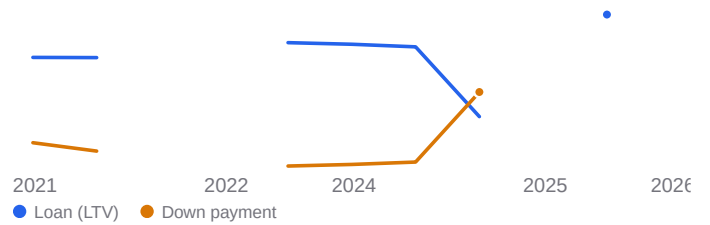
BUYERS & OUTCOMES

Buyer mix

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

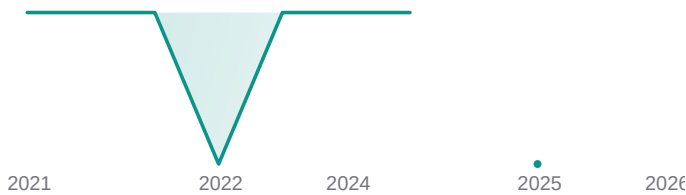


Financing (share of purchase price) Loan (LTV) 120% · Down payment 60%



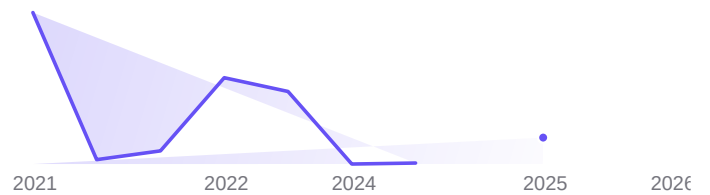
Sellers who sold at a gain

0%



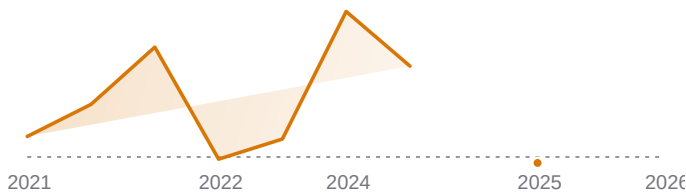
Typical hold before selling

5.9 yrs



Median annualized return at resale

-1.4%



HOUSING STOCK

Homes	274
Median value (AVM)	\$452K
Median size	1,562 ft²
Median bedrooms	3
Median year built	1975
Single family	53%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	79%
Underwater (LTV 125% or more)	2.5%
Owner occupied	53%
Company owned	28%
Median loan-to-value	26%
Typical ownership tenure	35.3 yrs

COMMUNITY

Population	1,320
Density	8 / mi²
Median household income	\$84K
Average household income	\$99K
Crime index (US avg 100)	106
Air pollution index (US avg 100)	110
Earthquake index (US avg 100)	250
Homes occupied	92%
Bachelor's or higher	23%
Poverty rate	8.9%
Unemployment	1.2%
Average temp	51°F
Annual precip	79 in
Sunshine	47%

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