

Seal Rock 97376

ZIP code · OR · Oregon · Lincoln County

BUYER'S MARKET

\$392K

MEDIAN SALE PRICE

-0.7%

1-YR CHANGE

27

SALES (12 MO)

\$493K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 33 / 100



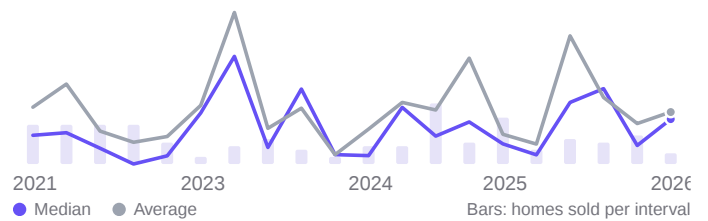
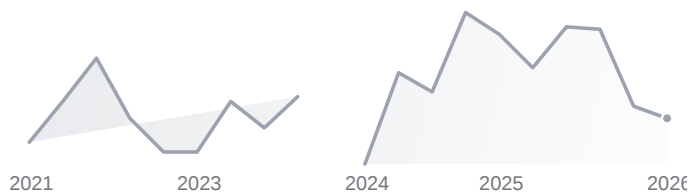
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

33 / 100

Sale prices

Median \$460K · Average \$488K

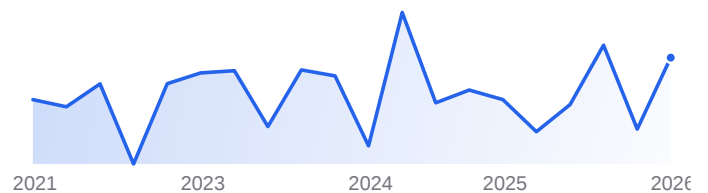
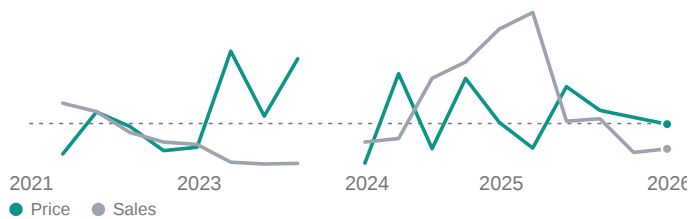


Growth (year over year)

Price -0.7% · Sales -34.1%

Price per square foot

\$351/ft²

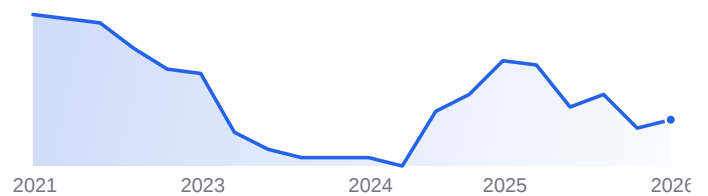


Sale premium vs estimated value

+7.8%

Annual turnover (share of homes sold)

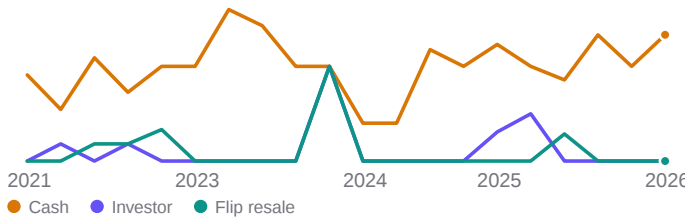
2.6%



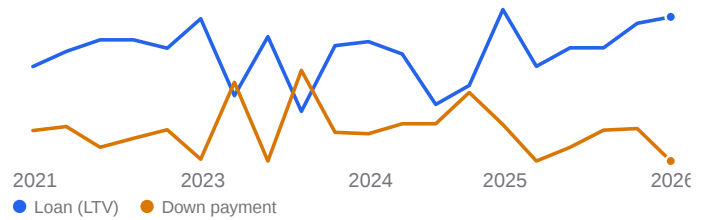
BUYERS & OUTCOMES

Buyer mix

Cash 67% · Investor 0% · Flip resale 0%

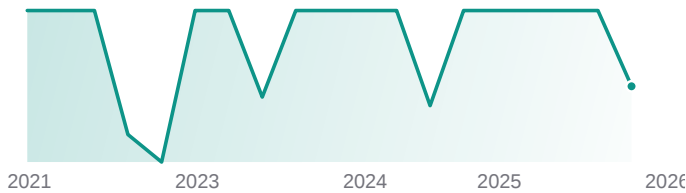


Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



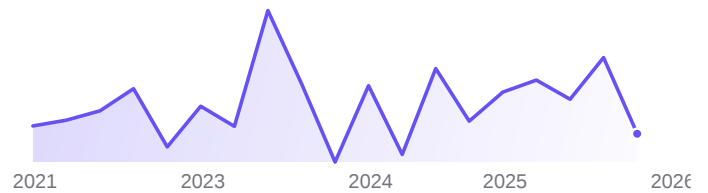
Sellers who sold at a gain

88%



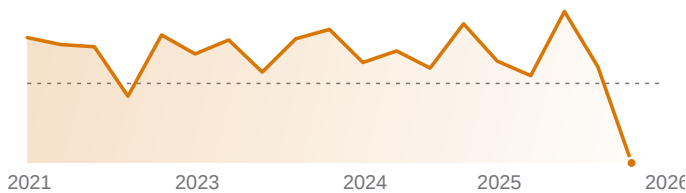
Typical hold before selling

3.7 yrs



Median annualized return at resale

-19.8%



HOUSING STOCK

Homes	1,020
Median value (AVM)	\$493K
Median size	1,512 ft²
Median bedrooms	2
Median year built	1989
Single family	72%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	77%
Underwater (LTV 125% or more)	1.7%
Owner occupied	47%
Company owned	26%
Median loan-to-value	21%
Typical ownership tenure	13.9 yrs

COMMUNITY

Population	1,978
Density	40 / mi²
Median household income	\$63K
Average household income	\$75K
Crime index (US avg 100)	92
Air pollution index (US avg 100)	112
Earthquake index (US avg 100)	325
Homes occupied	77%
Bachelor's or higher	22%
Poverty rate	18.1%
Unemployment	1.1%
Average temp	51°F
Annual precip	78 in
Sunshine	47%

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.