

# Jacksonville 97530

ZIP code · OR · Oregon > Jackson County > Jacksonville

BALANCED MARKET

**\$563K**

MEDIAN SALE PRICE

**-7.3%**

1-YR CHANGE

**86**

SALES (12 MO)

**\$616K**

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 49 / 100



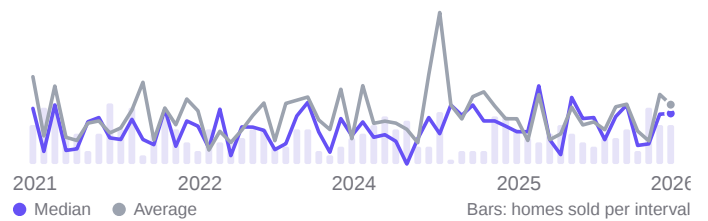
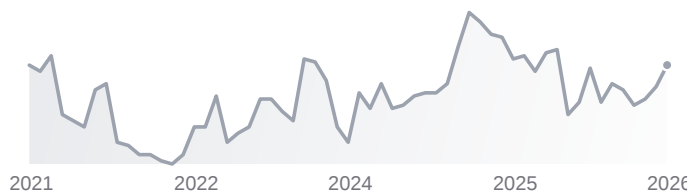
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

49 / 100

Sale prices

Median \$625K · Average \$677K

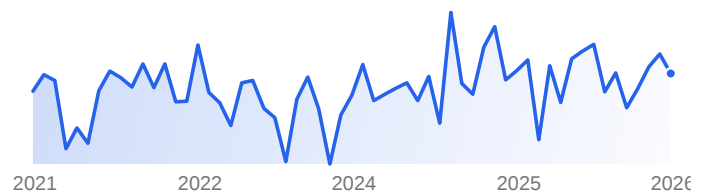
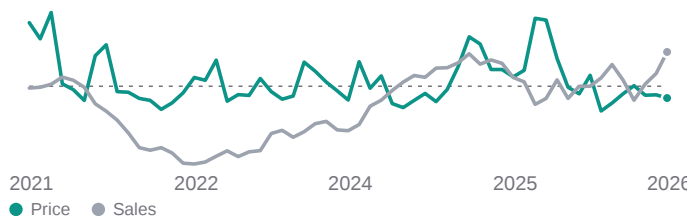


Growth (year over year)

Price -7.3% · Sales +21.1%

Price per square foot

\$336/ft²

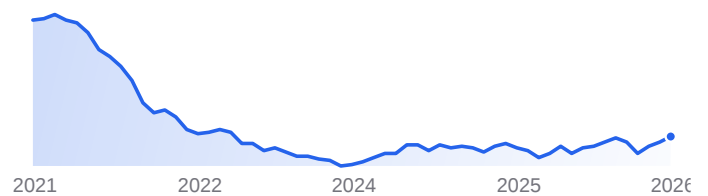
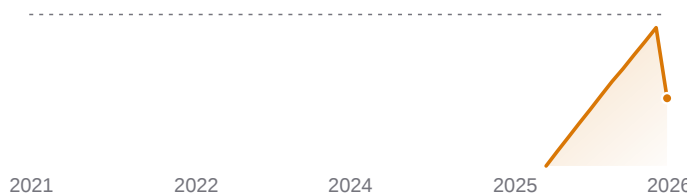


Sale premium vs estimated value

-1.9%

Annual turnover (share of homes sold)

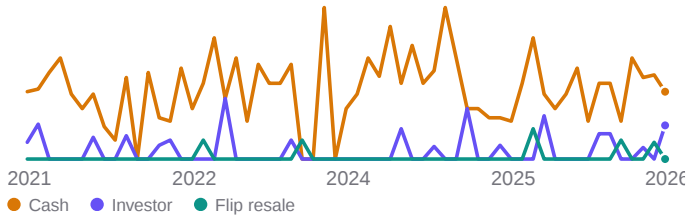
2.5%



## BUYERS & OUTCOMES

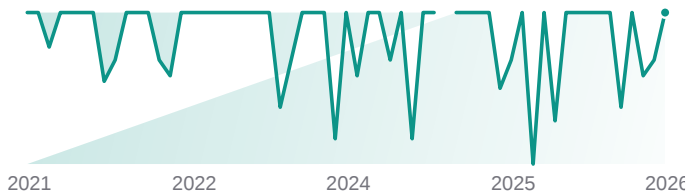
### Buyer mix

Cash 44% · Investor 22% · Flip resale 0%



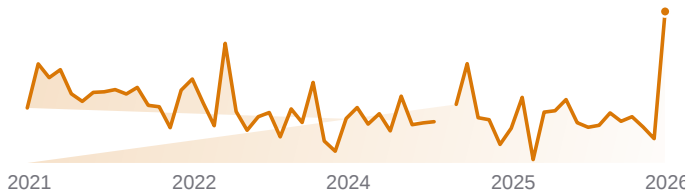
### Sellers who sold at a gain

100%

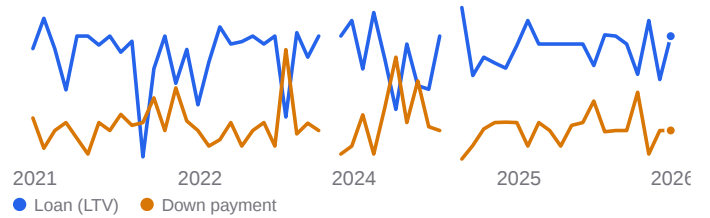


### Median annualized return at resale

+15.2%

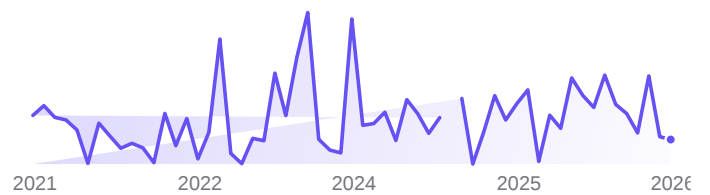


### Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



### Typical hold before selling

5.2 yrs



### Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 3,374     |
| Median value (AVM) | \$616K    |
| Median size        | 1,676 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1981      |
| Single family      | 72%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 66%      |
| Underwater (LTV 125% or more) | 1.7%     |
| Owner occupied                | 72%      |
| Company owned                 | 29%      |
| Median loan-to-value          | 33%      |
| Typical ownership tenure      | 10.2 yrs |

## COMMUNITY

|                                  |          |
|----------------------------------|----------|
| Population                       | 6,225    |
| Density                          | 16 / mi² |
| Median household income          | \$93K    |
| Average household income         | \$122K   |
| Crime index (US avg 100)         | 101      |
| Air pollution index (US avg 100) | 121      |
| Earthquake index (US avg 100)    | 138      |
| Homes occupied                   | 89%      |
| Bachelor's or higher             | 25%      |
| Poverty rate                     | 6.4%     |
| Unemployment                     | 1.1%     |
| Average temp                     | 51°F     |
| Annual precip                    | 31 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.