

Lynden 98264

ZIP code · WA · Washington > Whatcom County > Lynden

SELLER'S MARKET

\$602K

MEDIAN SALE PRICE

+2.3%

1-YR CHANGE

311

SALES (12 MO)

\$560K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 68 / 100

Buyer's market

Balanced

Seller's market

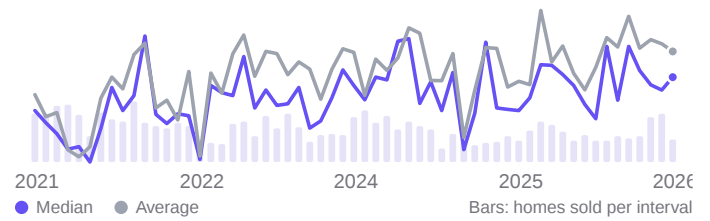
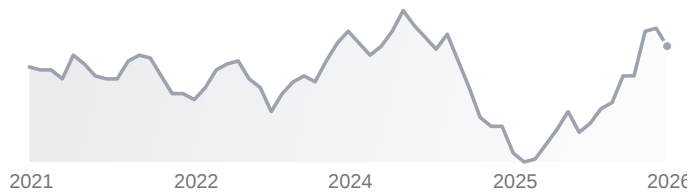
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

68 / 100

Sale prices

Median \$615K · Average \$665K

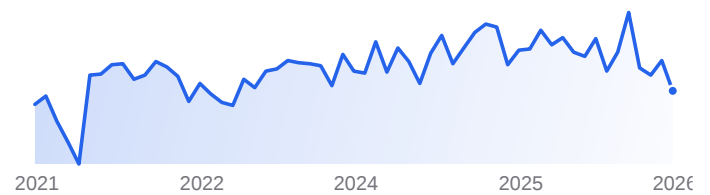
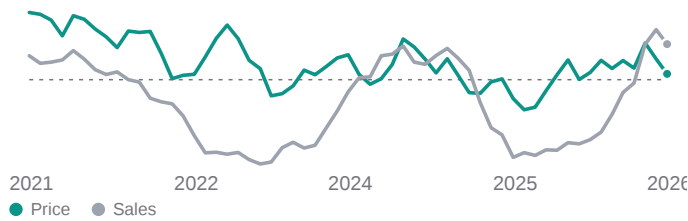


Growth (year over year)

Price +2.3% · Sales +14.3%

Price per square foot

\$316/ft²

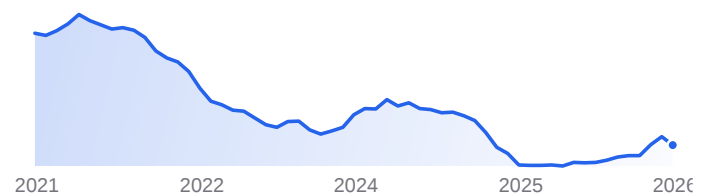
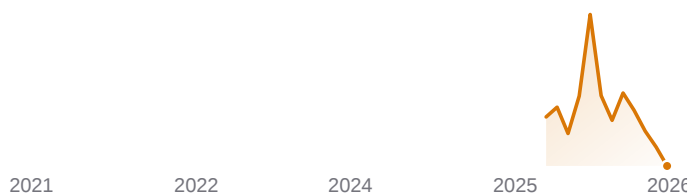


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

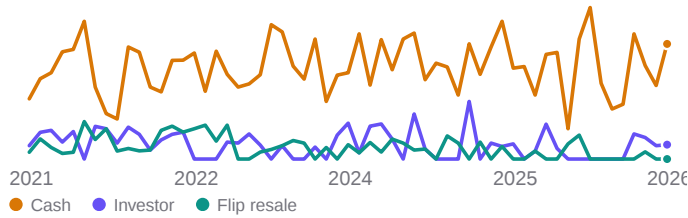
4.2%



BUYERS & OUTCOMES

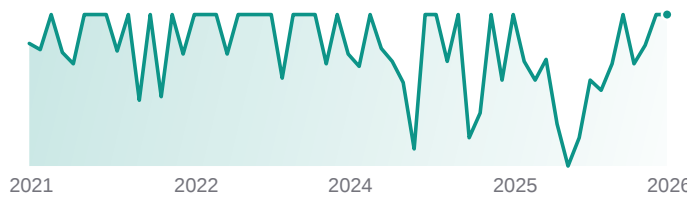
Buyer mix

Cash 40% · Investor 5.0% · Flip resale 0%



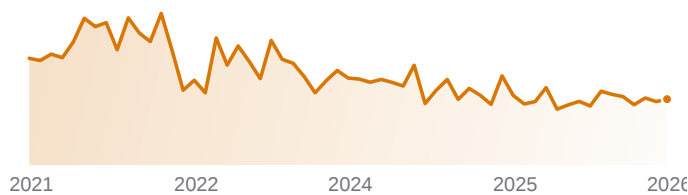
Sellers who sold at a gain

100%

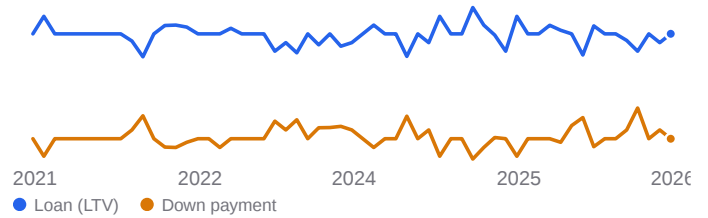


Median annualized return at resale

+5.5%

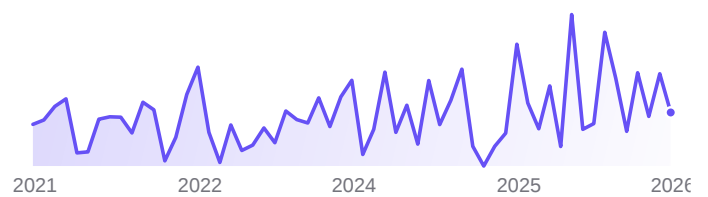


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



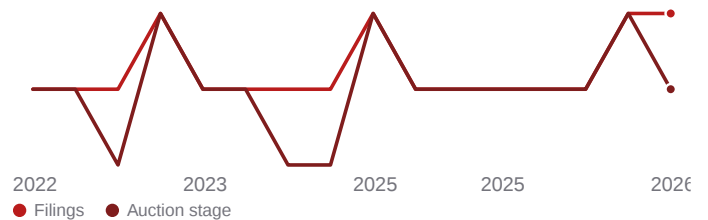
Typical hold before selling

7.1 yrs



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	7,352
Median value (AVM)	\$560K
Median size	1,760 ft²
Median bedrooms	3
Median year built	1993
Single family	79%
Condos	13%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	1.8%
Owner occupied	73%
Company owned	11%
Median loan-to-value	44%

Typical ownership tenure

8.2 yrs

COMMUNITY

Population	22,909
Density	395 / mi²
Median household income	\$87K
Average household income	\$106K
Crime index (US avg 100)	52
Air pollution index (US avg 100)	98
Earthquake index (US avg 100)	195
Homes occupied	95%
Bachelor's or higher	19%
Poverty rate	6.8%
Unemployment	1.4%
Average temp	50°F
Annual precip	50 in
Sunshine	43%

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.