

Roslyn 98941

ZIP code · WA · Washington > Kittitas County > Roslyn

BALANCED MARKET

\$416K

MEDIAN SALE PRICE

-20.9%

1-YR CHANGE

31

SALES (12 MO)

\$475K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 52 / 100

Buyer's market

Balanced

Seller's market

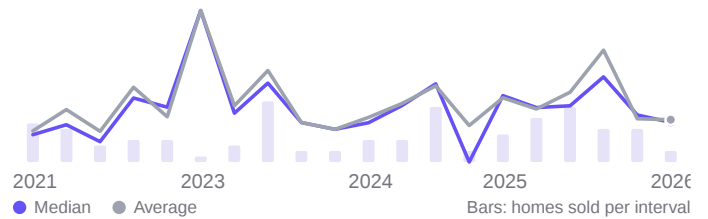
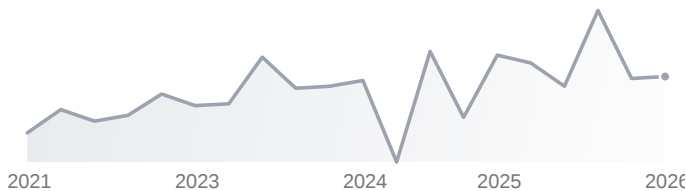
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

52 / 100

Sale prices

Median \$411K · Average \$428K

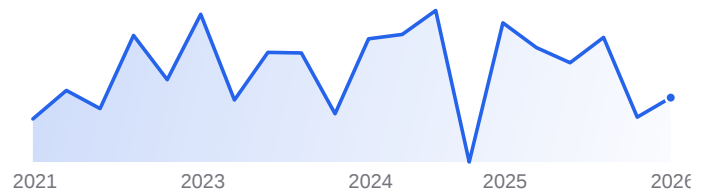
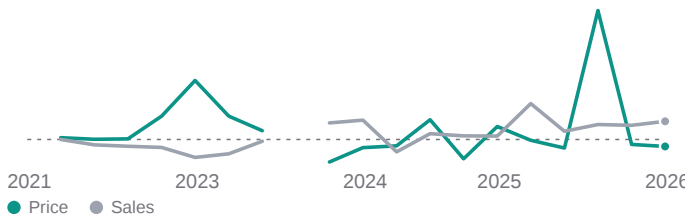


Growth (year over year)

Price -20.9% · Sales +55.0%

Price per square foot

\$309/ft²

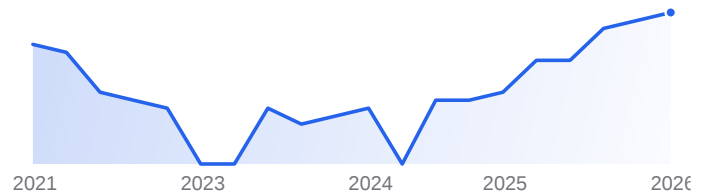


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

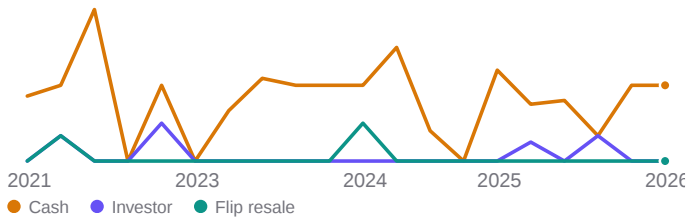
4.4%



BUYERS & OUTCOMES

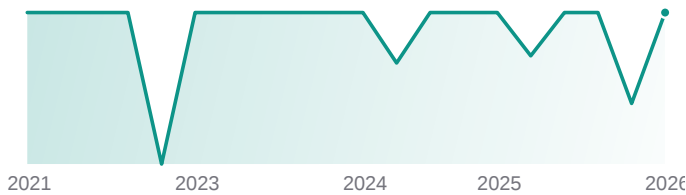
Buyer mix

Cash 50% · Investor 0% · Flip resale 0%



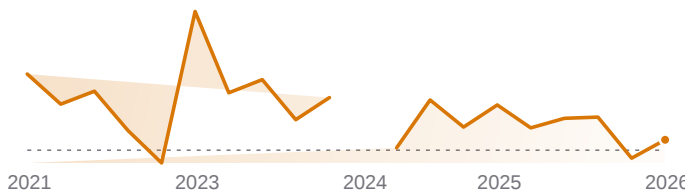
Sellers who sold at a gain

100%

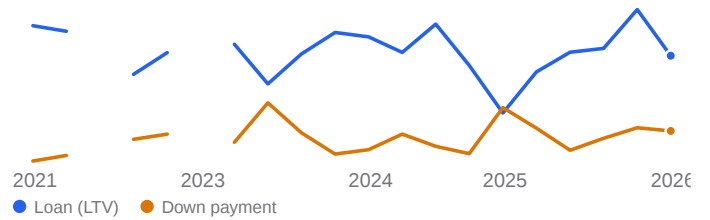


Median annualized return at resale

+2.7%

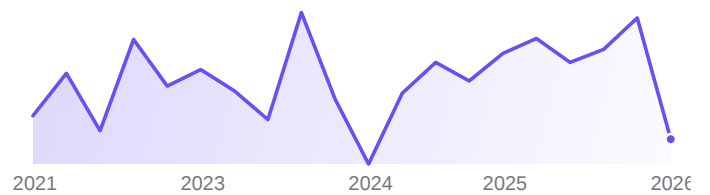


Financing (share of purchase price) Loan (LTV) 70% · Down payment 30%



Typical hold before selling

2.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	701
Median value (AVM)	\$475K
Median size	1,332 ft²
Median bedrooms	3
Median year built	1925
Single family	97%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	1.5%
Owner occupied	13%
Company owned	7.6%
Median loan-to-value	33%
Typical ownership tenure	10.4 yrs

COMMUNITY

Population	33
Density	161 / mi²
Median household income	\$91K
Average household income	\$112K
Crime index (US avg 100)	159
Air pollution index (US avg 100)	117
Earthquake index (US avg 100)	132
Homes occupied	63%
Bachelor's or higher	20%
Poverty rate	9.9%
Unemployment	1.7%
Average temp	45°F
Annual precip	29 in
Sunshine	54%

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.