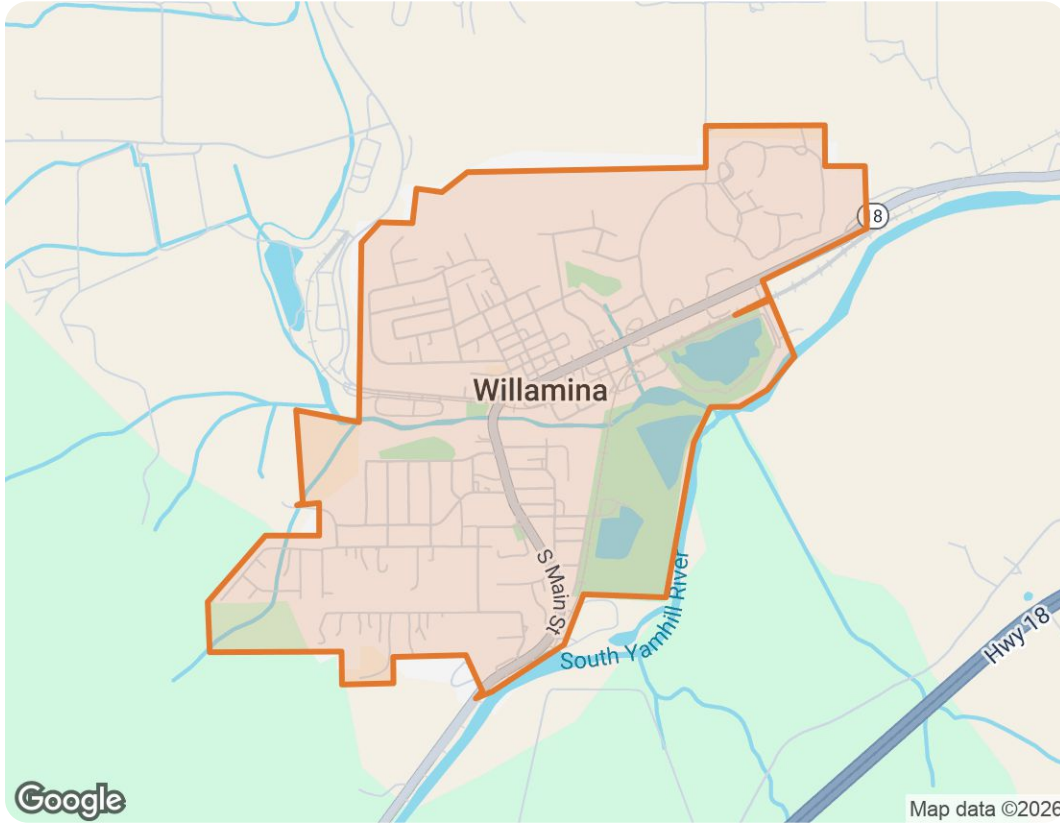


Willamina, Oregon



Corey Zielsdorf

Principal Broker / Owner

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Housing

Housing Facts & Stats

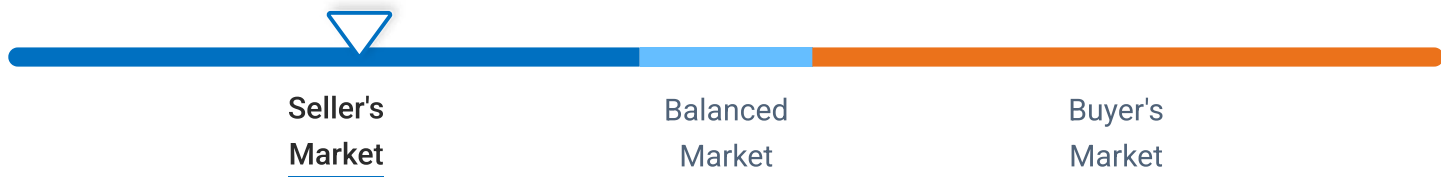
	Willamina	Yamhill County	Oregon	USA
Median Estimated Home Value	\$337K	\$493K	\$513K	\$373K
Est. Home Value 12-Mo. Change	+1.7%	+0.5%	+0.1%	+1.5%
Median List Price	\$399K	\$609K	\$546K	-
List Price 1-Month Change	0%	+1.6%	-0.7%	-
List Price 12-Month Change	+14%	+5.9%	+1.1%	-
Median Home Age	58	45	48	44
Own	54%	70%	63%	65%
Rent	46%	30%	37%	35%
\$ Total Value <small>(of all buildings for which permits were issued)</small>	-	\$106.14M	\$4.28B	\$384.62B
% Change in permits <small>(for all buildings)</small>	-	-20%	-1%	+6%
% Change in \$ value <small>(for all buildings)</small>	-	-11%	-8%	+5%

Market Trends for Willamina, Oregon

Single Family + Condo/Townhouse/Apt.

December 2025

Market Type



Key Details

Months of Inventory	Sold to List Price %	Median Days in RPR	Median Sold Price
2.94	99.9%	73	\$362,000
↑ 3.52% MoM	↑ 0.67% MoM	↑ 7.35% MoM	↑ 8.06% MoM

December 2025 Median Estimated Property Value

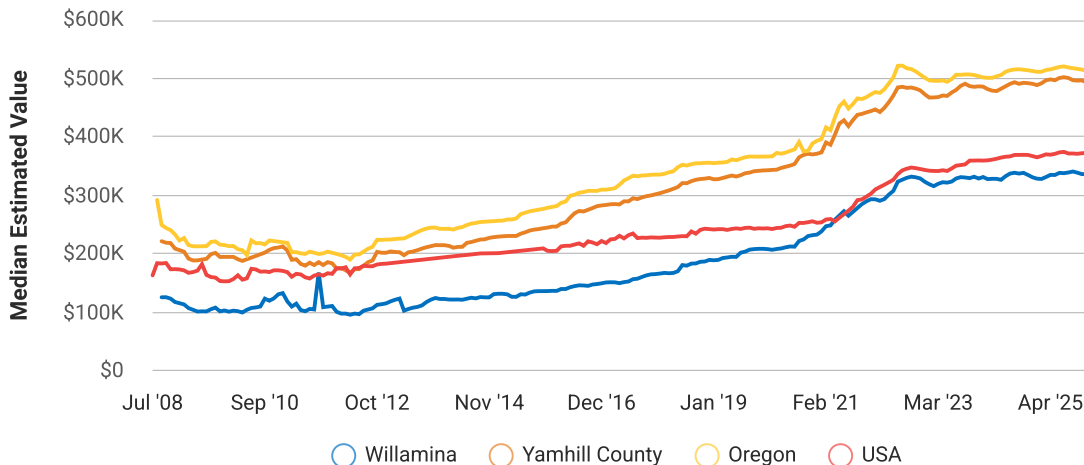
Single Family + Condo/Townhouse/Apt.

This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Source: Public records, and MLS sources where licensed

Update Frequency: Monthly

Median Estimated Value \$336,620	Last Month Change +0%	12 Month Change +1.7%
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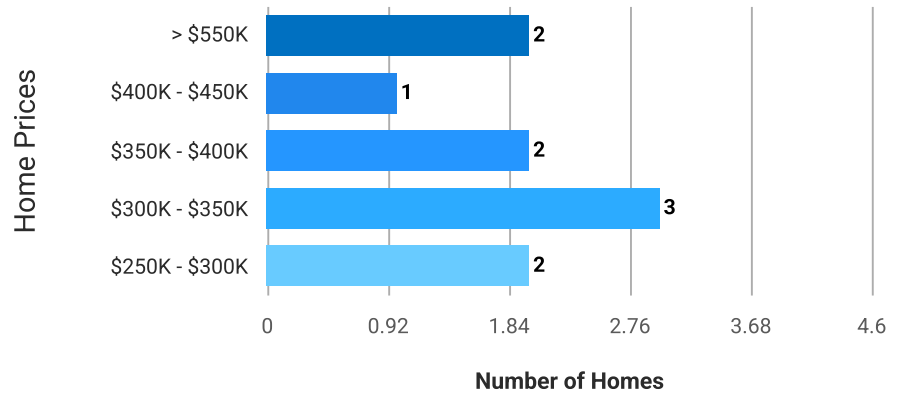
Sold Home Stats

Price Range of Comps Sold

This chart shows the distribution of homes reported sold in the past three months within different price ranges in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data is unavailable (such as a non-disclosure state) or provided in range format.

Source: Public records data

Update Frequency: Daily

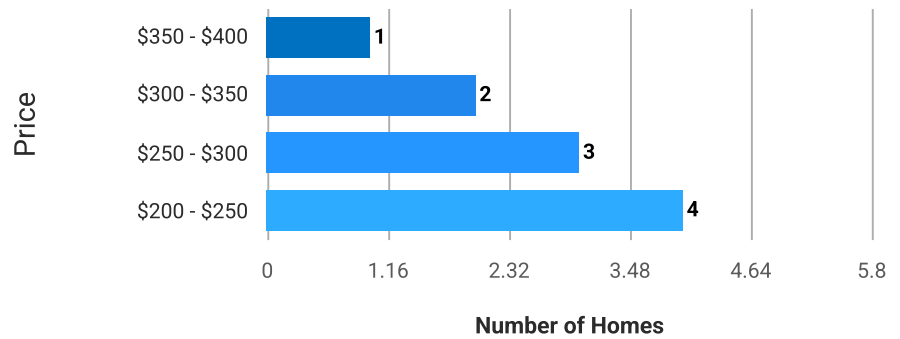


Price per Square Foot of Comps Sold

This chart shows the distribution of homes reported sold in the past three months at different prices per square foot.

Source: Public records data

Update Frequency: Daily

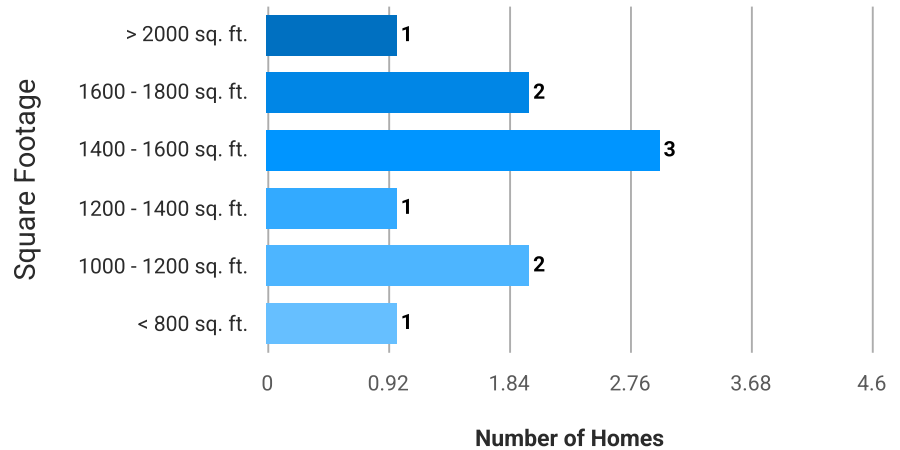


Size of Homes Sold

This chart shows the distribution of homes reported sold in the past three months of different sizes in the area of your search.

Source: Public records data

Update Frequency: Daily



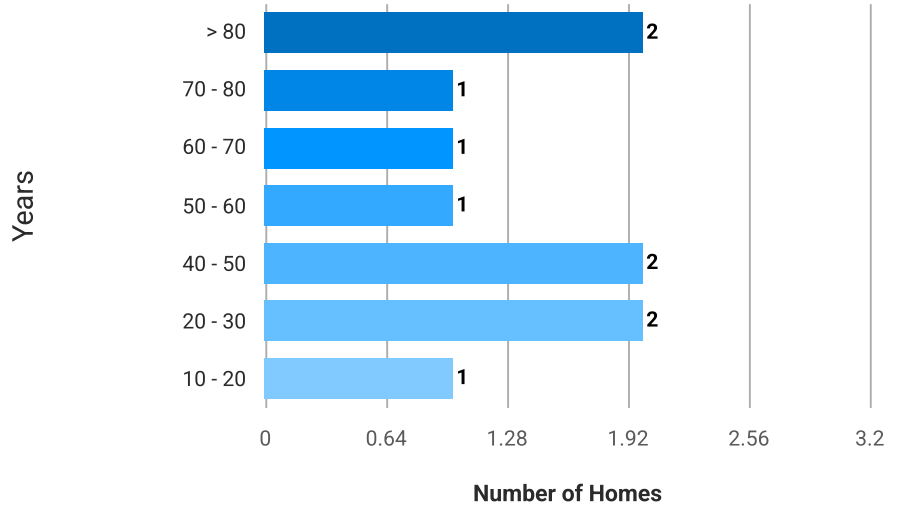
Willamina, Oregon

Age Range of Comps Sold

This chart shows the distribution of homes reported sold in the past three months of different age ranges in the area of your search.

Source: Public records data

Update Frequency: Daily

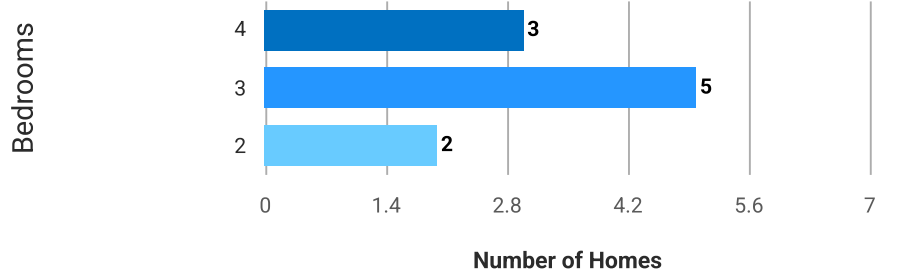


Number of Bedrooms in Homes Sold

This chart shows the distribution of homes reported sold in the past three months, compared by the number of bedrooms, in the area of your search.

Source: Public records data

Update Frequency: Daily



People

People Facts & Stats

	Willamina	Yamhill County	Oregon	USA
Population	2K	108K	4.24M	332.39M
Population Density per Sq Mi	2.34K	151	44	94
Pop Change since 2020	+0%	+0%	+2.8%	+2.1%
Median Age	39	40	40	39
Male / Female Ratio	49%	51%	50%	50%

Willamina, Oregon

Education Levels of Population

Source: U.S. Census American Community Survey via Esri, 2024

Update Frequency: Annually

Less than 9th Grade

This chart shows the percentage of people in an area who have less than a ninth grade education, compared with other geographies.



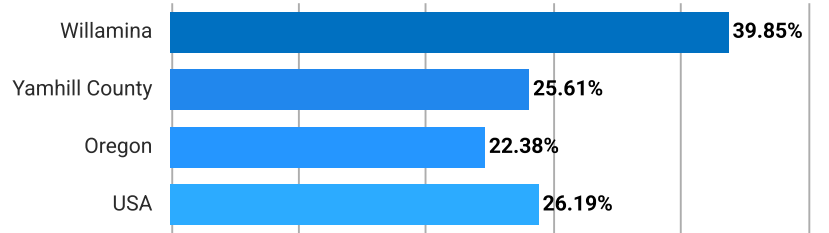
Some High School

This chart shows the percentage of people in an area whose highest educational achievement is some high school, without graduating or passing a high school GED test, compared with other geographies.



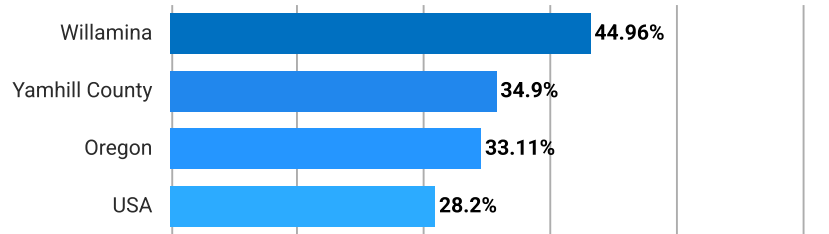
High School Graduate

This chart shows the percentage of people in an area whose highest educational achievement is high school, compared with other geographies.



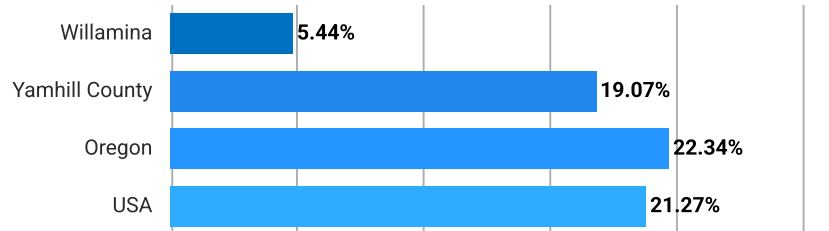
Associate Degree

This chart shows the percentage of people in an area whose highest educational achievement is an associate degree, compared with other geographies.



Bachelor's Degree

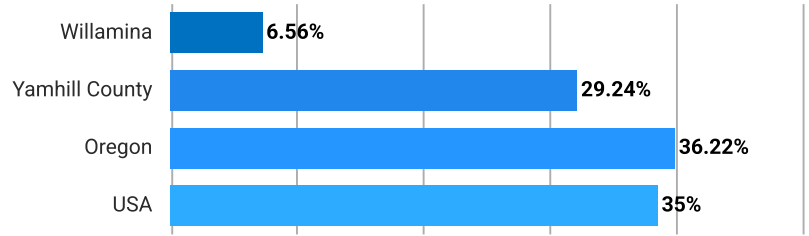
This chart shows the percentage of people in an area whose highest educational achievement is a bachelor's degree, compared with other geographies.



Willamina, Oregon

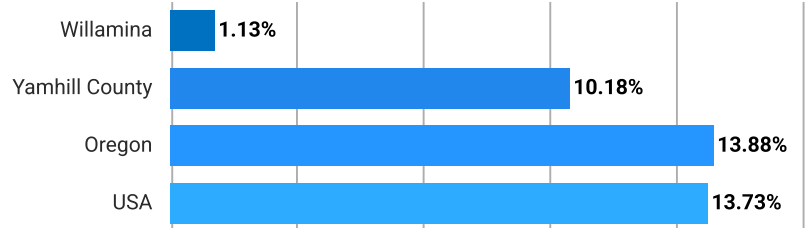
Some College

This chart shows the percentage of people in an area whose highest educational achievement is some college, without receiving a degree, compared with other geographies.



Grad/Professional Degree

This chart shows the percentage of people in an area whose highest educational achievement is a graduate or professional degree, compared with other geographies.

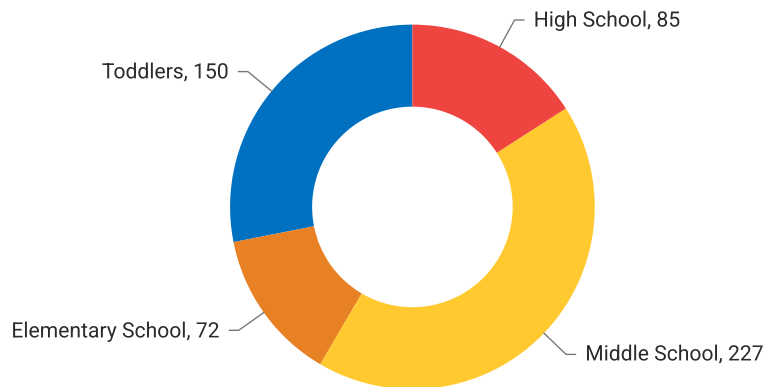


Population of Children by Age Group in Willamina

This chart shows the distribution of the population of children by age range – from birth to 17 – in the area of your search.

Source: U.S. Census

Update Frequency: Annually



● 28.09% Toddlers
 ● 13.48% Elementary School
 ● 42.51% Middle School
 ● 15.92% High School

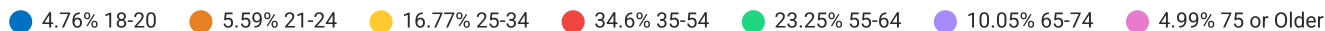
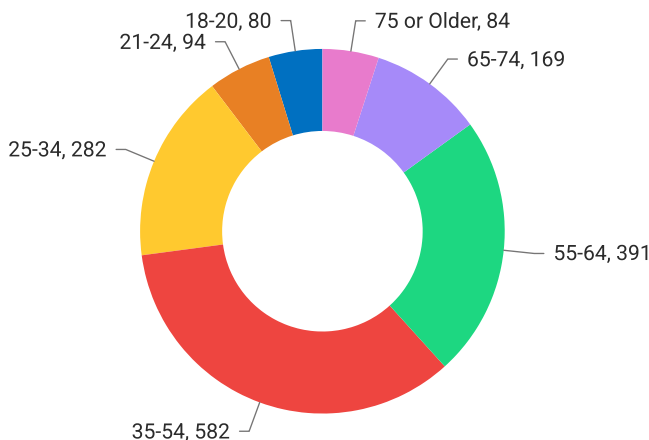
Willamina, Oregon

Population of Adults by Age Group in Willamina

This chart shows the distribution of the population of adults by age range – from 18 to 75-plus – in the area of your search.

Source: U.S. Census

Update Frequency: Annually



Households With Children in Willamina

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Source: U.S. Census

Update Frequency: Annually

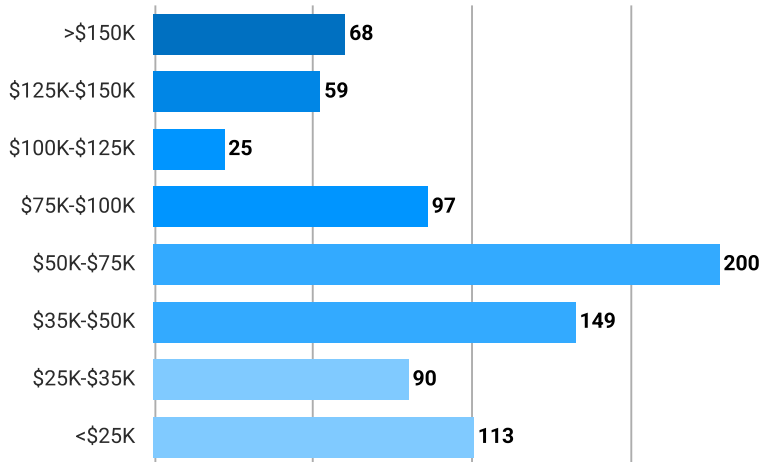


Household Income Brackets in Willamina

This chart shows annual household income levels within an area.

Source: U.S. Census

Update Frequency: Annually

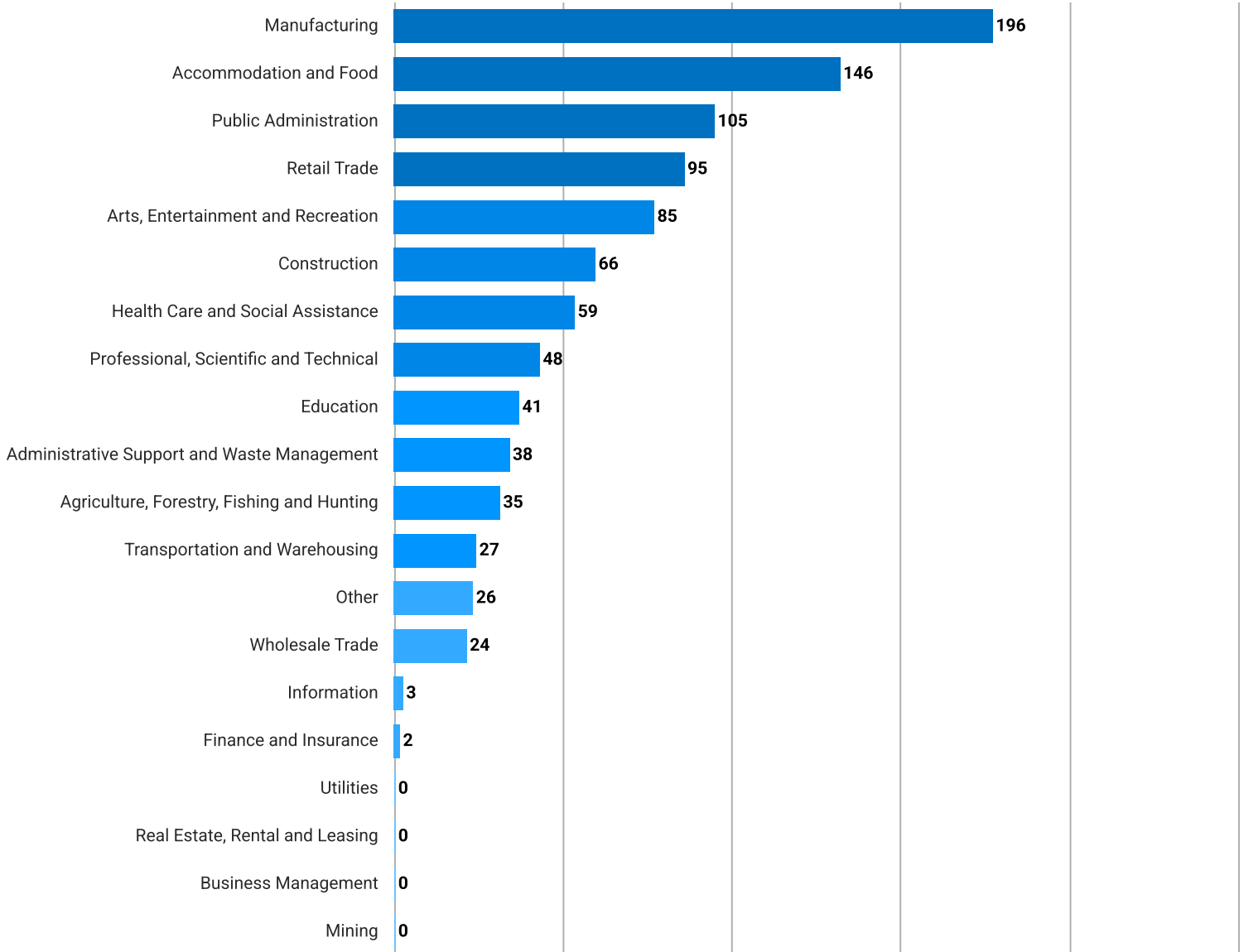


Occupational Categories in Willamina

This chart shows categories of employment within an area.

Source: U.S. Census

Update Frequency: Annually



Economy

Economic Facts & Stats

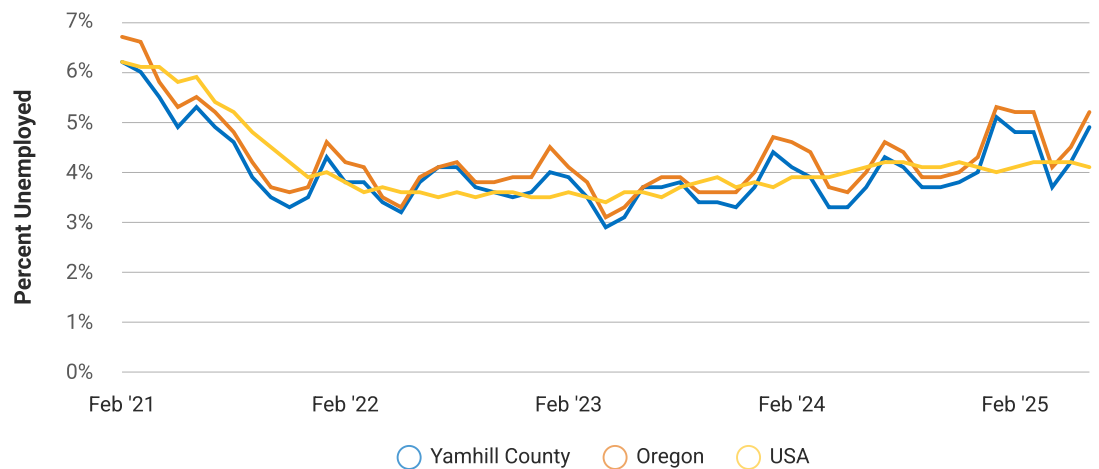
	Willamina	Yamhill County	Oregon	USA
Income Per Capita	\$26,003	\$40,615	\$44,063	\$43,289
Median Household Income	\$56,211	\$87,084	\$80,426	\$78,538
Unemployment Rate	–	4.9%	5.2%	4.1%
Number Unemployed	–	3K	115K	7.02M
Number Employed	–	54K	2.11M	163.37M
Number in Labor Force	–	56K	2.22M	170.38M

Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Source: Bureau of Labor Statistics

Update Frequency: Monthly



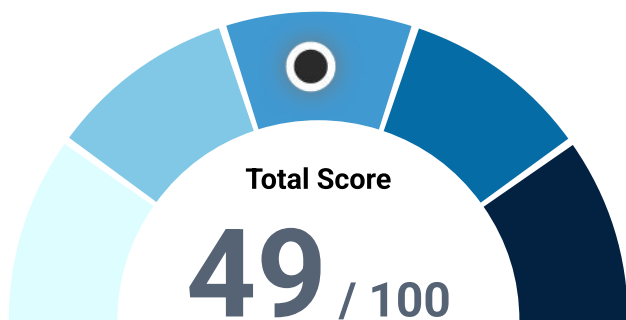
Quality of Life

Quality of Life Facts & Stats

	Willamina	Yamhill County	Oregon	USA
Elevation (in feet)	465	789	3,527	–
Annual Rainfall (in inches)	45.37	60.79	32.83	–
Annual Snowfall (in inches)	9.05	23.13	39.23	–
Days of Full Sun (per year)	67	67	95	–
Travel Time to Work (in minutes)	33	26	23	27
Water Quality (Health Violations)	–	–	–	–
Water Quality (Monitoring and Report Violations)	–	4	–	–
Superfund Sites	–	1	41	2,466
Brownfield Sites	No	Yes	Yes	No

Willamina, Oregon

AARP Livability™ Index for 97396



A score over 50 is above average

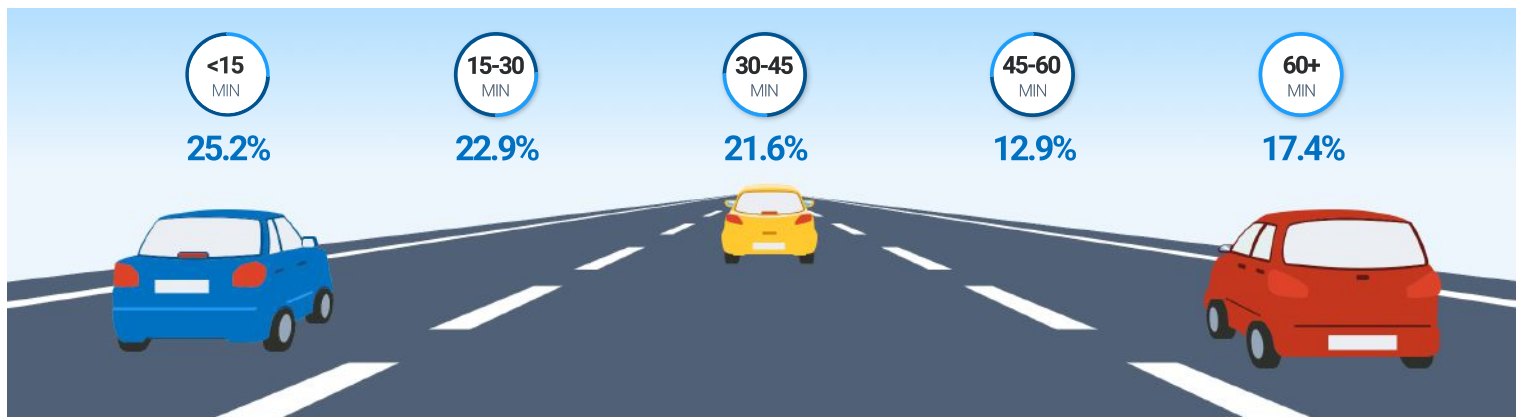
Housing	57
Affordability & Access	
Neighborhood	34
Access to Life, Work & Play	
Transportation	41
Safe & Convenient Options	
Environment	57
Clean Air & Water	
Health	45
Prevention, Access & Quality	
Engagement	58
Civic & Social Involvement	
Opportunity	51
Inclusion & Possibilities	

Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Source: U.S. Census

Update Frequency: Annually



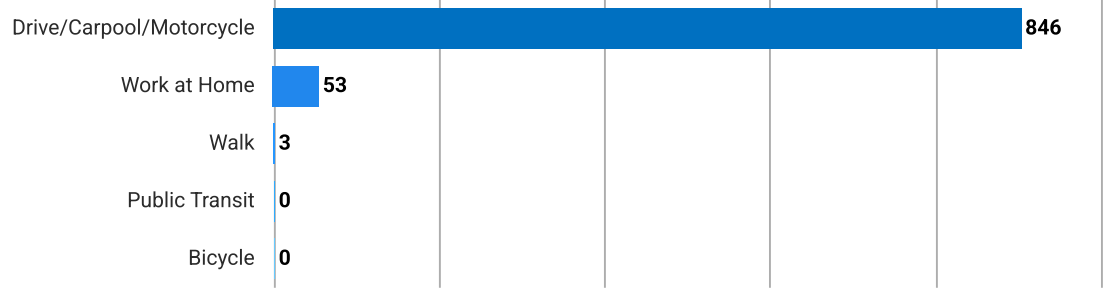
Willamina, Oregon

How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute.

Source: U.S. Census

Update Frequency: Annually



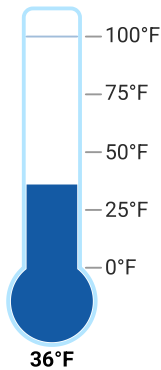
Average Monthly Temperature

This chart shows average temperatures in the area you searched.

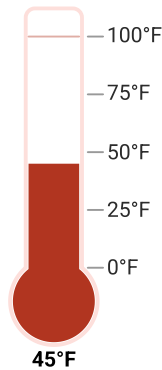
Source: NOAA

Update Frequency: Annually

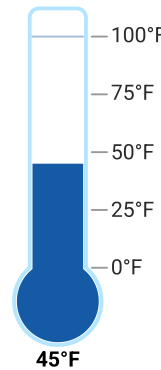
Avg. January Min. Temp



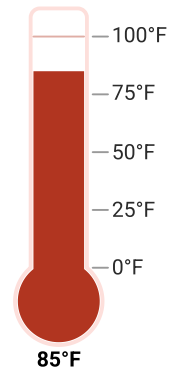
Avg. January Max. Temp



Avg. July Min. Temp



Avg. July Max. Temp



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