



HOUSING RESOURCES

EXISTING SINGLE-FAMILY HOMES

UNIT TYPE, NUMBER, AND ASSESSED VALUE

TOTAL UNITS 6,263

Single Family Detached | 5,455

Single Family Attached | 469

Townhome | 339

ASSESSED VALUE

HIGHER THAN \$350,000 4,215

Single Family Detached | 3,523

Single Family Attached | 353

Townhome | 339

\$350,000 OR LOWER 2,048

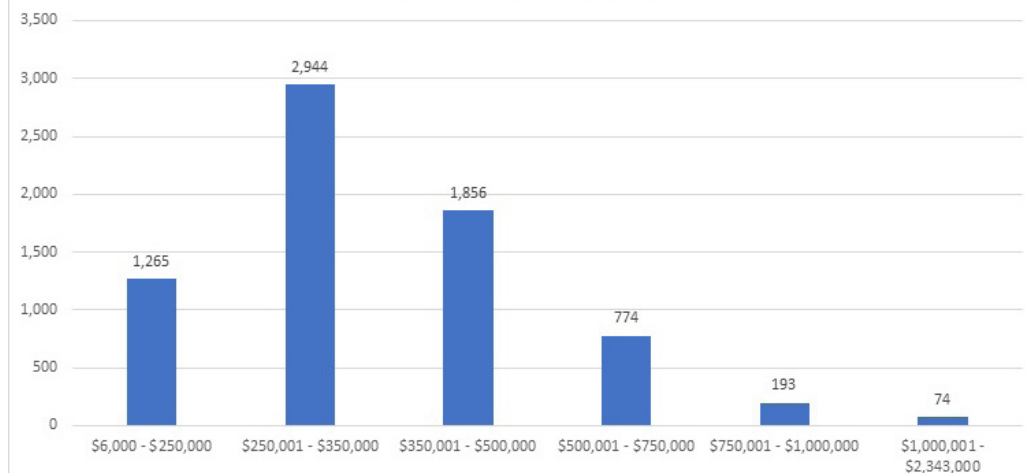
Single Family Detached | 1,932

Single Family Attached | 116

Townhome | 0

ASSESSED SINGLE- FAMILY HOME VALUES

Assessed Home Value Count



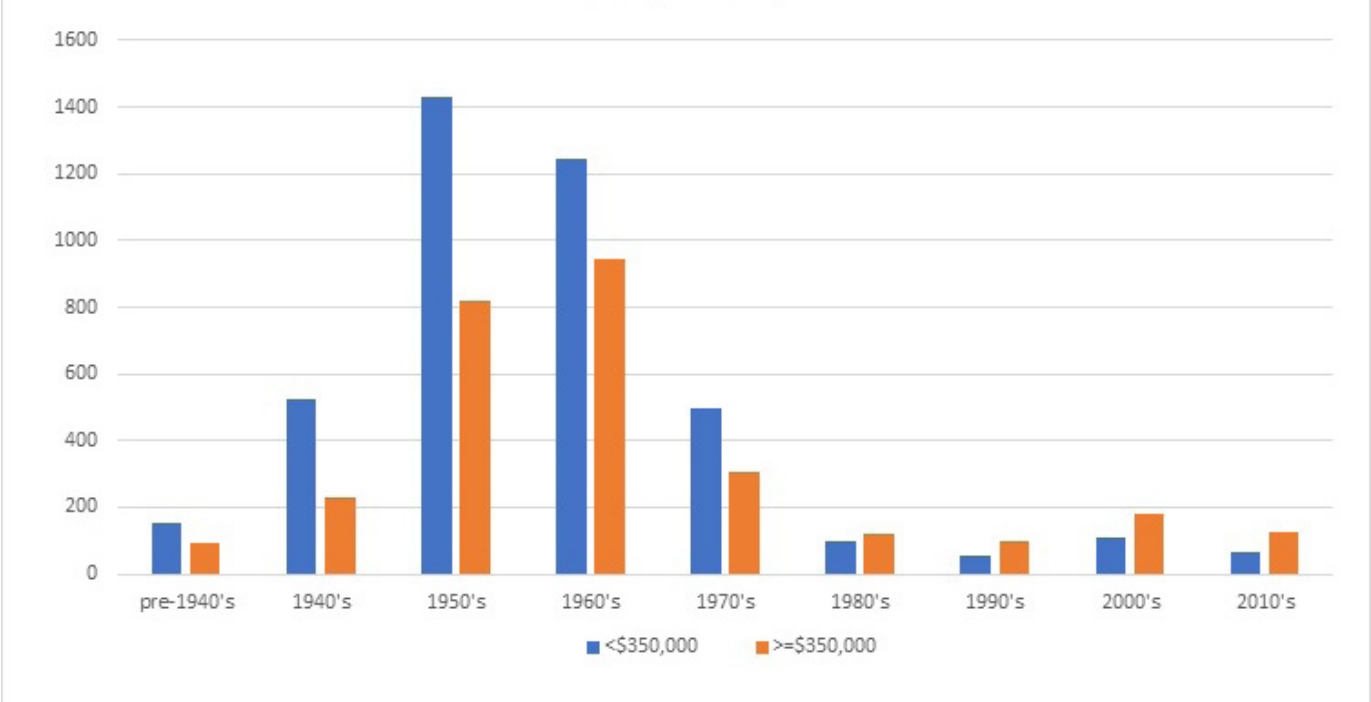
This house is located in a PUD on a lot measuring 93 x 58 feet. It sold in June 2017 for \$675,000.



AGE AND VALUE OF HOUSING STOCK

Most of Golden Valley’s single-family homes were constructed in the 1950s and 1960s.

ASSESSED PROPERTY VALUE BY DECADE BUILT



An example of a Golden Valley home built in 1961. The 2022 assessed value is \$298,000.



HOUSING RESOURCES

NEW CONSTRUCTION

Golden Valley is a fully developed, 10.5-square-mile, first-ring suburb in the west metro with a population of approximately 22,000. New development is a result of redevelopment or infill development. Currently Golden Valley is experiencing a significant transition of under-utilized parcels to more intense uses.

2021 SUMMARY

NEW SINGLE-FAMILY HOMES CONSTRUCTED

8

AVERAGE VALUE (HOUSE ONLY)

\$617,900

RATIO OF AVERAGE PERMITTING COSTS TO AVERAGE HOME VALUE

2%

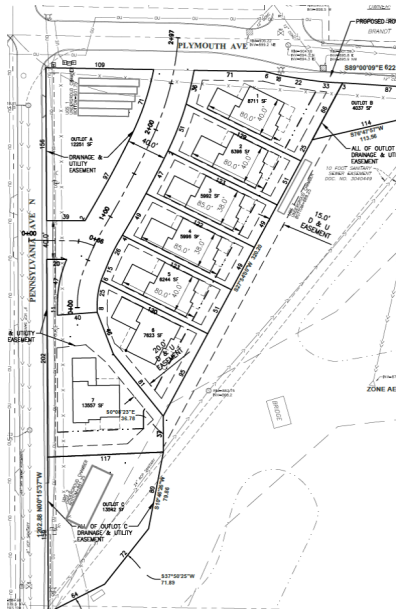


PROPOSED NEW SINGLE-FAMILY SUBDIVISIONS

PUD
7

AVERAGE LOT DIMENSIONS
45 FEET
X 120 FEET

AVERAGE HOME VALUE EXPECTED
\$1 MILLION

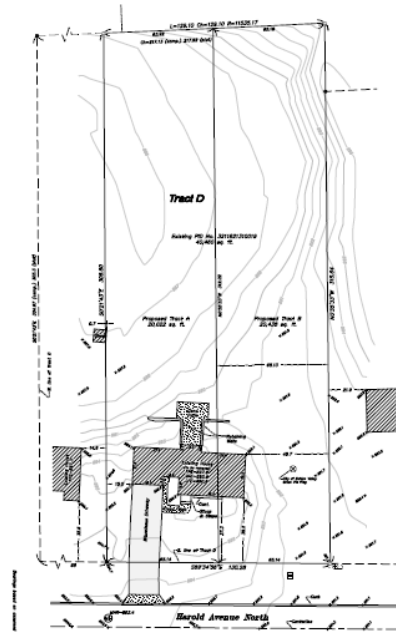


STANDARD LOT SUBDIVISIONS APPROVED

2

SINGLE-FAMILY LOTS CREATED

4



HOUSING RESOURCES

HOMEBUYER TOOLS

HOMEBUYER INFORMATION

Minnesota Homeownership Center provides information to help Minnesotans achieve sustainable homeownership. Resources for homebuyers include homeownership advisors, downpayment assistance, loan programs, and homebuyer education.

Contact 651-659-9336 | www.hocmn.org

Homeownership Advisors is a nonprofit network that can determine eligibility for down payment assistance, special loan programs, and more, and that will be by your side through the entire home buying process.

www.hocmn.org/search/?fwp_audience_services=homebuyer-advice

HOMEBUYER EDUCATION

Home Stretch offers homebuyer education workshops via an in-person classroom environment or an interactive virtual experience. Content is the same either way. Both formats are taught by certified homebuyer education professionals, with presentations from lenders, real estate agents, home inspectors, and others.

www.hocmn.org/search-workshops

Framework offers online learning and the latest technology to deliver a browser-based user-driven course. It's comprehensive, so you'll have all the facts you need to navigate every step of the buying process.

hocmn.frameworkhomeownership.org

FINANCIAL COUNSELING

LSS Financial Counseling provides certified financial counselors offering a variety of services, including credit report reviews, debt and budget counseling, debt management plans, student loans, and homeownership services.

Contact: 888-577-2227 or lssfinancialcounseling@lssmn.org
www.lssmn.org/financialcounseling

DOWN PAYMENT AND CLOSING COST ASSISTANCE

Start Up is Minnesota Housing's statewide downpayment and closing cost assistance loan program for first-time homebuyers with incomes up to \$120,600 and who are purchasing a home at up to \$352,300. Available through participating lenders.

Contact: 651.296.8215 or mnhousing.solution@state.mn.us
www.mnhousing.gov/sites/Satellite?c=Page&cid=1520367021601&pagename=External%2FPage%2FEXTStandardLayout

Step Up is Minnesota Housing's statewide downpayment and closing cost assistance loan program for repeat homebuyers or current homeowners with incomes up to \$156,800 who are purchasing or refinancing a home at up to \$402,500. Available through participating lenders.

Contact: 651.296.8215 or mnhousing.solution@state.mn.us
www.mnhousing.gov/sites/Satellite?c=Page&cid=1520367021601&pagename=External%2FPage%2FEXTStandardLayout

HOMEOWNERSHIP PROGRAMS

Habitat For Humanity helps homebuyers find a home with an affordable mortgage. Options may include buying a home built or rehabbed by Habitat, or working with a realtor to buy a home on the open market.

Contact: 651-207-1700 | <https://home.tchabitat.org>

Homes Within Reach provides affordable homeownership opportunities through a land trust model.

Contact: 952-401-7071 or info@homeswithinreach.org
homeswithinreach.org/wp/eligibility-application