

COST OF LIVING/QUALITY OF LIFE OVERVIEW

The Canton/Stark County Area offers many of the amenities and activities of a big city, with the advantages of small-city living. The area's low cost of living makes it an appealing place for businesses and employees. As a matter of fact, many people who work outside of the county are settling here because of the quality schools, economical prices, and abundant housing.



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**STARK COUNTY ASSOCIATION OF REALTORS, INC.**  
**MLS STATISTICS**  
**RESIDENTIAL AND CONDOMINIUM**

| AREA                  | YEAR-TO-DATE 2004 |                  |                |                      |                  |                 |            | YEAR-TO-DATE 2003 |                  |                |                      |                  |                  |            |
|-----------------------|-------------------|------------------|----------------|----------------------|------------------|-----------------|------------|-------------------|------------------|----------------|----------------------|------------------|------------------|------------|
|                       | NEW               |                  | SALES          |                      |                  |                 | AVG*       | NEW               |                  | SALES          |                      |                  |                  | AVG*       |
|                       | UNITS             | AVG LIST PRICE   | UNITS          | DOLLAR VOLUME        | AVG PRICE        | MEDIAN PRICE    |            | MKT TIME          | UNITS            | AVG LIST PRICE | UNITS                | DOLLAR VOLUME    | AVG PRICE        |            |
| Sta 01 - Canton NW    | 252               | \$91,546         | 99             | \$7,166,214          | \$72,386         | \$74,400        | 142        | 365               | \$83,720         | 160            | \$11,865,280         | \$74,158         | \$76,750         | 117        |
| Sta 02 - Canton NE    | 216               | \$52,523         | 92             | \$4,842,512          | \$52,636         | \$42,800        | 118        | 250               | \$55,425         | 112            | \$5,369,280          | \$47,940         | \$40,500         | 136        |
| Sta 03 - Canton SW    | 145               | \$57,939         | 63             | \$3,118,248          | \$49,496         | \$46,000        | 140        | 162               | \$59,304         | 76             | \$4,312,772          | \$56,747         | \$59,150         | 116        |
| Sta 04 - Canton SE    | 20                | \$40,673         | 9              | \$219,879            | \$24,431         | \$13,000        | 117        | 21                | \$43,629         | 7              | \$201,026            | \$28,718         | \$22,500         | 115        |
| Sta 05 - North Canton | 227               | \$204,009        | 117            | \$19,318,104         | \$165,112        | \$144,450       | 83         | 308               | \$191,594        | 166            | \$29,724,458         | \$179,063        | \$150,000        | 115        |
| Sta 06 - Plain        | 350               | \$170,048        | 154            | \$24,258,388         | \$157,522        | \$139,750       | 124        | 509               | \$163,587        | 256            | \$36,164,096         | \$141,266        | \$129,700        | 117        |
| Sta 07 - Jackson      | 312               | \$280,784        | 132            | \$28,792,236         | \$218,123        | \$183,400       | 150        | 448               | \$253,296        | 232            | \$50,766,704         | \$218,822        | \$190,000        | 135        |
| Sta 08 - Perry        | 194               | \$133,994        | 109            | \$13,323,942         | \$122,238        | \$117,000       | 78         | 262               | \$130,590        | 131            | \$15,287,438         | \$116,698        | \$113,000        | 117        |
| Sta 09 - Massillon    | 209               | \$93,115         | 85             | \$7,035,195          | \$82,767         | \$83,000        | 128        | 292               | \$97,178         | 157            | \$14,268,474         | \$90,882         | \$79,900         | 122        |
| Sta 10 - Tuslaw       | 31                | \$133,203        | 13             | \$1,354,522          | \$104,194        | \$98,400        | 122        | 59                | \$180,818        | 24             | \$3,460,080          | \$144,170        | \$122,200        | 106        |
| Sta 11 - Fairless     | 34                | \$124,521        | 13             | \$1,632,501          | \$125,577        | \$107,000       | 114        | 52                | \$97,304         | 29             | \$2,635,549          | \$90,881         | \$89,360         | 124        |
| Sta 12 - Canal Fulton | 76                | \$145,549        | 32             | \$4,436,864          | \$138,652        | \$137,750       | 125        | 107               | \$149,500        | 65             | \$9,011,015          | \$138,631        | \$127,000        | 137        |
| Sta 13 - Louisville   | 121               | \$145,486        | 55             | \$7,227,715          | \$131,413        | \$12,850        | 114        | 152               | \$146,330        | 87             | \$10,938,162         | \$125,726        | \$124,000        | 130        |
| Sta 15 - Hartville    | 105               | \$187,206        | 56             | \$8,768,592          | \$156,582        | \$143,375       | 103        | 175               | \$185,878        | 98             | \$18,036,802         | \$184,049        | \$164,100        | 142        |
| Sta 16 - Osnaburg     | 22                | \$108,556        | 14             | \$1,594,600          | \$113,900        | \$112,586       | 100        | 31                | \$114,226        | 21             | \$2,035,803          | \$96,943         | \$101,000        | 101        |
| Sta 17 - Canton South | 50                | \$110,641        | 20             | \$2,121,740          | \$106,087        | \$103,500       | 114        | 71                | \$107,911        | 26             | \$2,913,690          | \$112,065        | \$108,700        | 98         |
| Sta 18 - Sandy Valley | 21                | \$124,765        | 7              | \$705,901            | \$100,843        | \$86,000        | 109        | 29                | \$139,128        | 12             | \$1,499,148          | \$124,929        | \$126,250        | 90         |
| Sta 19 - Alliance     | 170               | \$72,575         | 68             | \$4,294,744          | \$63,158         | \$53,750        | 112        | 195               | \$86,511         | 109            | \$8,756,515          | \$80,335         | \$76,500         | 144        |
| Sta 20 - Marlinton    | 67                | \$181,465        | 21             | \$2,554,986          | \$121,666        | \$134,000       | 119        | 86                | \$157,913        | 45             | \$6,289,020          | \$139,756        | \$132,500        | 136        |
| Sta 21 - Minerva      | 41                | \$108,844        | 21             | \$2,090,403          | \$99,543         | \$90,000        | 138        | 79                | \$119,530        | 34             | \$3,122,186          | \$91,829         | \$91,500         | 113        |
| Sta 22 - Sebring      | 64                | \$122,333        | 23             | \$2,084,053          | \$90,611         | \$90,000        | 93         | 70                | \$87,167         | 34             | \$2,759,644          | \$81,166         | \$70,750         | 169        |
| Carroll County        | 159               | \$139,091        | 38             | \$3,724,760          | \$98,020         | \$83,500        | 131        | 225               | \$141,751        | 74             | \$7,486,062          | \$101,163        | \$85,500         | 94         |
| <b>TOTAL</b>          | <b>2886</b>       | <b>\$128,585</b> | <b>\$1,241</b> | <b>\$150,666,099</b> | <b>\$108,862</b> | <b>\$94,200</b> | <b>117</b> | <b>3948</b>       | <b>\$126,922</b> | <b>1955</b>    | <b>\$246,903,204</b> | <b>\$112,088</b> | <b>\$104,850</b> | <b>121</b> |

\* Market time is measured from the date the listing is taken to the day the transaction is closed. If you have any questions concerning MLS  
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| COST OF LIVING INDEXES    | Canton      | National Average |
|---------------------------|-------------|------------------|
| <b>Housing</b>            | 94.2        | 100              |
| House median value        | \$89,200.00 | \$134,100.00     |
| Property tax              | \$13.20     | \$16.40          |
| <b>Food and groceries</b> | 100         | 100              |
| <b>Transportation</b>     | 102.2       | 100              |
| Commute time              | 18.1        | 19.2             |
| <b>Utilities</b>          | 96.3        | 100              |
| <b>Health Care</b>        | 87.1        | 100              |
| <b>Overall</b>            | 94.2        | 100              |
| <b>SCHOOLS</b>            |             |                  |
| Expendature per student   | \$5,661.00  | \$5,700.00       |
| Student/Teacher Ratio     | 17:06       | 17:09            |

Of more information about the categories or to compare Canton with another city, please click [here](#).

## STARK COUNTY CITIES AND COMMUNITIES

### Alliance

Alliance, located in the eastern part of the county, is the Carnation City, the official home to the state flower, the carnation. Mount Union College, a liberal arts school with more than 1,500 students, is located here. Historical homes such as the Glamorgan Castle and the Mabel Hartzell Museum are popular sites open to tourists.



The Carnation City also offers a variety of stores to suit any shopper's needs, an indoor soccer complex, and several city parks.



### Canal Fulton

Located in Western Stark County, Canal Fulton is a historic town with several restaurants and many quaint shops. Canal Fulton's "claim to fame" is the canal boat St. Helena III, an authentic reproduction of a freighter from the late 1800s, which offers rides along the Ohio and Erie Canal. The village also offers several types of recreational facilities including the Canal Days Museum, Indian River Canoe Livery, Sluggers and Putters Family Fun Park, and Clay's Park Resort.

## Canton

Canton, the largest city in the county, is known across the country as the home of the Pro-Football Hall of Fame, visited by more than 6 million people since its opening 32 years ago. The Hall of Fame is a five building complex where football greats are featured. The Hall of Fame festival is a week long event that features a rib burnoff, a food festival, a balloon classic, the induction ceremonies, and a football game. Canton is committed to the preservation and restoration of its historic buildings, including the Saxton House and the Stark County Courthouse.



The city boasts a cultural complex featuring the Canton Ballet, The Canton Museum of Art, The Player's Guild, the Canton Civic Opera, and the Canton Symphony. Another featured attraction in the city is the McKinley Memorial where President McKinley's body is entombed. Shopping facilities and restaurants are plentiful.



## Jackson-Belden

From its rural agricultural roots, in a short time the Jackson-Belden area grew into a thriving community of 32,000. The area is the leader in new home construction in the county, with upscale housing quickly replacing farm land. Jackson-Belden is also the retail center of the county, home to over 130 restaurants in the Belden Village Mall area and constant expansion of retail

and commercial establishments. Over 129 acres of parks in the Jackson Township Park System provide many recreational opportunities. There are five private county clubs and several golf courses.

## Lake Township

The village of Hartville, nestled in Lake Township, is known for its Amish legacy. The Quail Hollow State Park, and the Hartville Flea Market, along with dozens of quaint shops and restaurants with homestyle cooking complete a picture of country charm. The village holds several fairs and festivals and has several recreational opportunities.

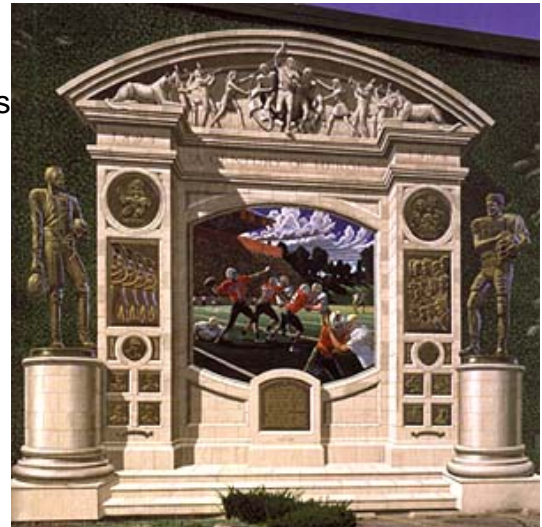


## Louisville

Situated northeast of Canton, Louisville is the Constitution Town and hosts a week-long event honoring the Constitution. Downtown Louisville features many historic buildings built in the beginning of the 1830s. A 125 year old elegant Victorian mansion that now houses a community center for the senior population is highlighted. Louisville also has five city parks offering many types of recreational activities.

## Massillon

Massillon, the second largest city in the county, is known for its sports tradition. The city's pride is its widely-recognized high school football team, the Massillon Tigers. The Massillon Museum, containing contemporary art and the history of the city, as well as the Romanesque Five Oaks mansion, are popular sightseeing spots. In addition, the city is home to the Spring Hill Historic Home and three churches on the National Register. The Ohio Society of Military History Museum displays exhibits honoring Ohio veterans. In the summer, golfing and attending Ohio's largest cruise-in are popular activities.



## Minerva

Located at the crossroads of Stark, Carroll and Columbiana Counties, Minerva calls itself "The Biggest Little Town in Ohio." The town is peacefully rural with its beautiful wooded rolling hills, streams, and rich agriculture. Colonial era music provides a background for thousands to shop at the Great Trail Festival, an arts and crafts festival held each fall.

## North Canton

North Canton, located in the North Central part of the County, is a quaint town offering beautiful parks, a playhouse, restaurants and unique shops. The center of North Canton is its Victorian style main street with a Victorian flair. Popular attractions include the famous Harry London's Candies and the Hoover Historical Center. The founder of the Hoover Company called North Canton his home. The area is also home to Walsh University, a University educating over 1,000 students annually. During the summer, the Main Street Festival is visited by people from all over the County.



**Area Public Golf Courses** Canton-Massillon was rated one of Places Rates Almanac's nineteen "Surprising Golf Hot Spots" in 2000!

| Course Name   | Type   | Nbr Holes | Adv. Tee Times | Green Fees   |
|---|--------|-----------|----------------|--------------|
| <a href="#">Barberton Brookside Country Club</a>    |        |           |                |              |
| Norton, OH  | Public | 18        | 365 days       | \$25 wknd    |
| <a href="#">Bob-O-Link Golf Club -North</a>         |        |           |                |              |
| North Canton, OH                                    | Public | 18        | 365 days       | \$17 wknd    |
| <a href="#">Bob-O-Link Golf Club -South</a>         |        |           |                |              |
| North Canton, OH                                    | Public | 18        | 365 days       | \$17 wknd    |
| <a href="#">Carroll Meadows Golf Course</a>         |        |           |                |              |
| Carrollton, OH                                      | Public | 18        | 7 days         | \$16 wknd    |
| <a href="#">Challenge Golf Course</a>               |        |           |                |              |
| Akron, OH   | Public | 3         | Yes            | \$9 wknd     |
| <a href="#">Chippewa Golf Club</a>                  |        |           |                |              |
| Doylestown, OH                                      | Public | 18        | 1 days         | \$25 wknd    |
| <a href="#">Clearview Golf Club</a>                 |        |           |                |              |
| East Canton, OH                                     | Public | 18        | 1 days         | \$20 wknd    |
| <a href="#">Copley Greens</a>                       |        |           |                |              |
| Copley, OH  | Public | 9         | Yes            | \$10 wknd    |
| <a href="#">Edgewater Golf Club</a>                 |        |           |                |              |
| Minerva, OH   | Public | 18        | 1 days         | \$17 wknd    |
| <a href="#">Elms, The -Middle/Back</a>              |        |           |                |              |
| North Lawrence, OH                                  | Public | 18        | 7 days         | \$24 wknd    |
| <a href="#">Elms, The -Front/Middle</a>             |        |           |                |              |
| North Lawrence, OH                                  | Public | 18        | 7 days         | \$24 wknd    |
| <a href="#">Elms, The -Front/Back</a>               |        |           |                |              |
| North Lawrence, OH                                  | Public | 18        | 7 days         | \$24 wknd    |
| <a href="#">Green Valley Golf Club</a>              |        |           |                |              |
| New Philadelphia, OH                                | Public | 18        | 365 days       | \$23 wknd    |
| <a href="#">Lake View Golf Course</a>               |        |           |                |              |
| Hartville, OH                                       | Public | 9         | Yes            | \$12 wknd    |
| <a href="#">Legends Of Massillon, The -North</a>    |        |           |                |              |
| Massillon, OH                                       | Public | 9         | 30 days        | \$34 wknd    |
| <a href="#">Legends Of Massillon, The -South</a>    |        |           |                |              |
| Massillon, OH                                       | Public | 9         | Yes            | \$45 wknd    |
| <a href="#">Legends Of Massillon, The -East</a>     |        |           |                |              |
| Massillon, OH                                       | Public | 9         | Yes            | \$45 wknd    |
| <a href="#">Loyal Oak Golf Course -Third</a>        |        |           |                |              |
| Norton, OH  | Public | 9         | 1 days         | \$18.50 wknd |
| <a href="#">Loyal Oak Golf Course -First/Second</a> |        |           |                |              |
| Norton, OH  | Public | 18        | 1 days         | \$20 wknd    |
| <a href="#">Lyons Den Golf Course</a>               |        |           |                |              |
| Canal Fulton, OH                                    | Public | 18        | 1 days         | \$20 wknd    |
| <a href="#">Mayfair Country Club -East</a>          |        |           |                |              |
| Uniontown, OH                                       | Public | 18        | 3 days         | \$28 wknd    |

|   |                 |        |    |          |           |
|---|-----------------|--------|----|----------|-----------|
| <a href="#">Mayfair Country Club -West</a>                  | Uniontown, OH   | Public | 18 | 3 days   | \$37 wknd |
| <a href="#">Meadowlake Golf Club</a>                        | Canton, OH      | Public | 18 | 1 days   | \$15 wknd |
| <a href="#">Oak Grove Golf Course</a>                       | Atwater, OH     | Public | 18 | 1 days   | \$15 wknd |
| <a href="#">Paradise Lake Country Club</a>                  | Mogadore, OH    | Public | 18 | 365 days | \$23 wknd |
| <a href="#">Pleasant View Golf Club</a>                     | Paris, OH       | Public | 18 | 1 days   | \$20 wknd |
| <a href="#">Raintree Country Club</a>                       | Uniontown, OH   | Public | 18 | 365 days | \$27 wknd |
| <a href="#">Raymond C. Firestone Golf Course</a>            | Akron, OH       | Public | 9  | 7 days   | \$20 wknd |
| <a href="#">Rolling Green Golf Course</a>                   | Massillon, OH   | Public | 18 | Yes      | \$13 wknd |
| <a href="#">Sable Creek Golf Course</a>                     | Hartville, OH   | Public | 18 | 7 days   | \$24 wknd |
| <a href="#">Seven Hills Country Club</a>                    | Hartville, OH   | Public | 18 | 14 days  | \$29 wknd |
| <a href="#">Skyland Pines Golf Club</a>                     | Canton, OH      | Public | 18 | 365 days | \$25 wknd |
| <a href="#">Spring Hills Golf Club</a>                      | Clinton, OH     | Public | 18 | 7 days   | \$20 wknd |
| <a href="#">Spring Valley Country Club</a>                  | East Sparta, OH | Public | 18 | 2 days   | \$25 wknd |
| <a href="#">Suffield Springs Golf Club</a>                  | Mogadore, OH    | Public | 9  | 14 days  | \$17 wknd |
| <a href="#">Tam O'shanter Public Golf Course -Dales</a>     | Canton, OH      | Public | 18 | 7 days   | \$28 wknd |
| <a href="#">Tam O'shanter Public Golf Course -Hills</a>     | Canton, OH      | Public | 18 | 7 days   | \$28 wknd |
| <a href="#">Tannenhauf Golf Club</a>                        | Alliance, OH    | Public | 18 | 90 days  | \$25 wknd |
| <a href="#">Turkeyfoot Lake Golf Links -Long 9/Middle 9</a> | Akron, OH       | Public | 18 | 1 days   | \$25 wknd |
| <a href="#">Turkeyfoot Lake Golf Links -Water Nine</a>      | Akron, OH       | Public | 9  | 1 days   | \$22 wknd |
| <a href="#">West's Mogadore Country Club</a>                | Mogadore, OH    | Public | 18 | 365 days | \$15 wknd |
| <a href="#">Wilkshire Golf Course</a>                       | Bolivar, OH     | Public | 18 | 1 days   | \$22 wknd |
| <a href="#">Zoar Village Golf Course</a>                    | Zoar, OH        | Public | 18 | 365 days | \$24 wknd |