

Beatty

Community · NV · Nevada > Nye County

BALANCED MARKET

\$83K

MEDIAN SALE PRICE

-26.1%

1-YR CHANGE

19

SALES (12 MO)

\$98K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 53 / 100



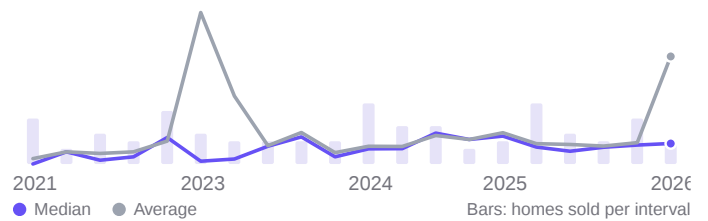
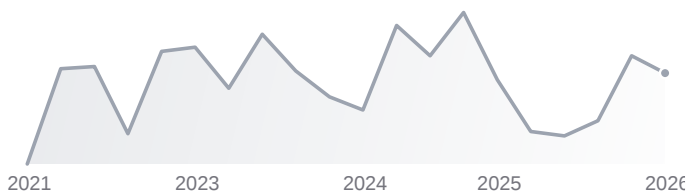
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

53 / 100

Sale prices

Median \$150K · Average \$675K

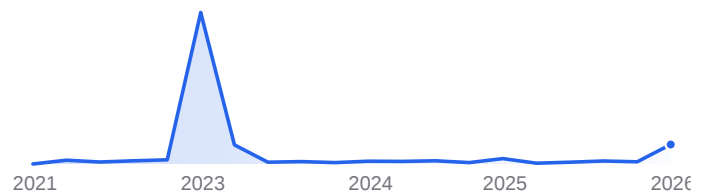
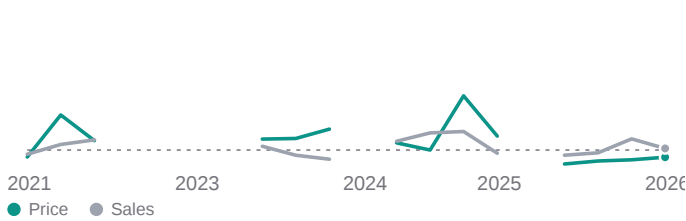


Growth (year over year)

Price -26.1% · Sales +5.6%

Price per square foot

\$446/ft²

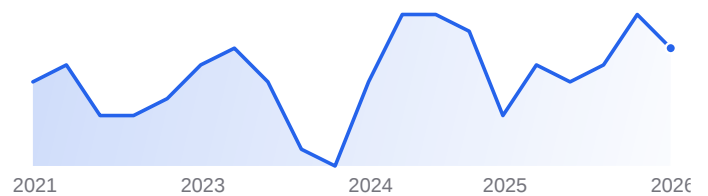


Sale premium vs estimated value

+177.8%

Annual turnover (share of homes sold)

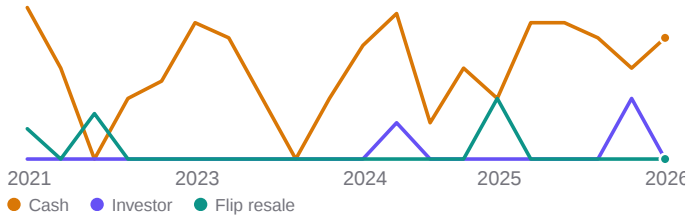
4.2%



BUYERS & OUTCOMES

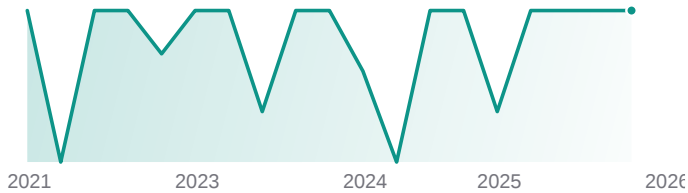
Buyer mix

Cash 67% · Investor 0% · Flip resale 0%



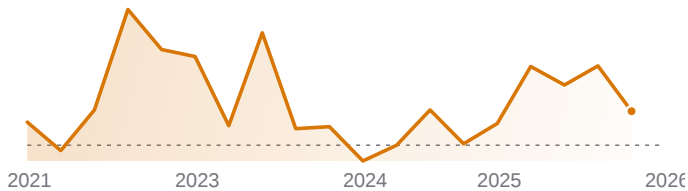
Sellers who sold at a gain

100%



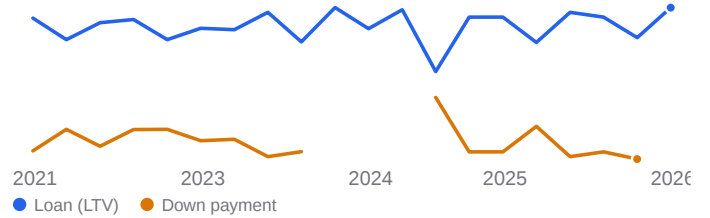
Median annualized return at resale

+7.3%



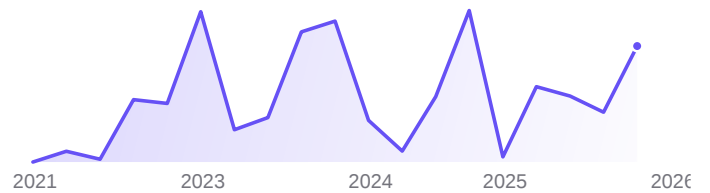
Financing (share of purchase price)

Loan (LTV) 101% · Down payment 0.2%



Typical hold before selling

14.3 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	453
Median value (AVM)	\$98K
Median size	1,440 ft²
Median bedrooms	3
Median year built	1983
Single family	33%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	75%
Underwater (LTV 125% or more)	2.6%
Owner occupied	16%
Company owned	30%
Median loan-to-value	0%
Typical ownership tenure	7.9 yrs

COMMUNITY

Population	956
Density	54 / mi ²
Median household income	\$36K
Average household income	\$51K
Crime index (US avg 100)	164
Air pollution index (US avg 100)	94
Earthquake index (US avg 100)	160
Homes occupied	81%
Bachelor's or higher	9%
Poverty rate	24.8%
Unemployment	1.7%
Average temp	61°F
Annual precip	4 in
Sunshine	85%

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.