

Boone County, AR

County · AR · Arkansas

BALANCED MARKET

\$185K

MEDIAN SALE PRICE

-8.3%

1-YR CHANGE

560

SALES (12 MO)

\$220K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 49 / 100



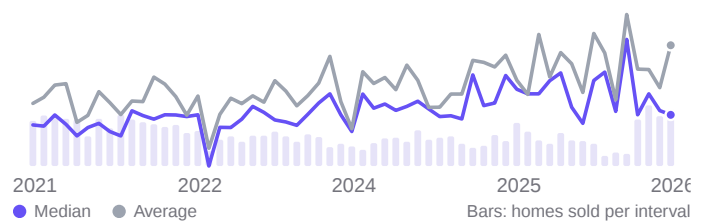
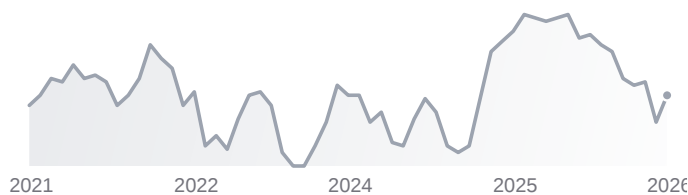
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

49 / 100

Sale prices

Median \$175K · Average \$258K

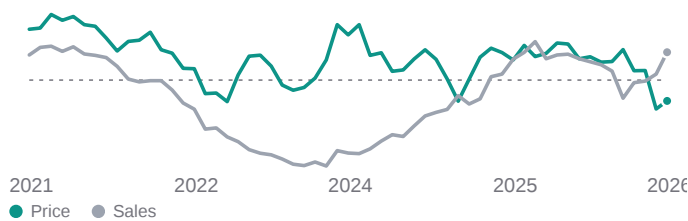


Growth (year over year)

Price -8.3% · Sales +11.1%

Price per square foot

\$139/ft²

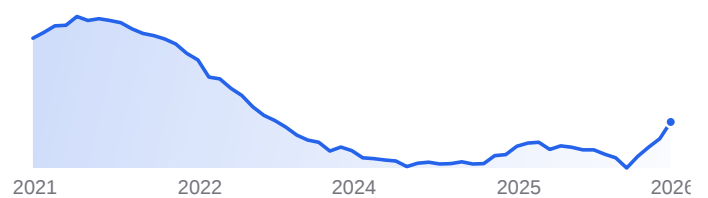
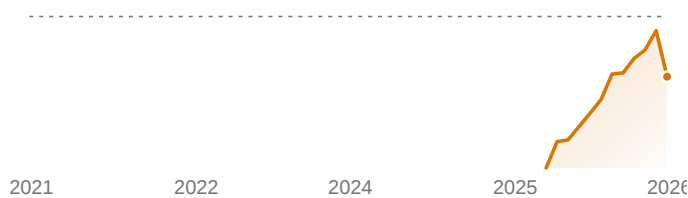


Sale premium vs estimated value

-2.5%

Annual turnover (share of homes sold)

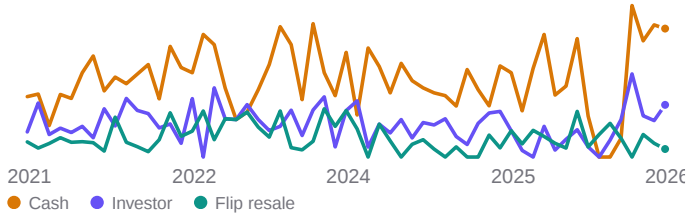
3.3%



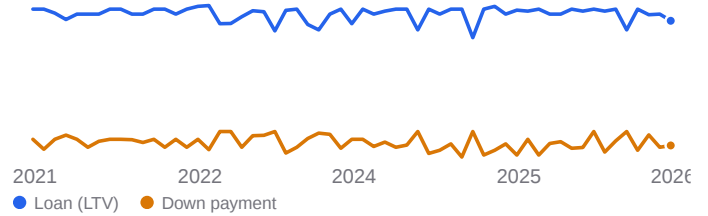
BUYERS & OUTCOMES

Buyer mix

Cash 38% · Investor 15% · Flip resale 2.4%

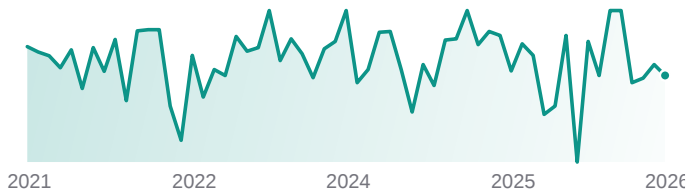


Financing (share of purchase price) Loan (LTV) 91% · Down payment 11%



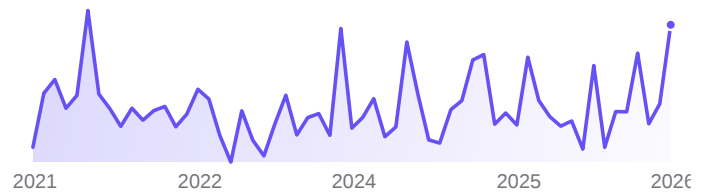
Sellers who sold at a gain

90%



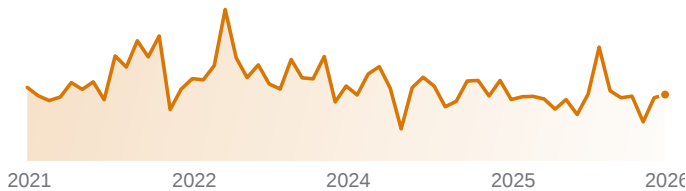
Typical hold before selling

8.0 yrs



Median annualized return at resale

+7.3%



Preforeclosure filings

Filings 4 · Auction stage 4



HOUSING STOCK

Homes	17,138
Median value (AVM)	\$220K
Median size	1,484 ft²
Median year built	1998
Single family	66%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	3.4%
Owner occupied	73%
Company owned	22%
Median loan-to-value	40%
Typical ownership tenure	7.5 yrs

COMMUNITY

Population	38,940
Density	66 / mi²
Median household income	\$55K
Average household income	\$72K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	144
Earthquake index (US avg 100)	53
Homes occupied	89%
Bachelor's or higher	10%
Poverty rate	12.1%
Unemployment	1.0%
Average temp	58°F
Annual precip	45 in
Sunshine	61%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.