

Cedar County, IA

County · IA · Iowa

SELLER'S MARKET

\$256K

MEDIAN SALE PRICE

+21.8%

1-YR CHANGE

271

SALES (12 MO)

\$227K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 71 / 100

Buyer's market

Balanced

Seller's market

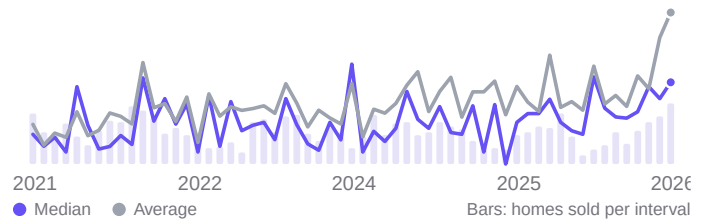
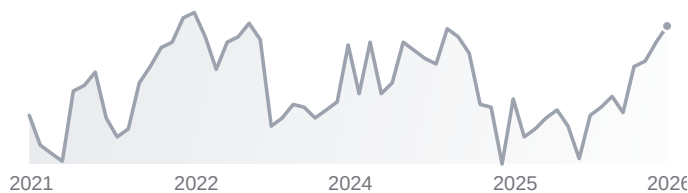
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

71 / 100

Sale prices

Median \$268K · Average \$385K

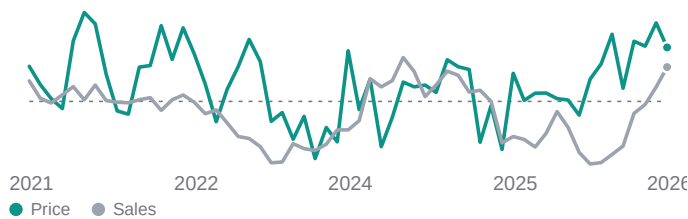


Growth (year over year)

Price +21.8% · Sales +13.9%

Price per square foot

\$195/ft²

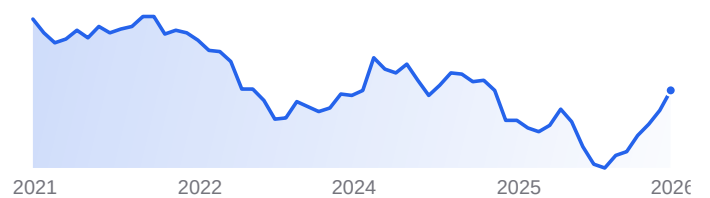
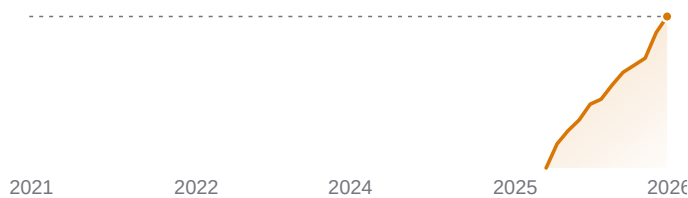


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

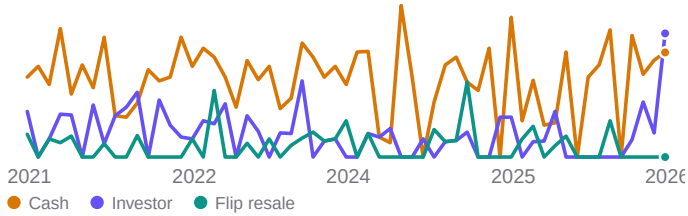
3.4%



BUYERS & OUTCOMES

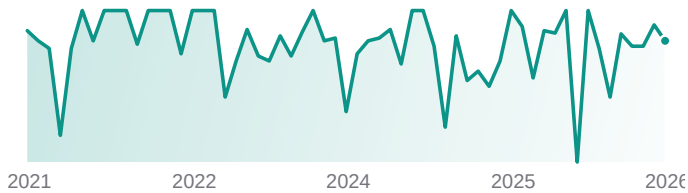
Buyer mix

Cash 26% · Investor 31% · Flip resale 0%



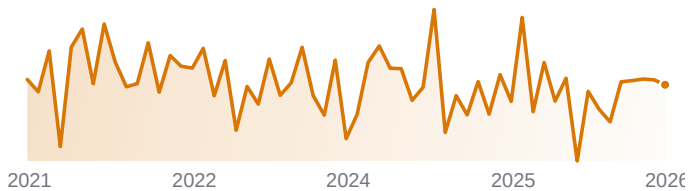
Sellers who sold at a gain

90%

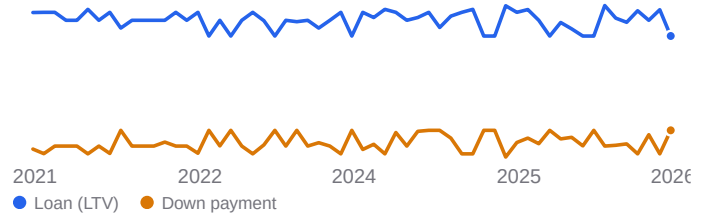


Median annualized return at resale

+4.9%

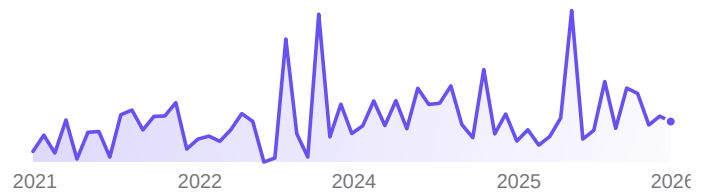


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



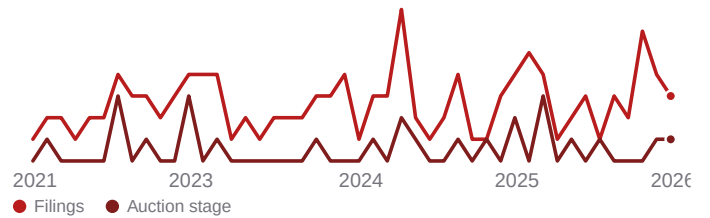
Typical hold before selling

5.8 yrs



Preforeclosure filings

Filings 3 · Auction stage 1



HOUSING STOCK

Homes	7,976
Median value (AVM)	\$227K
Median size	1,536 ft²
Median bedrooms	3
Median year built	1959
Single family	75%
Condos	2.1%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	46%
Underwater (LTV 125% or more)	5.4%
Owner occupied	83%
Company owned	15%
Median loan-to-value	54%

Typical ownership tenure

9.1 yrs

COMMUNITY

Population	18,322
Density	32 / mi²
Median household income	\$79K
Average household income	\$92K
Crime index (US avg 100)	114
Air pollution index (US avg 100)	80
Earthquake index (US avg 100)	22
Homes occupied	94%
Bachelor's or higher	14%
Poverty rate	7.9%
Unemployment	1.0%
Average temp	49°F
Annual precip	36 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.