

Greene County, MO

County · MO · Missouri

SELLER'S MARKET

\$255K

MEDIAN SALE PRICE

+88.1%

1-YR CHANGE

1,794

SALES (12 MO)

\$254K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 73 / 100

Buyer's market

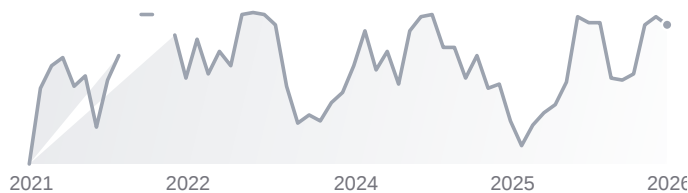
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

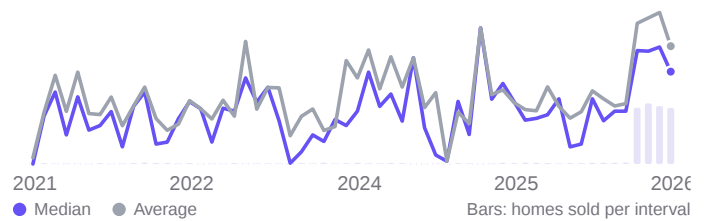
Market temperature (0-100)

73 / 100



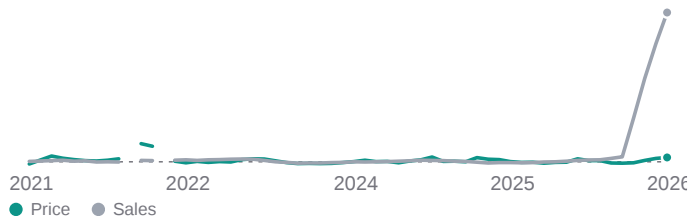
Sale prices

Median \$223K · Average \$277K



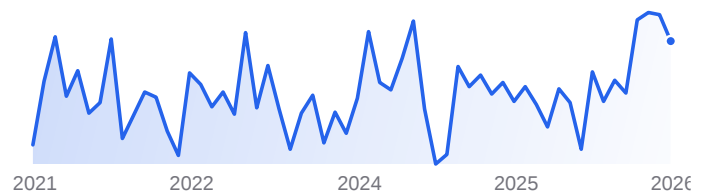
Growth (year over year)

Price +88.1% · Sales +3047.4%



Price per square foot

\$147/ft²



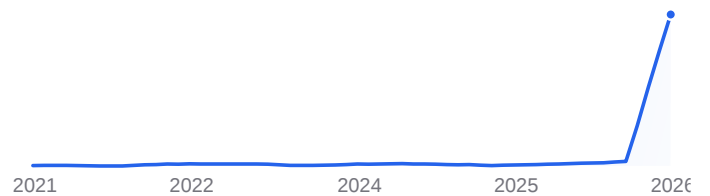
Sale premium vs estimated value

-3.7%



Annual turnover (share of homes sold)

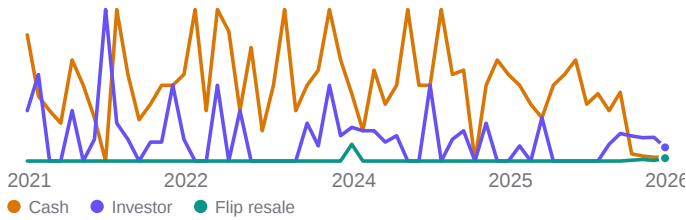
1.7%



BUYERS & OUTCOMES

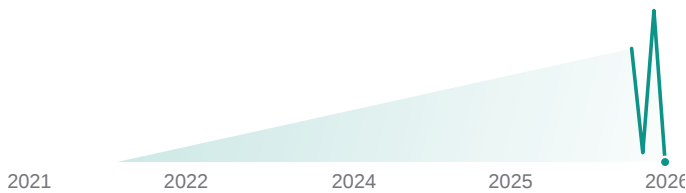
Buyer mix

Cash 2.6% · Investor 9.0% · Flip resale 1.9%



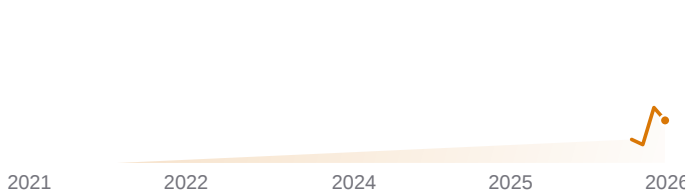
Sellers who sold at a gain

73%

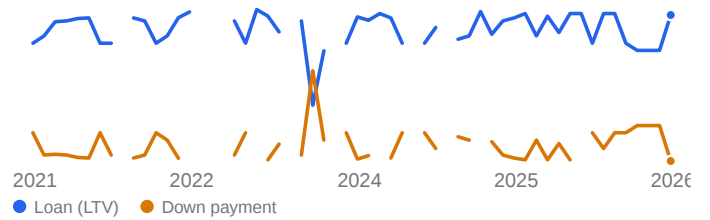


Median annualized return at resale

+14.2%

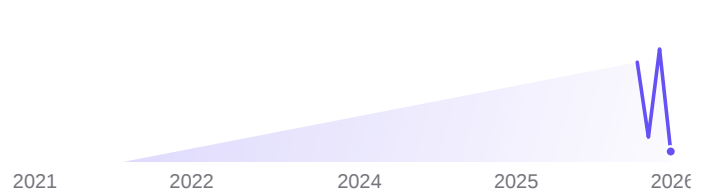


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Typical hold before selling

0.9 yrs



Preforeclosure filings

Filings 8 · Auction stage 8



HOUSING STOCK

Homes	102,979
Median value (AVM)	\$254K
Median size	1,559 ft²
Median bedrooms	3
Median year built	1980
Single family	95%
Condos	0.7%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	2.1%
Owner occupied	70%
Company owned	30%
Median loan-to-value	43%

Typical ownership tenure

7.3 yrs

COMMUNITY

Population	309,634
Density	459 / mi²
Median household income	\$56K
Average household income	\$79K
Crime index (US avg 100)	98
Air pollution index (US avg 100)	148
Earthquake index (US avg 100)	44
Homes occupied	93%
Bachelor's or higher	21%
Poverty rate	12.2%
Unemployment	1.0%
Average temp	56°F
Annual precip	44 in
Sunshine	60%

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.