

McDonald County, MO

County · MO · Missouri

SELLER'S MARKET

\$290K

MEDIAN SALE PRICE

71

SALES (12 MO)

\$233K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 75 / 100

Buyer's market

Balanced

Seller's market

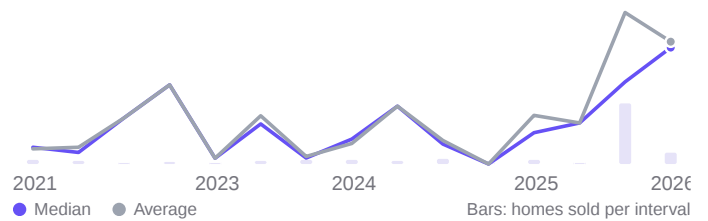
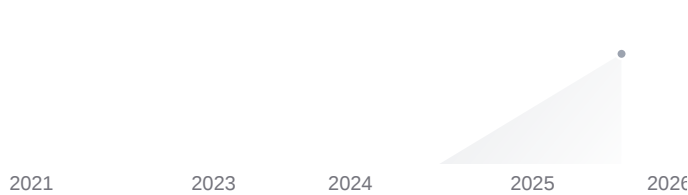
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

75 / 100

Sale prices

Median \$333K · Average \$349K

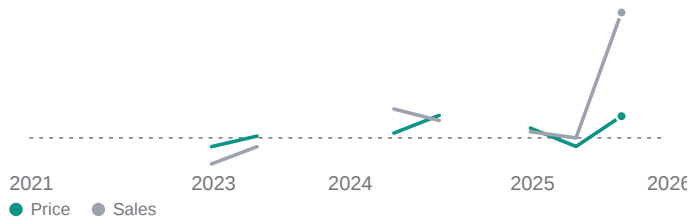


Growth (year over year)

Price +62.8% · Sales +361.5%

Price per square foot

\$170/ft²

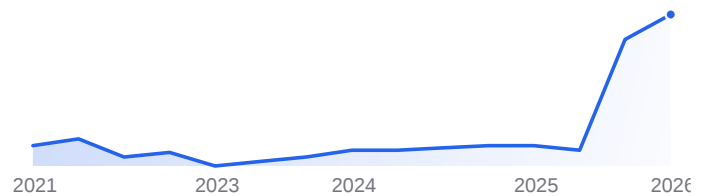
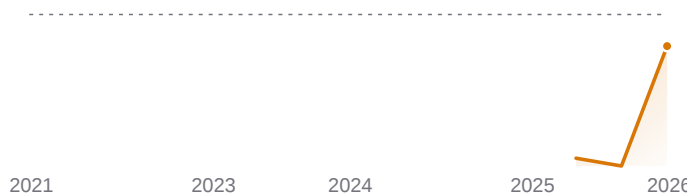


Sale premium vs estimated value

-1.3%

Annual turnover (share of homes sold)

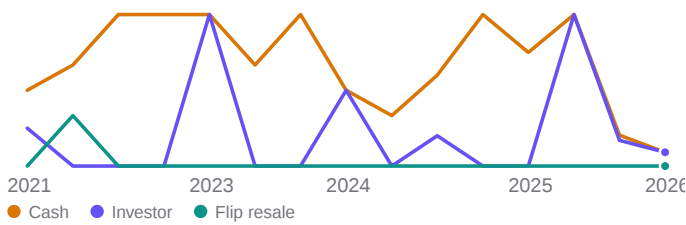
0.9%



BUYERS & OUTCOMES

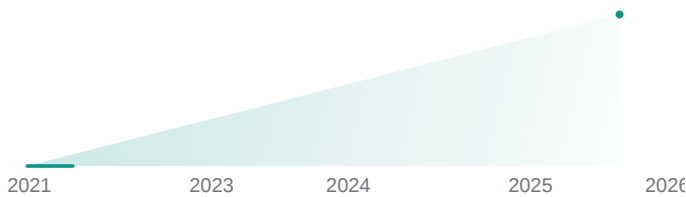
Buyer mix

Cash 9.1% · Investor 9.1% · Flip resale 0%



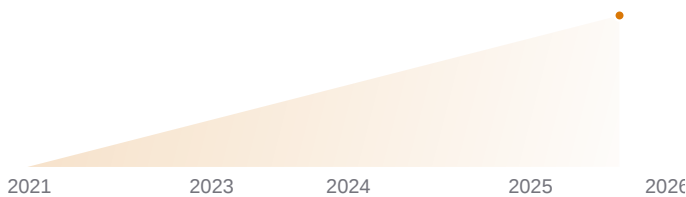
Sellers who sold at a gain

100%

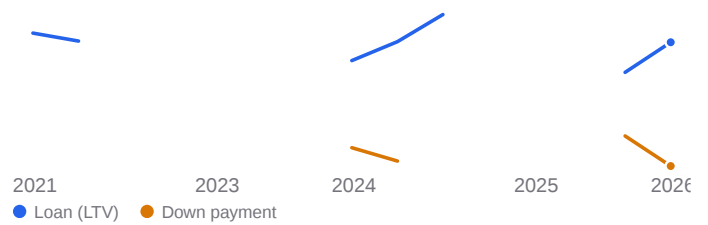


Median annualized return at resale

+48.2%

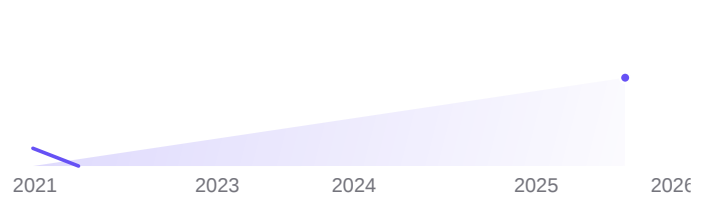


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



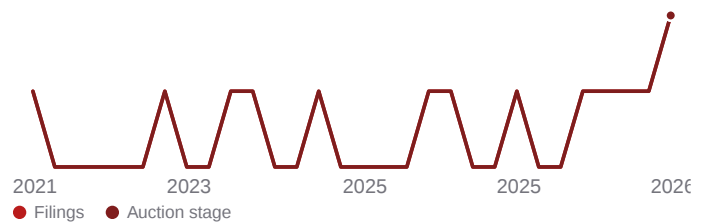
Typical hold before selling

5.8 yrs



Preforeclosure filings

Filings 3 · Auction stage 3



HOUSING STOCK

Homes	8,289
Median value (AVM)	\$233K
Median size	1,514 ft²
Median bedrooms	3
Median year built	1984
Single family	78%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	2.5%
Owner occupied	62%
Company owned	17%
Median loan-to-value	22%
Typical ownership tenure	9.2 yrs

COMMUNITY

Population	24,043
Density	45 / mi²
Median household income	\$48K
Average household income	\$64K
Crime index (US avg 100)	119
Air pollution index (US avg 100)	115
Earthquake index (US avg 100)	32
Homes occupied	89%
Bachelor's or higher	10%
Poverty rate	13.7%
Unemployment	1.6%
Average temp	58°F
Annual precip	45 in
Sunshine	60%

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.