

Garfield County, NE

County · NE · Nebraska

SELLER'S MARKET

\$265K

MEDIAN SALE PRICE

+96.0%

1-YR CHANGE

25

SALES (12 MO)

\$227K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 79 / 100

Buyer's market

Balanced

Seller's market

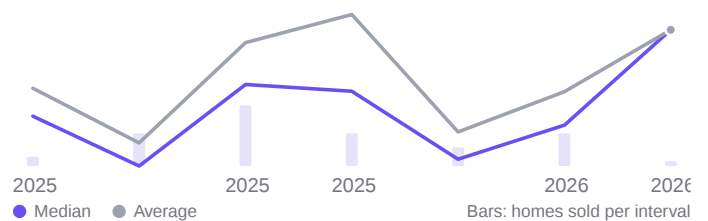
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

79 / 100

Sale prices

Median \$340K · Average \$340K

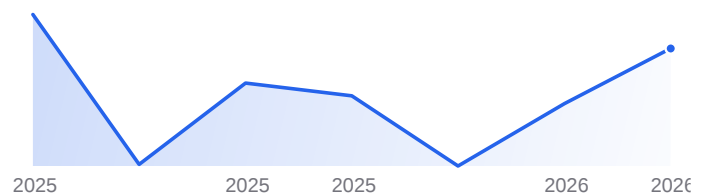
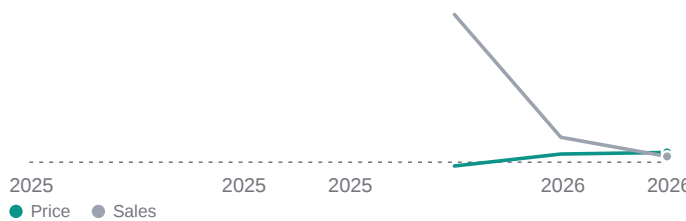


Growth (year over year)

Price +96.0% · Sales +56.3%

Price per square foot

\$184/ft²

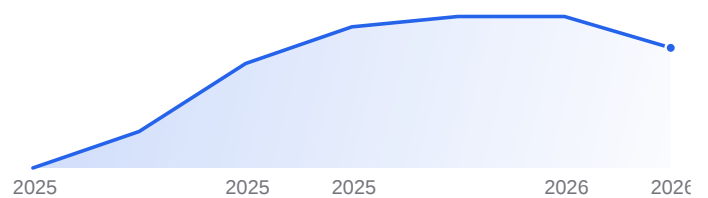
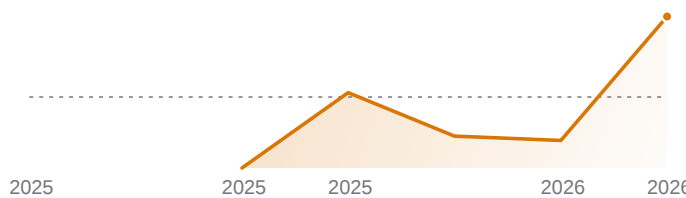


Sale premium vs estimated value

+43.5%

Annual turnover (share of homes sold)

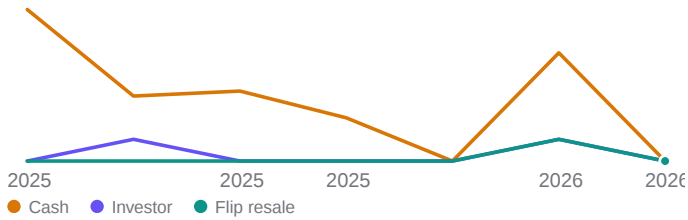
2.4%



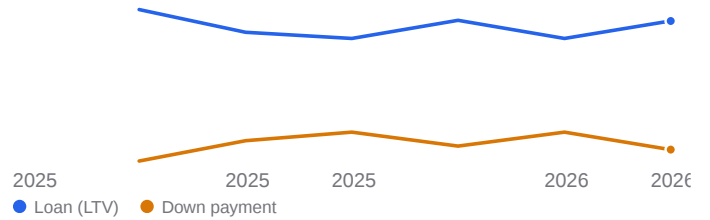
BUYERS & OUTCOMES

Buyer mix

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



Financing (share of purchase price) Loan (LTV) 91% · Down payment 8.8%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,048
Median value (AVM)	\$227K
Median size	1,344 ft²
Median bedrooms	3
Median year built	1955
Single family	87%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	7.1%
Owner occupied	33%
Company owned	16%
Median loan-to-value	19%
Typical ownership tenure	14.9 yrs

COMMUNITY

Population	1,715
Density	3 / mi²
Median household income	\$65K

Average household income	\$78K
Crime index (US avg 100)	126
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	33
Homes occupied	73%
Bachelor's or higher	24%
Poverty rate	15.1%
Unemployment	1.1%
Average temp	48°F
Annual precip	24 in
Sunshine	66%

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.