

Pawnee County, NE

County · NE · Nebraska

BALANCED MARKET

\$97K

MEDIAN SALE PRICE

-1.9%

1-YR CHANGE

30

SALES (12 MO)

\$126K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



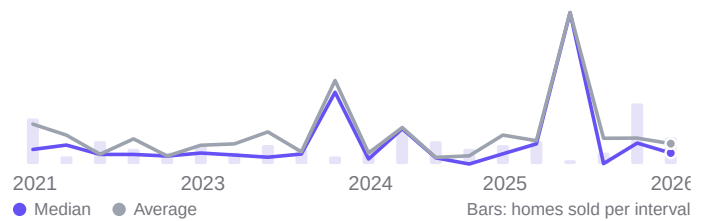
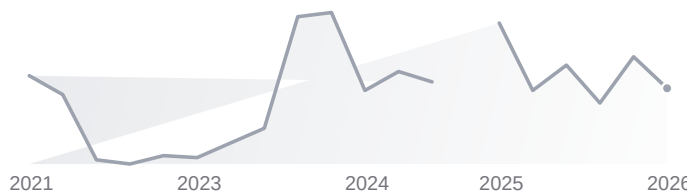
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

44 / 100

Sale prices

Median \$85K · Average \$127K

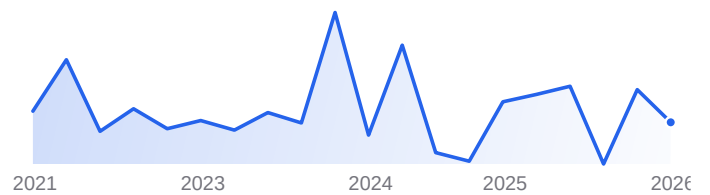
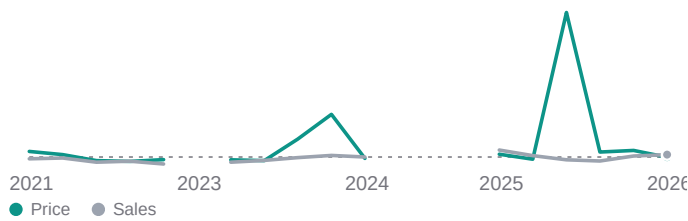


Growth (year over year)

Price -1.9% · Sales +20.0%

Price per square foot

\$56/ft²

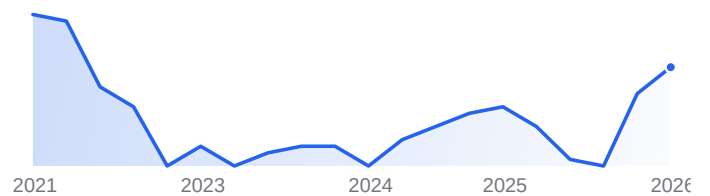


Sale premium vs estimated value

-20.2%

Annual turnover (share of homes sold)

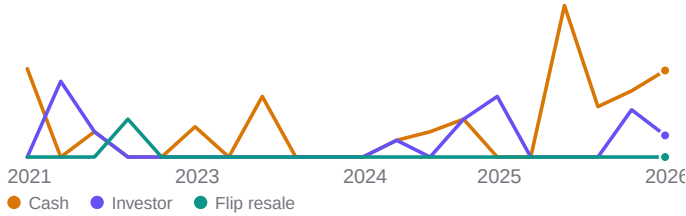
2.0%



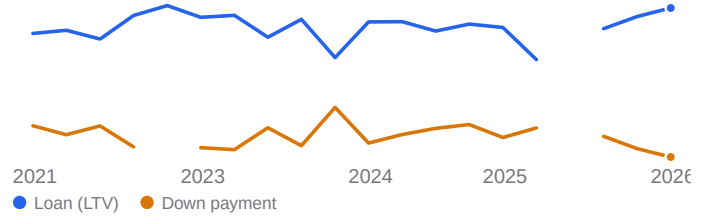
BUYERS & OUTCOMES

Buyer mix

Cash 57% · Investor 14% · Flip resale 0%

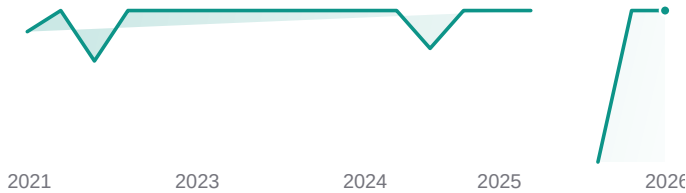


Financing (share of purchase price) Loan (LTV) 100% · Down payment 0.1%



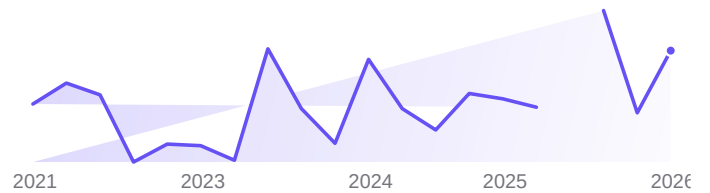
Sellers who sold at a gain

100%



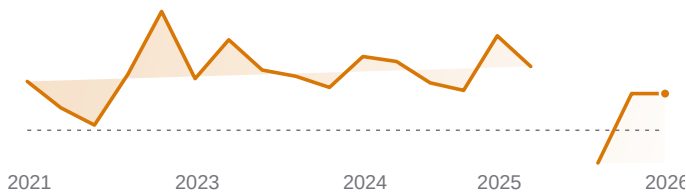
Typical hold before selling

9.0 yrs



Median annualized return at resale

+7.3%



HOUSING STOCK

Homes	1,510
Median value (AVM)	\$126K
Median size	1,409 ft²
Median bedrooms	3
Median year built	1920
Single family	56%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	71%
Underwater (LTV 125% or more)	5.7%
Owner occupied	64%
Company owned	16%
Median loan-to-value	18%
Typical ownership tenure	7.5 yrs

COMMUNITY

Population	2,538
Density	6 / mi²
Median household income	\$54K
Average household income	\$69K
Crime index (US avg 100)	123
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	37
Homes occupied	82%
Bachelor's or higher	15%
Poverty rate	11.1%
Unemployment	0.8%
Average temp	53°F
Annual precip	33 in
Sunshine	59%

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.