

Wayne County, NE

County · NE · Nebraska

BALANCED MARKET

\$223K

MEDIAN SALE PRICE

+5.4%

1-YR CHANGE

76

SALES (12 MO)

\$267K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100



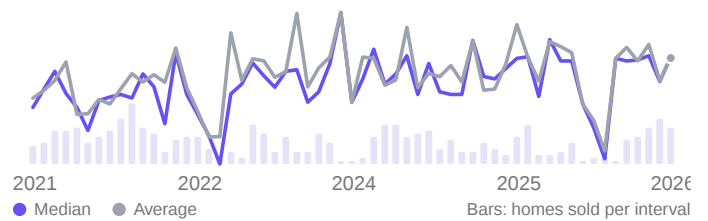
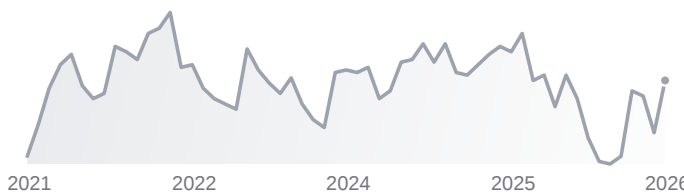
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

50 / 100

Sale prices

Median \$238K · Average \$236K

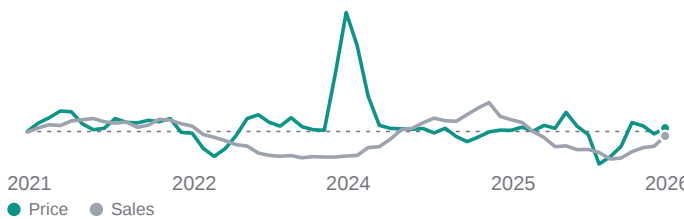


Growth (year over year)

Price +5.4% · Sales -7.3%

Price per square foot

\$175/ft²



Sale premium vs estimated value

-2.4%

Annual turnover (share of homes sold)

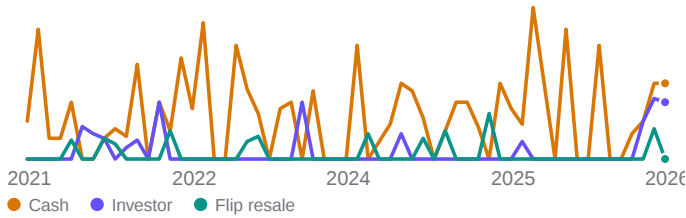
2.4%



BUYERS & OUTCOMES

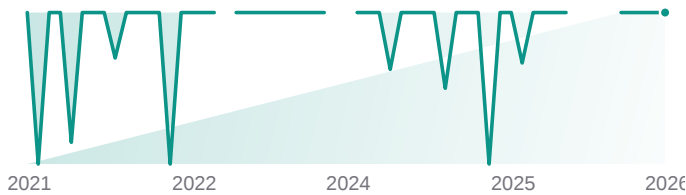
Buyer mix

Cash 33% · Investor 25% · Flip resale 0%



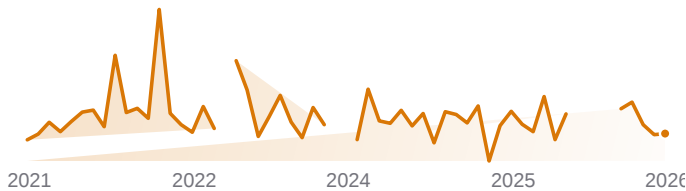
Sellers who sold at a gain

100%

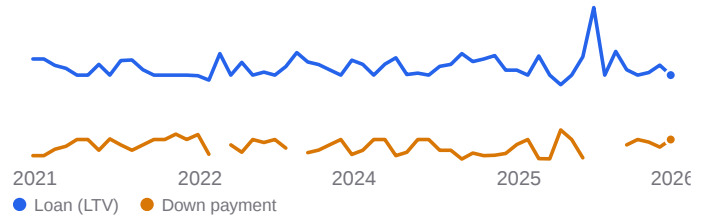


Median annualized return at resale

+4.6%

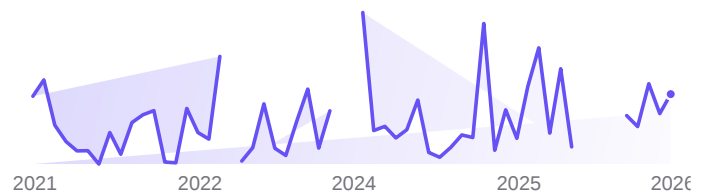


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



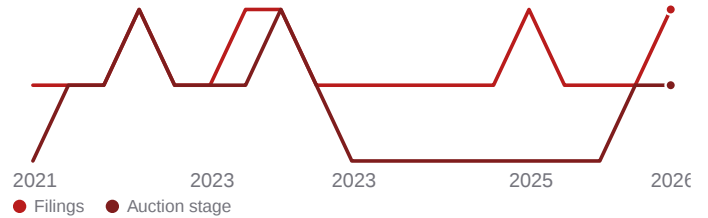
Typical hold before selling

9.1 yrs



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	3,192
Median value (AVM)	\$267K
Median size	1,498 ft²
Median bedrooms	3
Median year built	1955
Single family	64%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	4.2%
Owner occupied	70%
Company owned	21%
Median loan-to-value	41%
Typical ownership tenure	12.3 yrs

COMMUNITY

Population	9,866
Density	22 / mi²
Median household income	\$64K
Average household income	\$86K
Crime index (US avg 100)	105
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	23
Homes occupied	91%
Bachelor's or higher	19%
Poverty rate	15.0%
Unemployment	0.7%
Average temp	48°F
Annual precip	27 in
Sunshine	66%

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.