

Fremont

City · NE · Nebraska > Dodge County

BUYER'S MARKET

\$521K

MEDIAN SALE PRICE

-8.3%

1-YR CHANGE

31

SALES (12 MO)

\$244K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 27 / 100



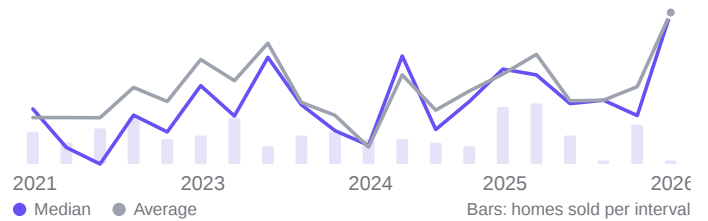
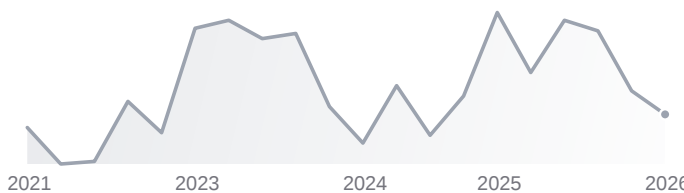
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

27 / 100

Sale prices

Median \$765K · Average \$765K

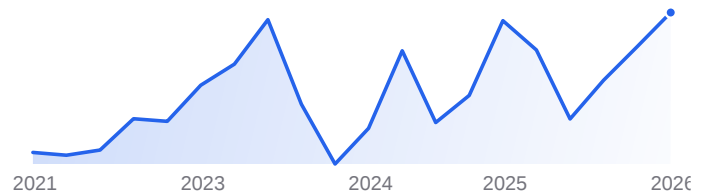
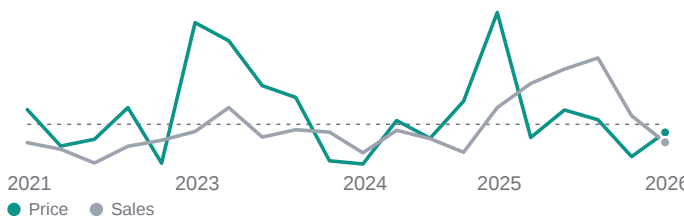


Growth (year over year)

Price -8.3% · Sales -18.4%

Price per square foot

\$346/ft²

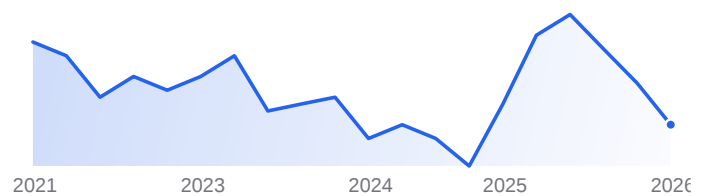


Sale premium vs estimated value

+26.7%

Annual turnover (share of homes sold)

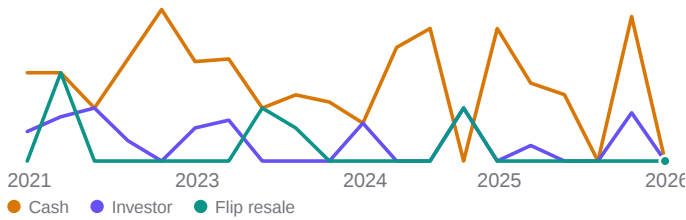
0.2%



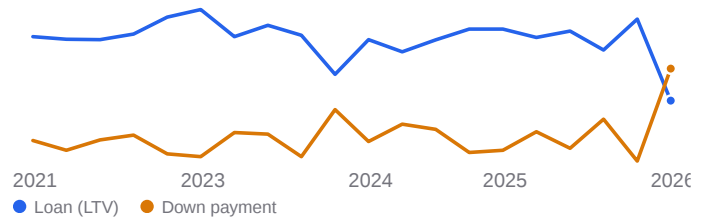
BUYERS & OUTCOMES

Buyer mix

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

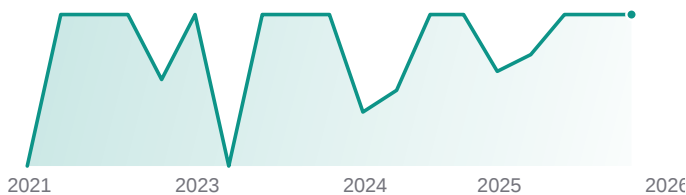


Financing (share of purchase price) Loan (LTV) 40% · Down payment 60%



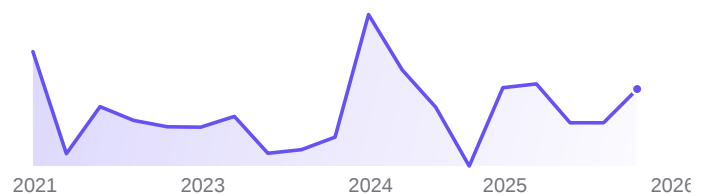
Sellers who sold at a gain

100%



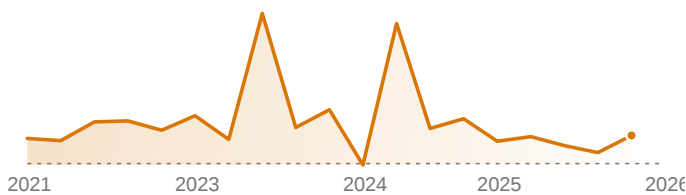
Typical hold before selling

6.6 yrs



Median annualized return at resale

+6.9%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	12,542
Median value (AVM)	\$244K
Median size	1,302 ft²
Median bedrooms	3
Median year built	1962
Single family	86%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	2.5%
Owner occupied	66%
Company owned	21%
Median loan-to-value	40%
Typical ownership tenure	8.7 yrs

COMMUNITY

Population	27,696
Density	2,595 / mi²
Median household income	\$65K
Average household income	\$79K
Crime index (US avg 100)	92
Air pollution index (US avg 100)	80
Earthquake index (US avg 100)	27
Homes occupied	93%
Bachelor's or higher	16%
Poverty rate	7.6%
Unemployment	0.9%
Average temp	50°F
Annual precip	30 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.