

Riceville 50466

ZIP code · IA · Iowa · Howard County · Riceville

SELLER'S MARKET

\$170K

MEDIAN SALE PRICE

+28.3%

1-YR CHANGE

16

SALES (12 MO)

\$178K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 66 / 100

Buyer's market

Balanced

Seller's market

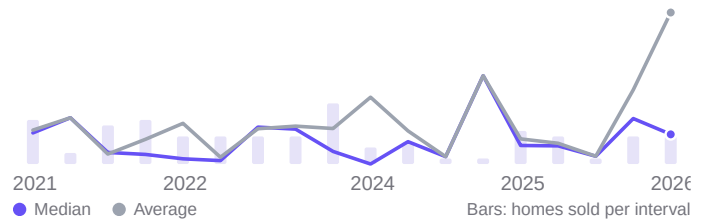
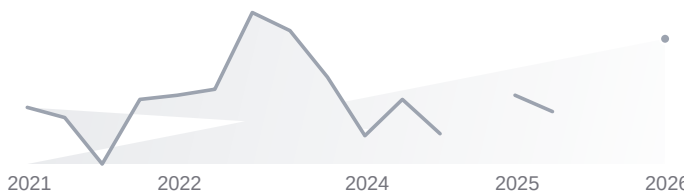
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

66 / 100

Sale prices

Median \$164K · Average \$654K

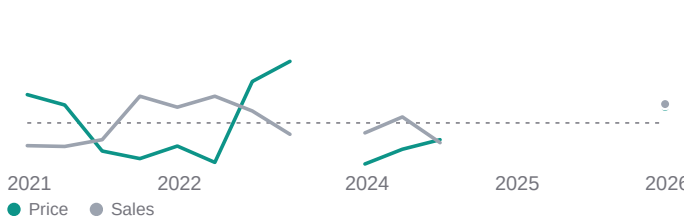


Growth (year over year)

Price +28.3% · Sales +33.3%

Price per square foot

\$94/ft²

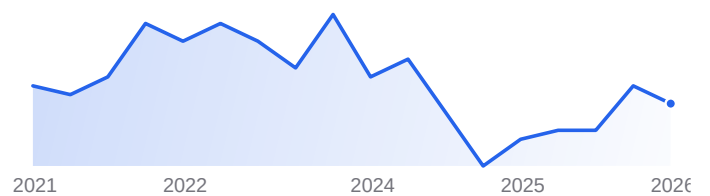
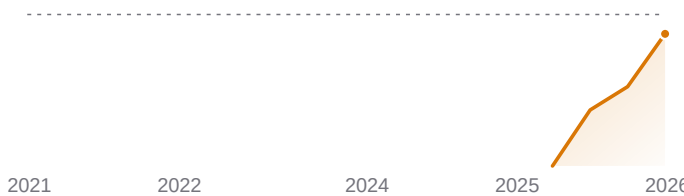


Sale premium vs estimated value

-1.4%

Annual turnover (share of homes sold)

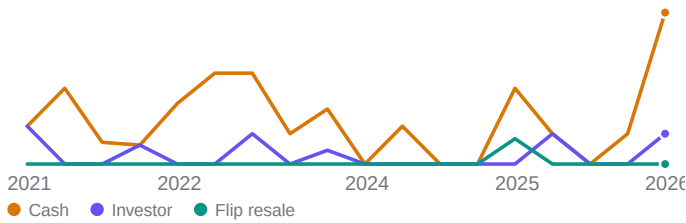
2.0%



BUYERS & OUTCOMES

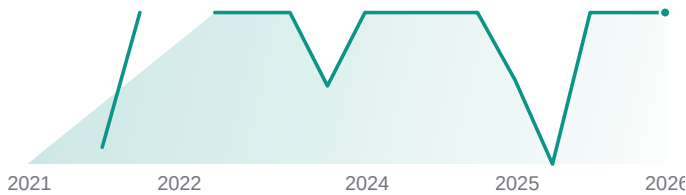
Buyer mix

Cash 100% · Investor 20% · Flip resale 0%



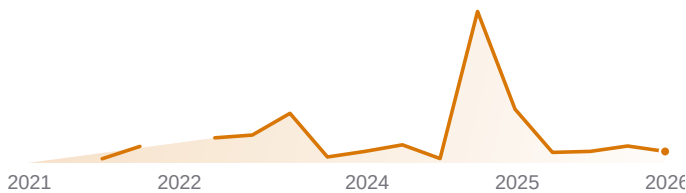
Sellers who sold at a gain

100%

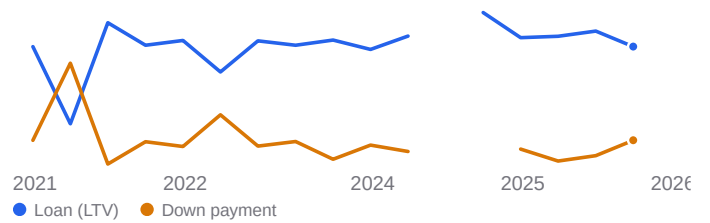


Median annualized return at resale

+4.1%

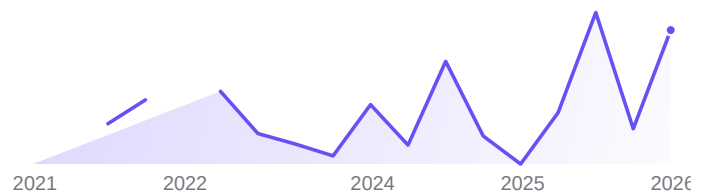


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

18.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	798
Median value (AVM)	\$178K
Median size	1,510 ft²
Median bedrooms	3
Median year built	1948
Single family	63%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	6.0%
Owner occupied	77%
Company owned	14%
Median loan-to-value	36%
Typical ownership tenure	11.3 yrs

COMMUNITY

Population	1,804
Density	14 / mi²
Median household income	\$63K
Average household income	\$77K
Crime index (US avg 100)	148
Air pollution index (US avg 100)	79
Earthquake index (US avg 100)	10
Homes occupied	90%
Bachelor's or higher	16%
Poverty rate	10.8%
Unemployment	0.9%
Average temp	45°F
Annual precip	35 in
Sunshine	61%

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.