

Sibley 51249

ZIP code · IA · Iowa · Osceola County · Sibley

SELLER'S MARKET

\$184K

MEDIAN SALE PRICE

+90.7%

1-YR CHANGE

47

SALES (12 MO)

\$163K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 69 / 100

Buyer's market

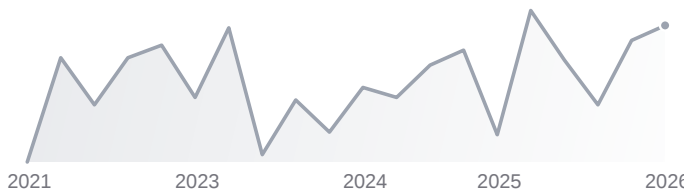
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

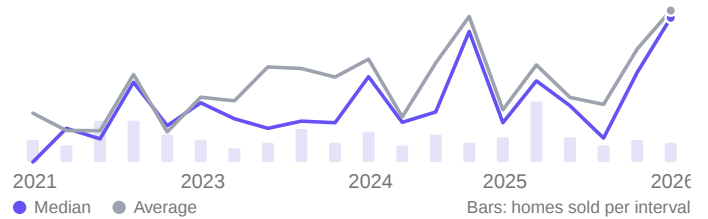
Market temperature (0–100)

69 / 100



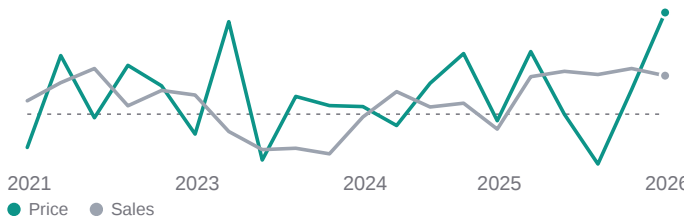
Sale prices

Median \$249K · Average \$257K



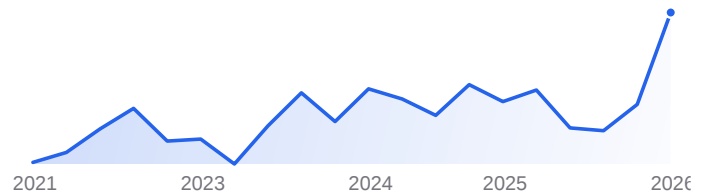
Growth (year over year)

Price +90.7% · Sales +34.3%



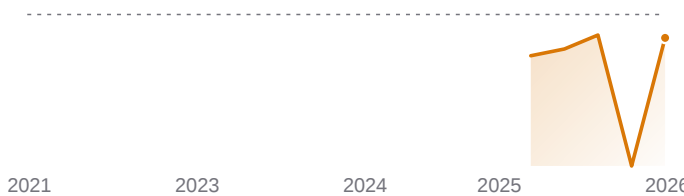
Price per square foot

\$189/ft²



Sale premium vs estimated value

-3.9%



Annual turnover (share of homes sold)

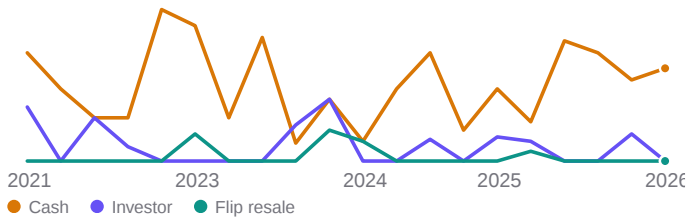
3.0%



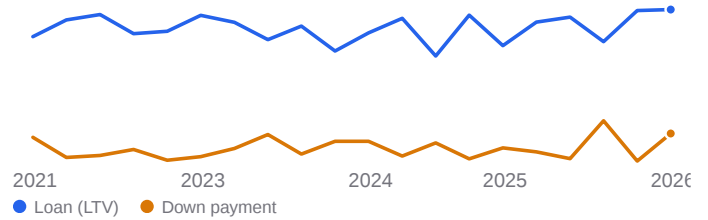
BUYERS & OUTCOMES

Buyer mix

Cash 43% · Investor 0% · Flip resale 0%

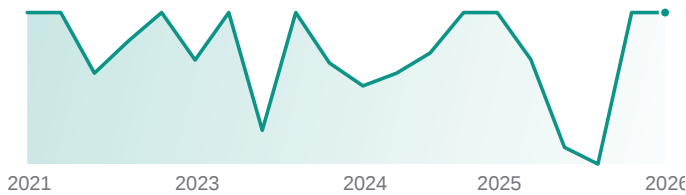


Financing (share of purchase price) Loan (LTV) 100% · Down payment 20%



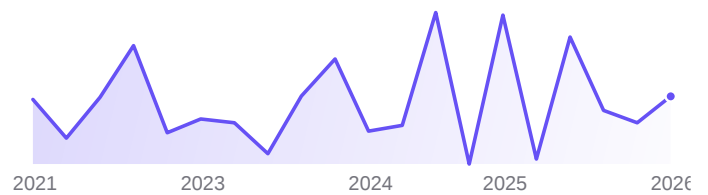
Sellers who sold at a gain

100%



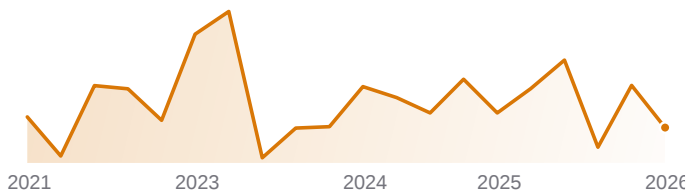
Typical hold before selling

7.0 yrs



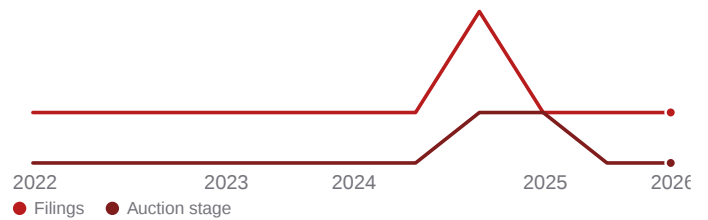
Median annualized return at resale

+3.6%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,547
Median value (AVM)	\$163K
Median size	1,432 ft²
Median bedrooms	3
Median year built	1950
Single family	81%
Condos	1.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	66%
Underwater (LTV 125% or more)	3.2%
Owner occupied	76%
Company owned	18%
Median loan-to-value	33%

Typical ownership tenure

13.8 yrs

COMMUNITY

Population	3,675
Density	28 / mi²
Median household income	\$66K
Average household income	\$82K
Crime index (US avg 100)	105
Air pollution index (US avg 100)	81
Earthquake index (US avg 100)	12
Homes occupied	91%
Bachelor's or higher	8%
Poverty rate	18.0%
Unemployment	0.6%
Average temp	45°F
Annual precip	28 in
Sunshine	61%

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.