

Blairstown 52209

ZIP code · IA · Iowa > Benton County > Blairstown

BALANCED MARKET

\$375K

MEDIAN SALE PRICE

+55.0%

1-YR CHANGE

12

SALES (12 MO)

\$189K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 41 / 100



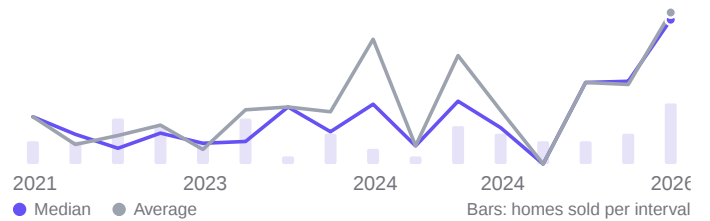
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

41 / 100

Sale prices

Median \$363K · Average \$376K

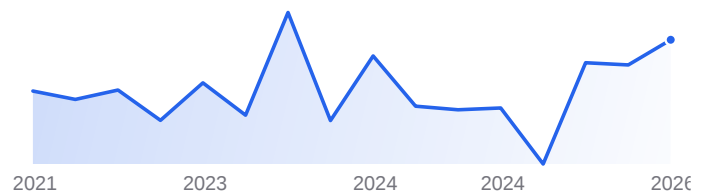
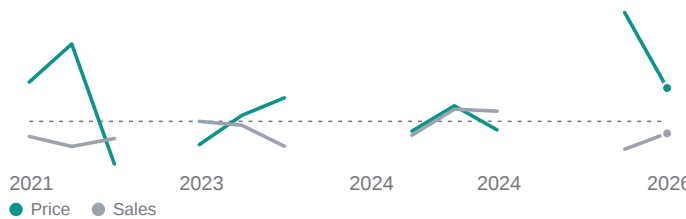


Growth (year over year)

Price +55.0% · Sales -20.0%

Price per square foot

\$179/ft²

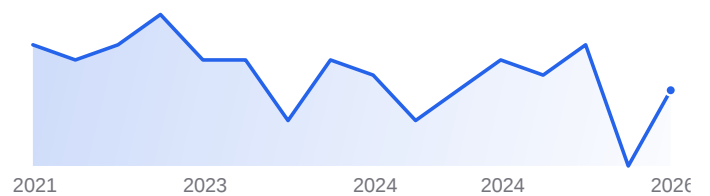


Sale premium vs estimated value

-4.3%

Annual turnover (share of homes sold)

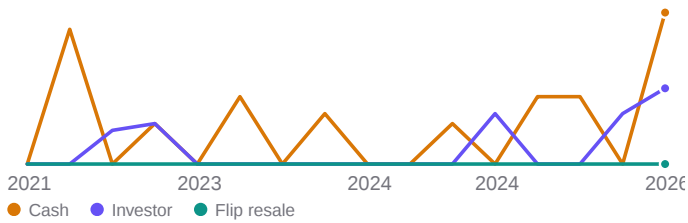
2.4%



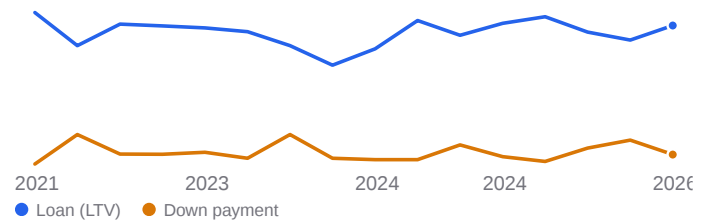
BUYERS & OUTCOMES

Buyer mix

Cash 75% · Investor 38% · Flip resale 0%

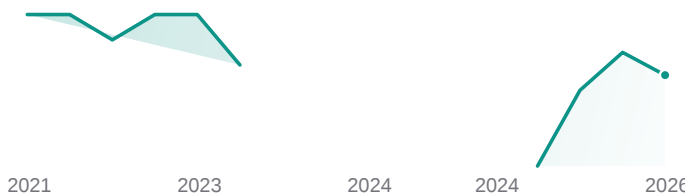


Financing (share of purchase price) Loan (LTV) 94% · Down payment 6.4%



Sellers who sold at a gain

60%



Typical hold before selling

5.4 yrs



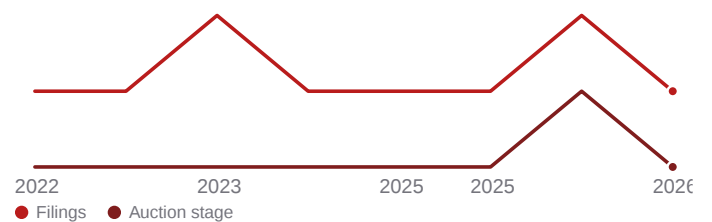
Median annualized return at resale

-5.6%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	491
Median value (AVM)	\$189K
Median size	1,486 ft²
Median bedrooms	3
Median year built	1960
Single family	81%
Condos	1.2%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	46%
Underwater (LTV 125% or more)	3.9%
Owner occupied	87%
Company owned	11%
Median loan-to-value	55%

Typical ownership tenure

9.9 yrs

COMMUNITY

Population	773
Density	19 / mi²
Median household income	\$73K
Average household income	\$87K
Crime index (US avg 100)	142
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	17
Homes occupied	94%
Bachelor's or higher	14%
Poverty rate	7.7%
Unemployment	1.1%
Average temp	48°F
Annual precip	36 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.