

Hills 52235

ZIP code · IA · Iowa > Johnson County > Hills

BALANCED MARKET

\$267K

MEDIAN SALE PRICE

-11.7%

1-YR CHANGE

15

SALES (12 MO)

\$195K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 44 / 100



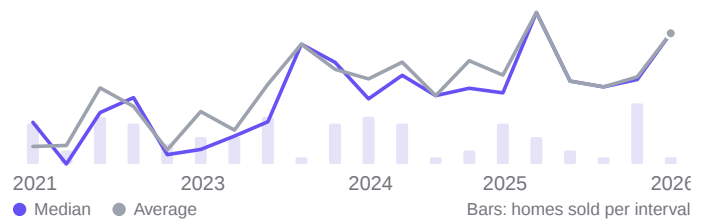
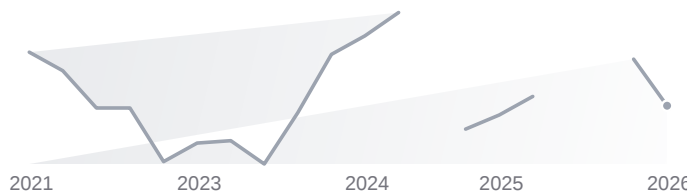
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

44 / 100

Sale prices

Median \$335K · Average \$335K

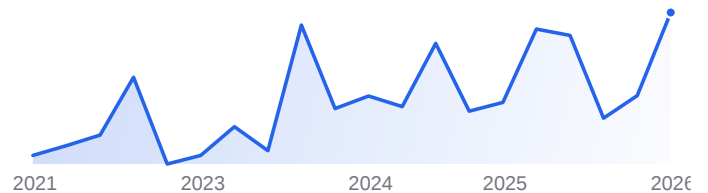
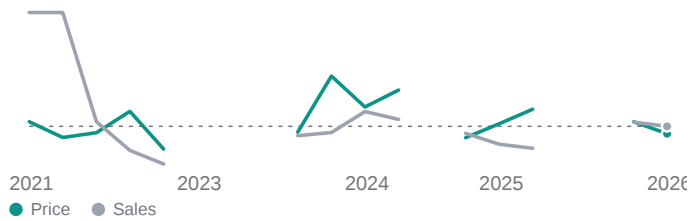


Growth (year over year)

Price -11.7% · Sales +0.0%

Price per square foot

\$241/ft²

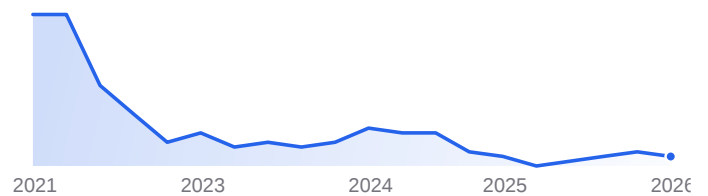
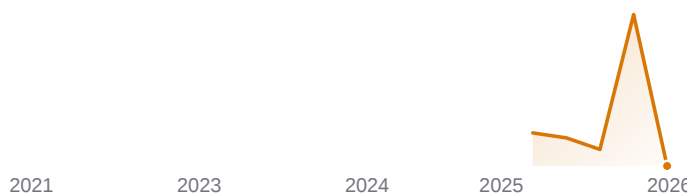


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

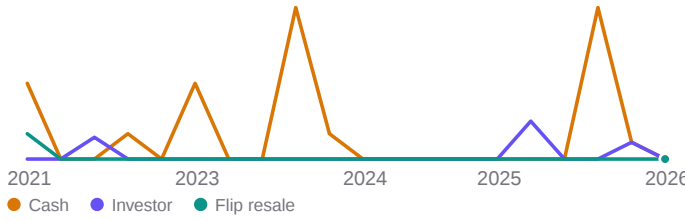
3.0%



BUYERS & OUTCOMES

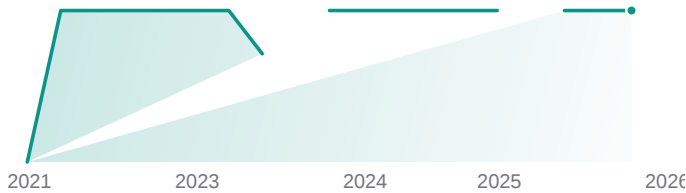
Buyer mix

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



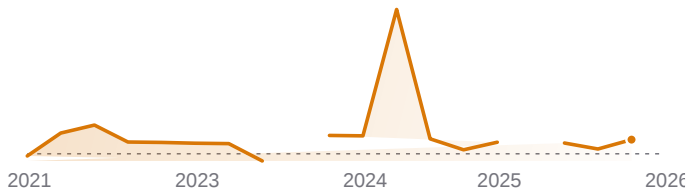
Sellers who sold at a gain

100%

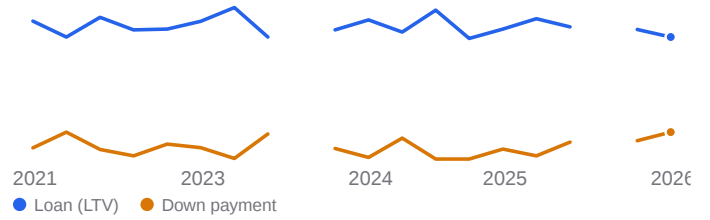


Median annualized return at resale

+5.2%

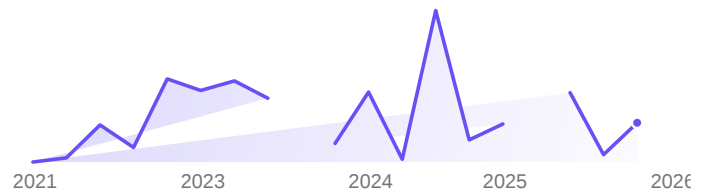


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

4.0 yrs



HOUSING STOCK

Homes	493
Median value (AVM)	\$195K
Median size	1,368 ft²
Median bedrooms	3
Median year built	2008
Single family	54%
Condos	34%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	38%
Underwater (LTV 125% or more)	3.3%
Owner occupied	59%
Company owned	11%
Median loan-to-value	62%

Typical ownership tenure

21.3 yrs

COMMUNITY

Population	33
Density	59 / mi ²
Median household income	\$79K
Average household income	\$96K
Crime index (US avg 100)	164
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	19
Homes occupied	95%
Bachelor's or higher	18%
Poverty rate	19.9%
Unemployment	0.7%
Average temp	50°F
Annual precip	36 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.