

Iowa City 52246

ZIP code · IA · Iowa > Johnson County > Iowa City

BALANCED MARKET

\$354K

MEDIAN SALE PRICE

-2.7%

1-YR CHANGE

235

SALES (12 MO)

\$318K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100



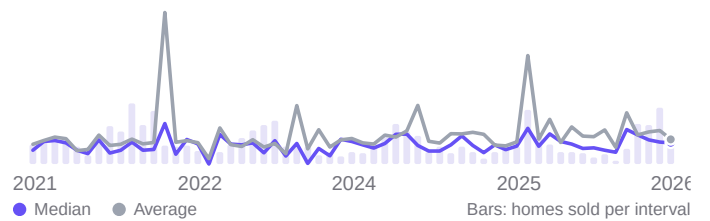
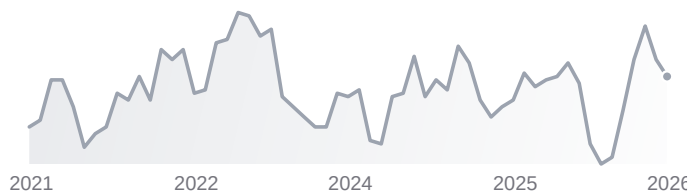
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

50 / 100

Sale prices

Median \$345K · Average \$370K

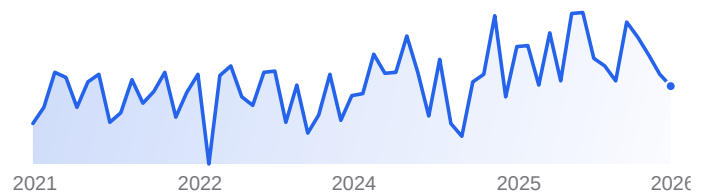
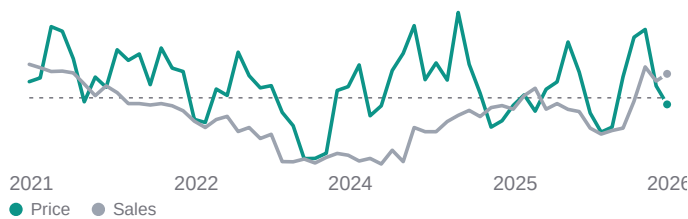


Growth (year over year)

Price -2.7% · Sales +9.8%

Price per square foot

\$212/ft²

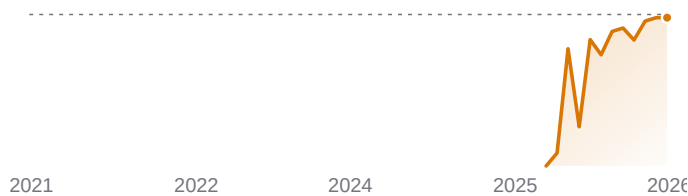


Sale premium vs estimated value

-0.0%

Annual turnover (share of homes sold)

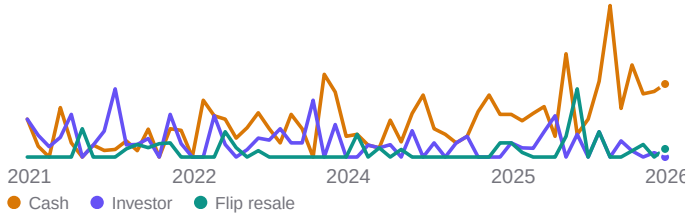
3.1%



BUYERS & OUTCOMES

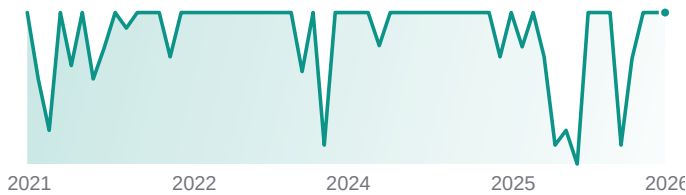
Buyer mix

Cash 32% · Investor 0% · Flip resale 3.6%



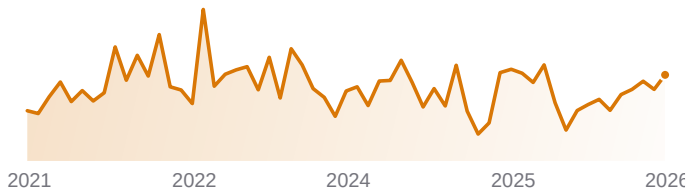
Sellers who sold at a gain

100%

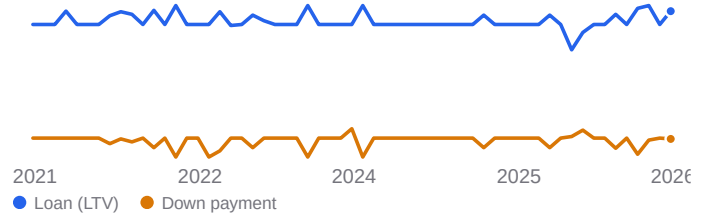


Median annualized return at resale

+4.6%

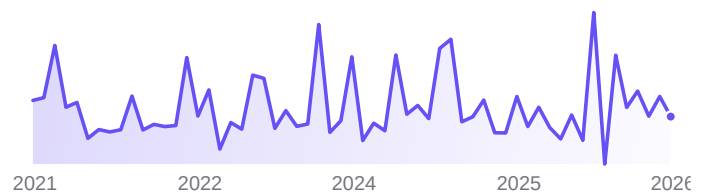


Financing (share of purchase price) Loan (LTV) 87% · Down payment 20%



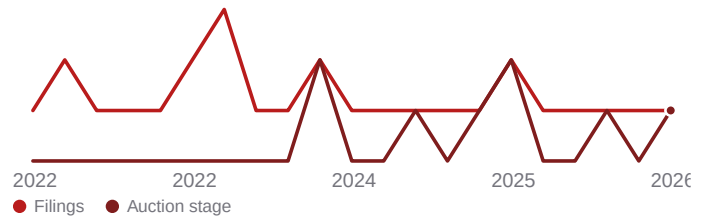
Typical hold before selling

5.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	7,603
Median value (AVM)	\$318K
Median size	1,288 ft²
Median bedrooms	3
Median year built	1989
Single family	75%
Condos	23%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	45%
Underwater (LTV 125% or more)	3.0%
Owner occupied	58%
Company owned	43%
Median loan-to-value	55%

Typical ownership tenure

16.8 yrs

COMMUNITY

Population	22,104
Density	1,332 / mi²
Median household income	\$57K
Average household income	\$93K
Crime index (US avg 100)	124
Air pollution index (US avg 100)	89
Earthquake index (US avg 100)	21
Homes occupied	92%
Bachelor's or higher	29%
Poverty rate	27.0%
Unemployment	0.8%
Average temp	50°F
Annual precip	36 in
Sunshine	61%

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