

Tama 52339

ZIP code · IA · Iowa > Tama County > Tama

BUYER'S MARKET

\$94K

MEDIAN SALE PRICE

49

SALES (12 MO)

\$137K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



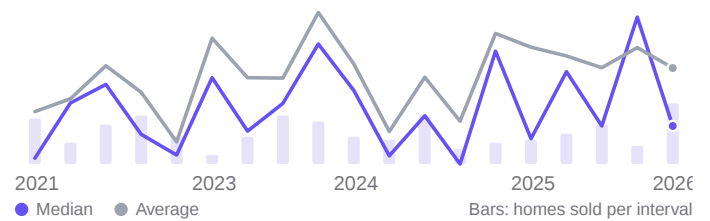
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

37 / 100

Sale prices

Median \$92K · Average \$138K

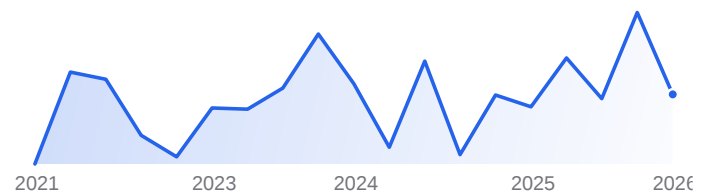
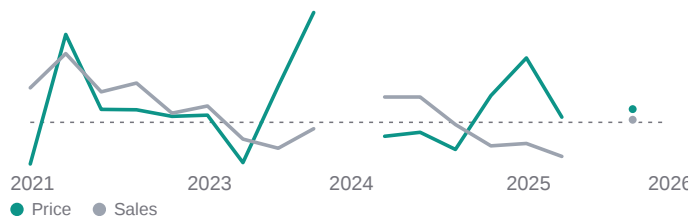


Growth (year over year)

Price +14.1% · Sales +2.8%

Price per square foot

\$80/ft²

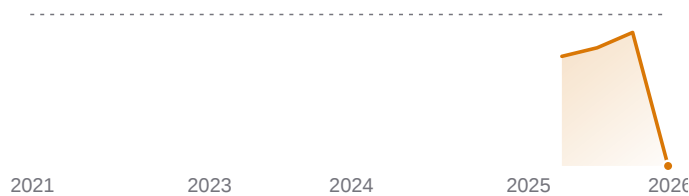


Sale premium vs estimated value

-17.1%

Annual turnover (share of homes sold)

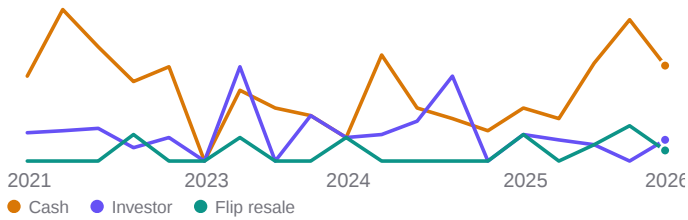
3.6%



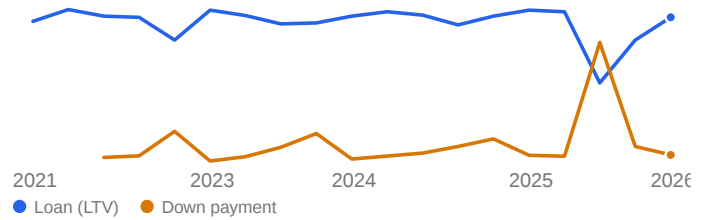
BUYERS & OUTCOMES

Buyer mix

Cash 45% · Investor 10% · Flip resale 5.0%

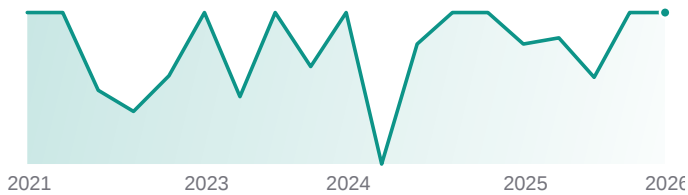


Financing (share of purchase price) Loan (LTV) 95% · Down payment 4.5%



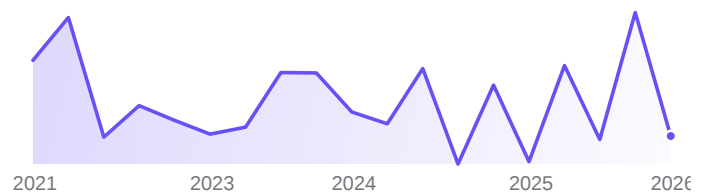
Sellers who sold at a gain

100%



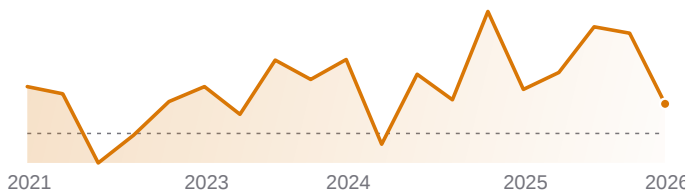
Typical hold before selling

4.4 yrs



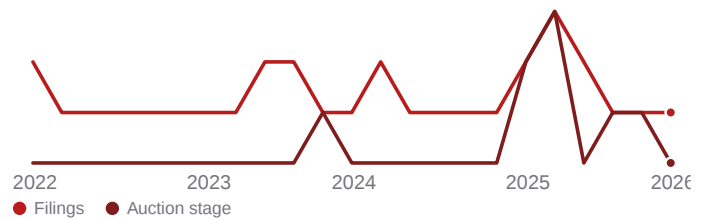
Median annualized return at resale

+1.9%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	1,369
Median value (AVM)	\$137K
Median size	1,377 ft²
Median bedrooms	3
Median year built	1930
Single family	93%
Condos	1.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	6.2%
Owner occupied	74%
Company owned	9.9%
Median loan-to-value	41%

Typical ownership tenure

126.6 yrs

COMMUNITY

Population	4,738
Density	46 / mi²
Median household income	\$56K
Average household income	\$67K
Crime index (US avg 100)	146
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	14
Homes occupied	90%
Bachelor's or higher	9%
Poverty rate	26.4%
Unemployment	1.4%
Average temp	48°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.